



CITY OF RIVERBANK
**REGULAR CITY COUNCIL AND THE
LOCAL REDEVELOPMENT AUTHORITY MEETINGS**
(The City Council also serves as the LRA Board)
City Hall North • Council Chambers
6707 Third Street • Suite B • Riverbank • CA • 95367

AGENDA

TUESDAY, JUNE 23, 2015 – 6:00 P.M.

(THE AGENDA PACKET IS POSTED AT THE CITY CLERK'S OFFICE AND AT WWW.RIVERBANK.ORG)

<u>CALL TO ORDER:</u>	Mayor/Chair Richard D. O'Brien
<u>FLAG SALUTE:</u>	Mayor/Chair Richard D. O'Brien
<u>INVOCATION:</u>	Riverbank Ministerial Association
<u>ROLL CALL:</u>	Mayor/Chair Richard D. O'Brien Vice Mayor/Chair Darlene Barber-Martinez Council/Authority Member Cal Campbell Council/Authority Member Leanne Jones Cruz Council/Authority Member Jeanine Tucker

CONFLICT OF INTEREST

Any Council/Authority Member or Staff who has a direct Conflict of Interest on any scheduled agenda item to be considered is to declare their conflict at this time.
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1. PRESENTATIONS

- Item 1.1:** Update from Riverbank's Stanislaus Consolidated Fire District Representative.
- Item 1.2:** Strategic Plan update.

2. PUBLIC COMMENTS (No Action Can Be Taken)

At this time, members of the public may comment on any item not appearing on the agenda, and within the subject matter jurisdiction of the City Council/LRA Board. Individual comments will be limited to a **maximum of 5 minutes** per person and each person may speak once during this time; time cannot be yielded to another person. Under State Law, matters presented during the public comment period cannot be discussed or acted upon. For record purposes, state your name and City of residence. Please make your comments directly to the City Council/LRA Board.

3. CONSENT CALENDAR

All items listed on the Consent Calendar are to be acted upon by a single action of the City Council/LRA Board unless otherwise requested by an individual Council/Authority Member for special consideration. Otherwise, the recommendation of staff will be accepted and acted upon by roll call vote.

Item 3.A: Waive Readings. All Readings of ordinances and resolutions, except by title, are waived.

Item 3.B: Approval of the June 9, 2015, City Council and Local Redevelopment Authority Minutes.

Item 3.C: **A Resolution of the City Council of the City of Riverbank, California, Confirming the Waiver and/or Reduction of the Required System Development Fees for Galaxy Theatre, LLC** – It is recommended that the City Council adopt a Resolution confirming the waiver of the Water, Storm Drain, and Traffic System Development Fees for Galaxy Theatre LLC that were assessed on the construction of a three-story 14,141 square foot addition to an existing 56,840 sq. ft. building, and reduce the Waste Water System Development Fee to 40% of the adopted 2015 System Development Fees approved under Resolution #2015-021 on March 24, 2015 consistent with the action taken by the City Council on June 9, 2015.

Item 3.D: A **Resolution** of the City Council of the City of Riverbank, California, Approving Cost of Living Adjustments, a Sick Leave Cash-Out Provision, and a Vacation Cash-Out Provision for Department Directors and the City Manager – It is recommended that the City Council adopt a resolution to:

- 1) *Approve* cost of living adjustments (COLAs) for Department Directors and the City Manager consistent with the COLAs approved for the Miscellaneous Bargaining Group and Mid-Management Association (1.5% retroactive to January 5, 2015; 1.5% in January 2016; and 1.5% in July 2016).
- 2) *Authorize* a sick leave cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (One –time with a maximum of 48 hours with conditions); and
- 3) *Authorize* a vacation cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (Maximum of 40 hours with conditions).

Recommendation:

It is recommended that City Council/LRA Board approve the Consent Calendar items by roll call vote.

4. UNFINISHED BUSINESS

Item 4.1: **Second Reading by Title Only and Adoption of Proposed Ordinance (No. 2015-011) of the City Council of the City of Riverbank, California, Amending Title IX: General Regulations; Amending Sections Chapter 91: Animals, and Chapter 94: Park Regulations, of the City of Riverbank Code of Ordinances** – It is recommended that the City Council conduct the second reading by title only of the proposed Ordinance and consider its adoption by roll call vote.

Item 4.2: **Second Reading by Title Only and Adoption of Proposed Ordinance (No. 2015-012) of the City Council of the City of Riverbank, California, Amending Title V: Public Works, by Repealing in its Entirety Chapter 53: Stormwater Management and Discharge Control and Substituting in its Place a New Chapter 53 of the City of Riverbank Municipal Code of Ordinances** – It is recommended that the City Council conduct the second reading by title only of the proposed Ordinance and consider its adoption by roll call vote.

5. PUBLIC HEARINGS

Public Hearing Notices are published in the local newspaper of general circulation. The notice for Items 5.1 – 5.7 was published on June 10, 2015, and the notice for Items 5.8 and 5.9, was published on June 3, 2015.

Item 5.1: **Consolidated Landscaping & Lighting District.**

- 1) A Resolution of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Riverbank Consolidated Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.
- 2) A Resolution of the City Council of the City of Riverbank, California, Ordering the Levy and Collection of Annual Assessments for the Riverbank Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 5.2: Crossroads Landscaping & Lighting District:

- 1) **A Resolution of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Riverbank Crossroads Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.
- 2) **A Resolution of the City Council of the City of Riverbank, California, Ordering the Levy and Collection of Annual Assessments for the Riverbank Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 5.3: Ridgewood Place Landscaping & Lighting District:

- 1) **A Resolution of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Ridgewood Place Landscaping and Lighting District; and the Levy and Collection of Annual Assessments related thereto for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.
- 2) **A Resolution of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Ridgewood Place Landscaping and Lighting District; for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.

Item 5.4: Sierra Vista Estates Landscaping & Lighting District:

- 1) **A Resolution of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Sierra Vista Estates Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto**

for Fiscal Year 2015/2016 – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

- 2) **A Resolution of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Sierra Vista Estates Landscaping and Lighting District; for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 5.5: River Cove Landscaping & Lighting District:

- 1) **A Resolution of the City Council of the City of Riverbank California, Amending and/or Approving the Engineer's Report for the Landscaping and Lighting District No. 01, River Cove Subdivision; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Lighting and Landscaping District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.
- 2) **A Resolution of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Landscaping and Lighting District No. 1, River Cove Subdivision; for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Lighting and Landscaping District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.

Item 5.6: Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands):

- 1) **A Resolution of the City Council of the City of Riverbank, California, Ordering the Levy and Collection of Assessments Within the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016** – It is recommended that the City Council adopt the Resolution ordering the levy and collection of annual assessments for the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016.

Item 5.7: Sterling Ridge B.A.D. Storm Drain Maintenance District:

- 1) **A Resolution of the City Council of the City of Riverbank, California, Ordering the Levy and Collection of Assessments Within the Riverbank Storm Drain District No. 05-01 (Sterling Ridge Benefit Assessment District) for Fiscal Year 2015/2016** – It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2015/2016.

Item 5.8: A Resolution of the City Council of the City of Riverbank, California, Adopting the Fiscal Year 2015-2016 Annual Operating Budget – It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2015-2016 Annual Operating Budget**LRA Item 5.9: A Resolution of the Local Redevelopment Authority Board of the City of Riverbank, California, Approving the Budget for Fiscal Year 2015-2016** - It is recommended that the Local Redevelopment Authority (LRA) Board of Directors (Board) review and adopt the proposed Fiscal Year 2015-2016 LRA Budget.**6. NEW BUSINESS****Item 6.1: Consideration of a Request to File a Fireworks Application after the Deadline Established in the Riverbank Municipal Code** – It is recommended that the City Council consider a request from Community Praise Tabernacle to submit an application to obtain a City permit to sell fireworks in the City of Riverbank for the 4th of July after the March 31, 2015 deadline set forth in the City's Municipal Code (Section 92.13)**Item 6.2: Adopt the Post-Construction Standards Plan for the City of Riverbank** – It is recommended that the City Council of the City of Riverbank Adopt the Post-Construction Standards Plan as a guidance document on storm water post-construction design measures for developers and plan checkers.**7. COMMENTS (Information only – No action)****Item 7.1: Staff Comments****Item 7.2: Council/Authority Member Comments****Item 7.3: Mayor/Chair Comments**

ADJOURNMENT (The regular July 14th meeting is cancelled; the next regular City Council meeting is on Tuesday, July 28 @ 6:00 p.m.)

UPCOMING EVENTS:

Open Until Filled	▪ <u>Budget Advisory Committee:</u> Applications are currently being accepted. Visit www.riverbank.org or Contact Marisela Garcia at 863-7110.
July 2nd Thursday	▪ <u>Holiday Office Closure:</u> Due to the 4th of July closure coinciding with the Friday July 3rd regular office closure.
Friday Closures	▪ <u>City Offices are Closed Alternating Fridays:</u> ○ Friday, June 19 and July 2: CLOSED ○ Friday, June 26 and July 10: Hours 8:00 am – 5:00 pm
Cancelled 2015 Regular City Council Meetings	▪ Tuesday, May 26, 2015; Tuesday, July 14, 2015; Tuesday, September 8, 2015; and Tuesday, December 22, 2015.

AFFIDAVIT OF POSTING

I, Annabelle Aguilar, do hereby certify under penalty of perjury, under the laws of the State of California that the foregoing agenda was posted 72 hours prior to the meeting in accordance to the Brown Act.

Posted this 18th day of June, 2015

/s/Annabelle H. Aguilar, CMC, City Clerk /LRA Recorder

Notice Regarding Americans with Disabilities Act: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (209) 863-7122. Notification 72-hours before the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting [28 CFR 35.102-35.104 ADA Title II].

Notice Regarding Non-English Speakers: Pursuant to California Constitution Article III, Section IV, establishing English as the official language for the State of California, and in accordance with California Code of Civil Procedures Section 185, which requires proceedings before any State Court to be in English, notice is hereby given that all proceedings before the City of Riverbank City Council/LRA Board shall be in English and anyone wishing to address the Council is required to have a translator present who will take an oath to make an accurate translation from any language not English into the English language.

GENERAL INFORMATION

Meeting Schedule	The City Council Members also serve as the LRA Board Members. The Riverbank City Council/LRA Board meets in the City Hall North Council Chambers. Regular City Council meetings are held on the 2nd and 4th Tuesdays of each month at 6:00 p.m. The Local Redevelopment Authority Board meets on an "as needed" basis. Meetings are held as indicated, unless otherwise noticed.
City Council / LRA Agenda & Reports	The City Council/LRA Board agenda is posted pursuant to the California Brown Act, which only requires these agenda title pages to be posted near the entrance of the location where the meeting is to be held and, if available, on the City's website. Additional documents may be provided by the City in its efforts of transparency to keep the public well informed. The agenda packet (agenda plus supporting documents) are posted for public review at the City Clerk's Office, 6707 Third Street, Riverbank, CA and at www.riverbank.org upon distribution to a majority of the City Council/LRA Board. A subscription to receive the agenda can be purchased for a nominal fee through the City Clerk's Office.
Public Hearings	In general, a public hearing is an open consideration within a regular meeting of the City Council or a meeting of the LRA, for which special notice has been given and may be required. During a specified portion of the hearing, any resident or concerned individual is invited to present protests or offer support for the subject under consideration.
Televised / Video of Meetings	City Council/LRA meetings are televised on Charter Channel 2 and AT&T Uverse Channel 99. Video of the meeting and the schedule of replays may be seen on the City's website, under the "Action 2" Icon. (Note: Technical difficulty occurs on occasion preventing the televising or recording of the meeting.)
Questions	Contact the City Clerk at (209) 863-7122 or aaguilar@riverbank.org

Any documents that are not privileged or part of a Closed Session provided to a majority of the City Council/LRA Board after distribution of the agenda packet, regarding any item on this agenda, will be made available for public inspection at North City Hall, 6707 Third Street, Riverbank, CA, during normal business hours.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 1.1

SECTION 1: PRESENTATIONS

Meeting Date:	June 23, 2015
Subject:	Update from Riverbank's Stanislaus Consolidated Fire District Representative
From:	Jill Anderson, City Manager
Submitted by:	Norma Torres-Manriquez, Admin Analyst

RECOMMENDATION

It is recommended that the City Council receive an update from Michelle Guzman, the City's representative on the Board of Directors for the Stanislaus Consolidated Fire Districts.

SUMMARY

Michelle Guzman is scheduled to provide an update to the City Council on the activities of the Stanislaus Consolidated Fire District. Ms. Guzman is the City's appointed representative to the Consolidated Fire District.

FINANCIAL IMPACT

There is no financial impact for the City.

ATTACHMENTS

There are no attachments to this report.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 1.2

SECTION 1: PRESENTATION

Meeting Date:	June 23, 2015
Subject:	Strategic Plan Update
From:	Jill Anderson, City Manager

RECOMMENDATION

It is recommended that the City Council consider a presentation on the City's Strategic Plan and provide comment as it deems appropriate.

SUMMARY

On March 31, 2015, the City Council met with the management team to update the City's Strategic Plan in order to focus resources toward the accomplishment of the City's key goals. The September session included a review of the City's vision, mission, and values, as well as the City's three year goals.

Vision Statement

The City of Riverbank will be recognized as a premier community where individuals, families, and businesses thrive in a safe and beautiful environment.

Mission Statement

The City of Riverbank is committed to providing exceptional municipal services in a fiscally sound and professionally responsible manner for our community.

Core Values

<i>Professionalism</i>	<i>Transparency</i>
<i>Teamwork</i>	<i>Respectful Behavior</i>
<i>Fiscal Responsibility</i>	<i>Integrity and Ethical Behavior</i>

Three-Year Goals (2013-2016)

***Enhance Public Safety
Improve and maintain infrastructure and facilities
Enhance professionalism and customer service
Achieve and maintain financial stability and sustainability
Retain and attract businesses***

For each goal, specific, measurable objectives have been established for the six-month planning period. Reports on the progress being made toward accomplishing those goals will be provided to the City Council on a regular basis. These reports will provide the City Council and staff an opportunity to monitor progress, as well as revise objectives and timelines as conditions warrant.

FINANCIAL IMPACT

There is no financial impact associated with the presentation of the Strategic Plan.

ATTACHMENTS

There are no attachments to this report.

RIVERBANK CITY COUNCIL / LRA AGENDA ITEM NO. 3.A

SECTION 3: CONSENT CALENDAR

Meeting Date:	June 23, 2015
Subject:	Waiver of Readings
From:	Jill Anderson, City Manager
Submitted by:	Annabelle Aguilar, CMC, City Clerk / LRA Recorder

RECOMMENDATION

It is recommended that the City Council / LRA Board approve the waiver of readings of Ordinances and Resolutions, except by title.

SUMMARY

The approval of the waiver of readings will allow Ordinances and Resolutions to be introduced by title only and acted upon without the need to read the entire text of the item into the public record. The documents related to proposed Ordinances and Resolutions are available for review by the public on the City's website and in the City Clerk's office at City Hall (North).

FINANCIAL IMPACT

There is no financial impact to this item.

ATTACHMENTS

There are no attachments to this report.

**RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY
AGENDA ITEM NO. 3.B**

SECTION 3: CONSENT CALENDAR

Meeting Date:	June 23, 2015
Subject:	Approval of the June 9, 2015, City Council and Local Redevelopment Authority Minutes
From:	Jill Anderson, City Manager
Submitted by:	Annabelle Aguilar, CMC, City Clerk / LRA Recorder

RECOMMENDATION

It is recommended that the City Council / Local Redevelopment Authority Board approve the City Council /LRA Meeting Minutes as presented.

SUMMARY

The Draft Minutes of the June 9, 2015, regular City Council and the Local Redevelopment Authority Board meetings have been prepared for review and approval.

FINANCIAL IMPACT

There is no financial impact to this item.

ATTACHMENT

1. June 9, 2015, regular City Council and LRA Minutes



City of Riverbank
REGULAR CITY COUNCIL AND
LOCAL REDEVELOPMENT AUTHORITY MEETINGS
(The City Council also serves as the LRA Board)

MINUTES
TUESDAY, JUNE 9, 2015

The following minutes reflect action minutes, which may contain added clarification for the record. A copy of the verbatim recording may be obtained for a fee, by contacting the Administration Department at (209) 863-7122.

CALL TO ORDER:

The City Council and Local Redevelopment Authority Board of the City of Riverbank met at 6:00 p.m. on this date at the Riverbank City Council Chambers, 6707 Third Street, Suite B, Riverbank, California, with Mayor/Chair Richard D. O'Brien presiding.

FLAG SALUTE: Mayor Richard D. O'Brien

INVOCATION: Reverend Charles Neal

Mayor/Chair O'Brien requested to consider Items 6.1, 6.2, and 6.3, prior to Item 5.1; no one objected.

ROLL CALL:

Present Mayor/Chair Richard D. O'Brien
Vice Mayor/Chair Darlene Barber-Martinez
Council/Authority Members: Cal Campbell, Leanne Jones Cruz,
and Jeanine Tucker

CONFLICT OF INTEREST

Any Council/Authority Member and Staff who would have a direct Conflict of Interest on any scheduled agenda item to be considered are to declare their conflict.

Councilmember Jones Cruz, Mayor O'Brien, Councilmember Tucker, and Vice Mayor Barber-Martinez declared a conflict with Item 3.H.

Mayor O'Brien proceeded to Item 2.1.

1. PRESENTATIONS

Item 1.1: Proclamation – Declaring June 2015 as Disability Awareness Month.

Mayor O'Brien presented the proclamation to Marci Boucher, Executive Director and Matt Tilford Program Director, of the Society for Disabilities.

Item 1.2: Stanislaus Regional Transit (StaRT) Proposed Fiscal Year 2015-2016 Service Changes Presentation.

Ms. Eunice Lovi, Stanislaus County Transit Manager, made the presentation.

Mayor O'Brien proceeded to Item 1.1.

2. PUBLIC COMMENTS (No Action Can Be Taken)

At this time, members of the public may comment on any item not appearing on the agenda, and within the subject matter jurisdiction of the City Council/LRA Board. Individual comments will be limited to a **maximum of 5 minutes** per person and each person may speak once during this time; time cannot be yielded to another person. Under State Law, matters presented during the public comment period cannot be discussed or acted upon. For record purposes, state your name and City of residence. Please make your comments directly to the City Council/LRA Board.

Charles Neal, Riverbank, spoke in regards to having problems with raccoons and being informed by Animal Control Services that they could not respond to this problem.

3. CONSENT CALENDAR

All items listed on the Consent Calendar are to be acted upon by a single action of the City Council/LRA Board unless otherwise requested by an individual Council/Authority Member for special consideration. Otherwise, the recommendation of staff will be accepted and acted upon by roll call vote.

Item 3.A: Waive Readings. All Readings of ordinances and resolutions, except by title, are waived.

Item 3.B: Approval of the May 12, 2015, City Council and Local Redevelopment Authority Minutes.

Item 3.C: A **Resolution (No. 2015-032)** of the City Council of the City of Riverbank, California, Appointing Richard Boos and Tom Hollander to the Riverbank Housing Authority Board of Commissioners; Each Appointee to Serve a Four-Year Term Expiring June of 2019.

Item 3.D: **Terminate the Emergency Action on the 7th Street Storm Drain Outfall Line Destabilized Embankment** – In accordance with Public Contract Code § 22050 the City Council has been reviewing and approving the continuance of the 7th Street emergency action, at its regularly scheduled City Council meetings until such time as the emergency action no longer existed. Pursuant to this Code it is recommended that the City Council terminate the emergency action due to the completion of all temporary emergency repairs; thereby, warranting further action of permanent repairs to the embankment, which will be presented to the City Council for consideration at a future date.

Item 3.E: **Advanced Civil Engineering Design for California Ave. Sewer line design** – It is recommended that the City Council commit \$17,250.00 from the Sewer Account of the System Development Fees (AB 1600 Fees) to allow for the advance Civil Engineering design of the California Ave. sewer line from a point 700 feet westerly of the Claus Road intersection easterly to Central Ave.

Item 3.F: **A Resolution (No. 2015-033) of the City Council of the City of Riverbank Implementing Existing Longevity Benefits for Department Directors and Adjusting Certain Benefits for the Director of Parks and Recreation Consistent with those Available to other Department Directors** – It is recommended that the City Council adopt a resolution to:

- 1) Approve the provision of longevity pay and vacation enhancements for Department Directors that are currently available to all other City employees;
- 2) Adjust the salary range for the position of Parks and Recreation Director to be consistent with the salary range for the Director of Finance and the Local Redevelopment Authority (LRA) Executive Director;
- and 3) Revise the employment provisions for the Director of Parks and Recreation relating to severance and executive leave to be consistent with the provisions for the Director of Finance and the Local Redevelopment Authority (LRA) Executive Director.

Item 3.G: **Resolutions** – Consolidated Landscape & Lighting District:

- 1) **Resolution (No. 2015-034)** of the City Council of the City of Riverbank, California Initiating proceedings for the Annual Levy of Assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

- 2) **Resolution (No. 2015-035)** of the City Council of the City of Riverbank, California Declaring its Intention to Levy Annual Assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

- 3) **Resolution (No. 2015-036)** of the City Council of the City of Riverbank, California for Preliminary Approval of the Annual Levy Report for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 3.H: **Resolutions** – Crossroads Landscape & Lighting District:

- 1) **Resolution (No. 2015-037)** of the City Council of the City of Riverbank, California Initiating Proceedings for the Annual Levy of Assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

2) **Resolution (No. 2015-038)** of the City Council of the City of Riverbank, California, Declaring its Intention to Levy Annual Assessments for the Crossroads Landscape and Lighting District for Fiscal Year 2015/2016.

3) **Resolution (No. 2015-039)** of the City Council of the City of Riverbank, California for Preliminary Approval of the Annual Levy Report for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 3.I: **Resolutions – Ridgewood Place Landscape & Lighting District:**

1) **Resolution (No. 2015-040)** of the City Council of the City of Riverbank, California Initiating Proceedings for the Annual Levy of Assessments for the Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016..

2) **Resolution (No. 2015-041)** of the City Council of the City of Riverbank, California Declaring its Intention to Levy Annual Assessments for the Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.

3) **Resolution (No. 2015-042)** of the City Council of the City of Riverbank, California for Preliminary Approval of the Annual Levy Report for the Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.

Item 3.J: **Resolutions – Sierra Vista Estates Landscaping & Lighting District:**

1) **Resolution (No. 2015-043)** of the City Council of the City of Riverbank, California Initiating Proceedings for the Annual Levy of Assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

2) **Resolution (No. 2015-044)** of the City Council of the City of Riverbank, California Declaring its Intention to Levy Annual Assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

3) **Resolution (No. 2015-045)** of the City Council of the City of Riverbank, California for Preliminary Approval of the Annual Levy Report for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

Item 3.K: **Resolutions – River Cove Landscape & Lighting District:**

- 1) **Resolution (No. 2015-046)** of the City Council of the City of Riverbank, California Initiating Proceedings for the Annual Levy of Assessments for the Landscape and Lighting District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.
- 2) **Resolution (No. 2015-047)** of the City Council of the City of Riverbank Declaring its Intention to Levy Annual Assessments for Landscape and Lighting District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.
- 3) **Resolution (No. 2015-048)** of the City Council of the City of Riverbank, California for Preliminary Approval of the Annual Levy Report for the Landscape and Lighting District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.

Item 3.L: **Resolution – Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands)**

- 1) **Resolution (No. 2015-049)** of the City Council of the City of Riverbank, County of Stanislaus, State of California, Declaring its Intention to Levy and Collect Annual Assessments within the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016.

Item 3.M: **Resolution – Riverbank Storm Drain Maintenance District No. 05-01 (Sterling Ridge)**

- 1) **A Resolution (No. 2015-050)** of the City Council of the City of Riverbank, California, Ordering the Levy and Collection of Assessments within the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) For Fiscal Year 2015/2016

LRA Item 3.N: **Out of State Travel Request to Attend an ADC 2015 Defense Communities National Summit June 22-24, 2015 in Washington DC** – It is recommended that the Local Redevelopment Authority Board approve the out-of-state travel request for the Executive Director of the LRA to attend a Defense Communities National Summit in Washington, D.C.

Recommendation: It is recommended that City Council/LRA Board approve the Consent Calendar items by roll call vote.

ACTION: By motion moved/seconded (Tucker /Jones Cruz / passed 5-0) to approve Consent Calendar Items 3.A, 3.B, 3.D, 3.F, 3.G, and 3.I through 3.N as presented.

Motion carried by unanimous City Council and LRA Board roll call vote.

AYES: Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor/Chair O'Brien

NAYS: None

ABSENT: None

ABSTAINED: None

Item 3.C was pulled by Mr. Scott McRitchie, who spoke in regards to the newly appointed Members to the Riverbank Housing Authority Board of Commissioners.

Item 3.E was pulled by Mr. Charles Neal who spoke in opposition of paying \$17,000 for an advance Civil Engineering design of a sewer line. Mayor O'Brien responded.

ACTION: By motion moved/seconded (Barber-Martinez / Campbell / passed 5-0) to approve Consent Calendar Items 3.C and 3.E as presented.

Motion carried by unanimous City Council roll call vote.

AYES: Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien

NAYS: None

ABSENT: None

ABSTAINED: None

Item 3.H was pulled for a separate vote due to a conflict declared by Councilmember Jones Cruz, Mayor O'Brien, Councilmember Tucker, and Vice Mayor Barber-Martinez. The Rule of Necessity was invoked to create a voting quorum. Coins were drawn, and as a result, Mayor O'Brien and Vice Mayor Barber-Martinez, who drew the two highest numbers, remained at the dais to vote on Item 3.H. Councilmembers Jones Cruz and Tucker recused themselves from this Item and exited the Chambers at 6:39 p.m.

ACTION: By motion moved/seconded (Campbell / Barber-Martinez / passed 3-0) to approve Consent Calendar Items 3.H as presented.

Motion carried by City Council roll call vote.

AYES: Campbell, Barber-Martinez, and Mayor O'Brien

NAYS: None

ABSENT: None

ABSTAINED: None

Councilmembers Jones Cruz and Tucker returned to the dais at 6:40 p.m.

Mayor O'Brien proceeded to Item 6.1.

4. UNFINISHED BUSINESS

There were no Items to consider.

5. PUBLIC HEARINGS

Item 5.1: First reading and Introduction by Title Only of an Ordinance (No. 2015-011) of the City Council of the City of Riverbank, California, Title IX: General Regulations; Amending Sections Chapter 91: Animals, and Chapter 94: Park Regulations, of the City of Riverbank Code of Ordinances – It is recommended that the City Council conduct the first reading and introduction by title only of the proposed ordinance and consider its approval as presented, which will then be scheduled for its seconding reading to consider its adoption at the June 23, 2015, regular City Council meeting.

Sue Fitzpatrick, Director of Parks and Recreation, presented the staff report.

Mayor O'Brien opened the public hearing at 9:12 p.m.; no one spoke, the public hearing was closed.

ACTION: By motion moved/seconded (Barber-Martinez / Jones Cruz / passed 5-0) to approve the introduction and first reading of proposed Ordinance No 2015-011 and schedule the ordinance for its second reading, as presented.

Motion carried by unanimous City Council roll call vote.

AYES: Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien

NAYS: None

ABSENT: None

ABSTAINED: None

Item 5.2: First Reading and Introduction by Title Only of an Ordinance (No. 2015-012) of the City Council of the City of Riverbank, California, to Amend Title V: Public Works, by repealing in its entirety Chapter 53: Stormwater Management and Discharge Control and Substituting in its place a new Chapter 53 of the City of Riverbank Municipal Code of Ordinances – Approve the Ordinance of the City Council of the City of Riverbank, California, to Amend Title V: Public Works, by repealing in its entirety Chapter 53: Stormwater Management and Discharge Control and Substituting in its place a new Chapter 53 of the City of Riverbank Municipal Code of Ordinances. The revisions to the Ordinance incorporate the requirements of the Small MS4 General Permit to ensure the City has the legal authority to implement the permit requirements to reduce storm water discharges and urban run-off pollution to the maximum extent practicable.

Kathleen Cleek, Development Services Administration Manager, presented the staff report.

City Council and Staff discussed the item.

Mayor O'Brien opened the public hearing at 9:20 p.m.; no one spoke, the public hearing was closed.

ACTION: *By motion moved/seconded (Tucker / Jones Cruz / passed 5-0) to approve the introduction and first reading of proposed Ordinance No 2015-012 as presented.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Mayor O'Brien proceeded to Item 6.3.

6. NEW BUSINESS

Item 6.1: **Presentation of Revised Sewer and Water Rate Increase Proposals and Establish Proposition 218 Public Hearing Date for August 11, 2015** – It is recommended that the City Council:

1. Receive a presentation regarding the revised Sewer and Water Rate Increase proposal,
2. Provide feedback to staff regarding preferred rate proposal, and
3. Establish a Proposition 218 Public Hearing date for August 11, 2015.

Marisela Garcia, Director of Finance, presented the staff report and the proposed revised sewer and water rate increases.

City Council and Staff discussed the Item.

Public Comments

- *Mr. Scott McRitchie, Riverbank, spoke in regards to the City providing customer information on water usage to be able to gauge water use.*
- *Mr. Charles Neal, Riverbank, spoke in regards to several concerns with implementing the increases and requested City Council's thorough understanding of Proposition 218.*
- *Ms. Evelyn Halbert, Riverbank, spoke in regards to several concerns about the sewer and water study and increases.*

Mayor O'Brien responded to comments made.

City Council and Staff discussed the Item further. Vice Mayor Barber-Martinez suggested the City provide a statistic on the [average] gallons of water use for customer use to conduct comparisons of water use.

ACTION: *By motion moved/seconded (Tucker / Jones Cruz / passed 5-0) to approve the revised sewer and water rate increases as proposed, and to approve the scheduling of the Proposition 218 Public Hearing on August 25, 2015.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Mayor O'Brien proceeded to Item 6.2.

Item 6.2: **A Resolution (No. 2015-051) of the City Council of the City of Riverbank, California, Approving a Law Enforcement Services Agreement with Stanislaus County for July 1, 2015 – June 30, 2020 –** It is recommended that the City Council adopt a Resolution approving a Law Enforcement Services Agreement with Stanislaus County for July 1, 2015 – June 30, 2020.

Marisela Garcia, Director of Finance, presented the staff report.

ACTION: *By motion moved/seconded (Barber-Martinez / Tucker / passed 5-0) to approve the Law Enforcement Services Agreement with Stanislaus County for July 1, 2015 – June 30, 2020, and to Authorize the City Manager to finalize the preparation of Exhibit A: General Law Enforcement Service Request Level; Exhibit B: Property Inventory (includes coordination of inventory update) and Exhibit C: Fiscal Year 2015-16 Contract Rates to the Agreement, by the adoption of Resolution No. 2015-051 as presented.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Mayor O'Brien asked whether members of the public had any agenda item of concern to be moved up for consideration. Item 6.7 was requested by Mr. Neal.

Mayor O'Brien proceeded to Item 6.6.

Item 6.3: **A Resolution (No. 2015-052) of the City Council of the City of Riverbank, California, Approving a Memorandum of Understanding with the Riverbank Miscellaneous Employees Bargaining Unit for the Term of January 3, 2015 to June 30, 2017, Regarding the Salaries, Benefits, Hours, and Other Terms and Conditions of Employment – It**

is recommended that the City Council adopt a Resolution approving the Memorandum of Understanding between the City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit.

Marisela Garcia, Director of Finance, presented the staff report.

Mayor O'Brien opened the public hearing 9:26 p.m.; no one spoke, the public hearing was closed.

ACTION: *By motion moved/seconded (Barber-Martinez / Tucker / passed 5-0) to approve the Memorandum of Understanding with the Miscellaneous Employees Bargaining Unit for the Term of January 3, 2015 to June 30, 2017 by the adoption of Resolution No. 2015-052, as presented.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Mayor O'Brien proceeded to LRA Item 6.4.

LRA Item 6.4: **Workshop on Fiscal Year 2015-2016 Local Redevelopment Authority (LRA) Budget** – It is recommended that the Local Redevelopment Authority (LRA) Board of Directors (Board) receive a presentation on the proposed Fiscal Year 2015-2016 LRA Budget.

Debbie Olson, LRA Executive Director, presented the proposed budget.

ACTION: *By motion moved/seconded (Jones Cruz / Campbell / passed 5-0) to accept the proposed budget report as presented.*

Motion carried by unanimous LRA Board roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Chair O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Item 6.5: **Adopt the Post-Construction Standards Plan for the City of Riverbank** – It is recommended that the City Council of the City of Riverbank Adopt the Post-Construction Standards Plan as a guidance document on storm water post-construction design measures for developers and plan checkers.

CITY COUNCIL TABLED THIS ITEM FOR CONSIDERATION AT THE NEXT REGULAR MEETING.

Item 6.6: **Adoption of a Comprehensive Storm Water Education & Outreach Plan for the City of Riverbank** – It is recommended that the City Council of the City of Riverbank Adopt the Comprehensive Storm Water Education & Outreach Plan (E & O) to educate the public and the City of Riverbank’s internal staff on storm water pollution prevention and community involvement opportunities.

Kathleen Cleek, Development Services Administration Manager, presented the staff report.

ACTION: *By motion moved/seconded (Jones Cruz / Campbell / passed 5-0) to approve adoption of a Comprehensive Storm Water Education & Outreach Plan for the City of Riverbank as presented.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O’Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

Mayor O’Brien proceeded to 6.7.

Item 6.7: **Consider Request from Galaxy Theatre LLC to Waive Water, Waste Water, Storm Drain, and Traffic System Development Fees** – It is recommended that the City Council consider the request from Galaxy Theatre LLC (“Galaxy”) to waive certain System Development Fees assessed on the construction of a three-story 14,141 square foot (“sq. ft.”) addition to an existing 56,840 sq. ft. building and waive the Traffic System Development Fee and continue to require the payment of the Water, Waste Water, and Storm Drain System Development Fees.

City Manager Jill Anderson introduced the Item. Donna Kenney, the City’s new Planning and Building Manager presented staff report.

City Council and Staff discussed the Item. Mayor O’Brien commented on several of the impact issues raised in the staff report.

Mr. Rafe Cohen, President of the Galaxy Theatres; Mr. Richard Holmer, representative for Galaxy Theatres, and Mr. Rod Hawkins, Project Engineer of Hawkins and Associates, spoke in eliminating the water, waste water, and storm drain system development fees.

Public Comment

- *Mr. Charles Neal, Riverbank, commented in response to the comments made by the Galaxy representatives and opposed the fee waivers.*
- *Mr. Cohen responded to some of Mr. Neal’s comments.*

Each Member of the City Council commented on the waiver of the fees.

ACTION: *By motion moved/seconded (O'Brien / Jones Cruz / passed 5-0) to approve the waiver of the water, storm drain, and traffic system development fees, and impose a 40% waste water system development fee.*

Motion carried by unanimous City Council roll call vote.

AYES: *Campbell, Jones Cruz, Tucker, Barber-Martinez, and Mayor O'Brien*

NAYS: *None*

ABSENT: *None*

ABSTAINED: *None*

City Council took a brief recess at 8:58 p.m.

City Council reconvened at 9:03 p.m.

Mayor O'Brien proceeded to Item 5.1.

7. COMMENTS (Information only – No action)

Item 7.1: Staff Comments

City Manager Anderson welcomed Donna Kennedy as the new Planning and Building Manager.

Item 7.2: Council/Authority Member Comments

Council/Authority Member Jones Cruz thanked Chief Kiely for his presentation at the last meeting.

Council/Authority Member Campbell thanked staff for their work.

Council/Authority Member Tucker, thanked Chief Kiely for his presentation last week had requested it be placed on the City's website.

Vice Mayor/Chair Barber-Martinez commented on working on a gang awareness presentation, announced the Farmer's Market event, announced the Senior Coupons program as part of the Farmer's Market event, thanked staff for their work, and commented on City Council's decision-making for the present and future.

Item 7.3: Mayor/Chair Comments

Mayor/Chair O'Brien reiterated Vice Mayor's comments on the work they do, thanked staff for their support to make the decisions, and thanked the present and past City Council Members for their support of Disability Awareness.

8. INFORMATIONAL ITEMS (Information Only – No Action)

*MAYOR/CHAIR O'BRIEN ANNOUNCED THE CLOSED SESSION ITEMS, THERE WERE NO COMMENTS.
THE CITY COUNCIL AND LRA BOARD RECESSED TO CLOSED SESSION AT 9:37 P.M.*

Item 8.1: **CONFERENCE WITH LABOR NEGOTIATORS**

Pursuant to Government Code § 54957.6
Agency representative: Jill Anderson, City Manager
Employee organizations: Riverbank Executive Management

Item 8.2: **CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION**

Pursuant to Government Code § 54956.9(a)
Name of Case: City of Riverbank v. Riverbank Oil Transfer, LLC
Stanislaus County Superior Court Case No. 2012779

Item 8.3: **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Government Code Section 54956.8
Property: 2372 Patterson Road, Riverbank, California
Agency Negotiator: Jill Anderson, City Manager
Property Negotiator: Tom Ward
Under Negotiation: Price, terms of payment, or both

LRA Item 8.4: **CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION**

Significant exposure to litigation pursuant to subdivision (b) of Government Code § 54956.9: 1 potential case

LRA Item 8.5: **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Government Code Section 54956.8
Property: APN #062-008-009; #062-031-005; #062-031-006; #062-031-007; and #062-031-009
Agency Negotiator: Jill Anderson, City Manager
Property Negotiator: U.S. Army
Under Negotiation: Price, terms of payment, or both

Recommendation:

It is recommended that City Council /LRA Board provide direction to Staff on the Closed Session item(s).

9. REPORT FROM CLOSED SESSION

MAYOR/CHAIR O'BRIEN RECONVENED THE MEETINGS AT 9:53 P.M.

Item 9.1: Report on Closed Session on Item 8.1: **CONFERENCE WITH LABOR NEGOTIATORS**

Mayor O'Brien reported that direction was provided to staff.

Item 9.2: Report on Closed Session Item 8.2: **CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION**

Mayor O'Brien reported that direction was provided to staff.

Item 9.3: Report on Closed Session Item 8.3: **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Mayor O'Brien reported that direction was provided to staff.

LRA Item 9.4: Report on Closed Session LRA Item 8.4: **CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION**

Chair O'Brien reported that direction was provided to staff.

LRA Item 9.5: Report on Closed Session LRA Item 8.5: **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Chair O'Brien reported that direction was provided to staff.

ADJOURNMENT

There being no further business, Mayor/Chair O'Brien adjourned the meetings at 9:54 p.m.

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk / LRA Recorder

Richard D. O'Brien
Mayor / Chair

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 3.C

SECTION 3: CONSENT CALENDAR

Meeting Date:	June 23, 2015
Subject:	Resolution No. 2015-053 of the City Council of the City of Riverbank, California, Confirming the Waiver and/or Reduction of the Required System Development Fees for Galaxy Theatre, LLC
From:	Jill Anderson, City Manager
Submitted by:	Marisela H. Garcia, Director of Finance Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

It is recommended that the City Council adopt a Resolution confirming the waiver of the Water, Storm Drain, and Traffic System Development Fees for Galaxy Theatre LLC that were assessed on the construction of a three-story 14,141 square foot addition to an existing 56,840 sq. ft. building, and reduce the Waste Water System Development Fee to 40% of the adopted 2015 System Development Fees approved under Resolution #2015-021 on March 24, 2015 consistent with the action taken by the City Council on June 9, 2015.

SUMMARY

On May 27, 2015 Galaxy Theatre LLC ("Galaxy") provided a written protest to the payment of the Water, Waste Water, Storm Drain, and Traffic System Development Fees, which had been assessed on the construction of a three-story 14,141 square foot ("sq. ft.") addition to an existing 56,840 sq. ft. building. Galaxy is not disputing the Police/General Government or Administrative fees. At the current time there is no administrative process to consider these requests at staff level and therefore, the protest was brought forward to the City Council for consideration.

On June 9, 2015 at their regular City Council Meeting, Council listened to a staff presentation, took public comment, discussed the fee waiver request and directed staff to reduce the Waste Water System Development Fee to 40%, completely waive the Water, Storm Water and Traffic fees, and return with a Resolution (Attachment 1).

FINANCIAL IMPACT

On May 18, 2015, the City received a building permit application from Galaxy. The chart below provides both the original and amended fees for this project:

Fee Type	Original Amount of Fee	Revised/Waived Fee
Streets/Public Works	\$78,765.37	\$0
Water	\$29,271.87	\$0
40% Waste Water	\$23,332.65	\$9,333.06
Storm Drain	\$60,099.25	\$0
Police/General Government	\$5,232.17	\$5,232.17
5% Administrative Fee	\$9,835.10	\$728.26
Total System Development Fees	\$206,536.41	\$15,293.49

ATTACHMENTS

1. Proposed Resolution No. 2015-053

CITY OF RIVERBANK

RESOLUTION NO. 2015-053

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK,
CALIFORNIA, CONFIRMING THE WAIVER AND/OR REDUCTION OF THE
REQUIRED SYSTEM DEVELOPMENT FEES FOR GALAXY THEATRE, LLC**

WHEREAS, it is necessary as established in the Riverbank Municipal Code for the proper and effective operation of City Government to establish, amend, or authorize fees for services in order to provide for the financial support of City Government; and

WHEREAS, from time to time, the City Council reviews the fees to ensure that they are adequately supporting the operation of City Government; and,

WHEREAS, Galaxy Theatre LLC has requested the City Council waive the Water, Waste Water, Storm Drain, and Traffic System Development Fees assessed on their construction of a three-story 14,141 square foot ("sq. ft.") addition to an existing 56,840 sq. ft. building.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby approves the waiver of Traffic, Water, and Storm Drain System Development Fees for the Project and further requires the Waste Water System Development Fee to be assessed at 40% of the adopted 2015 System Development Fees approved under Resolution #2015-021 on March 24, 2015, as set forth herein as **Exhibit A**.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by Councilmember _____, seconded by Councilmember _____, and upon City Council roll call was carried by the following vote of 5-0:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachments: Exhibit A – System Development Fees for Galaxy Theatre Building Addition

EXHIBIT A

System Development Fees for the Galaxy Theatre Building Addition

Fee Type	Original Amount of Fee	Revised/Waived Fee
Streets/Public Works	\$78,765.37	\$0
Water	\$29,271.87	\$0
40% Waste Water	\$23,332.65	\$9,333.06
Storm Drain	\$60,099.25	\$0
Police/General Government	\$5,232.17	\$5,232.17
5% Administrative Fee	\$9,835.10	\$728.26
Total System Development Fees	\$206,536.41	\$15,293.49

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 3.D

SECTION 3: CONSENT CALENDAR

Meeting Date: June 23, 2015

Subject: A **Resolution** of the City Council of the City of Riverbank, California, Approving Cost of Living Adjustments, a Sick Leave Cash-Out Provision, and a Vacation Cash-Out Provision for Department Directors and the City Manager

From: Jill Anderson, City Manager

Submitted by: Alvaro Zamora, Human Resource Analyst

RECOMMENDATION

It is recommended that the City Council adopt a resolution to:

1) Approve cost of living adjustments (COLAs) for Department Directors and the City Manager consistent with the COLAs approved for the Miscellaneous Bargaining Group and Mid-Management Association (1.5% retroactive to January 5, 2015; 1.5% in January 2016; and 1.5% in July 2016).

2) Authorize a sick leave cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (One –time with a maximum of 48 hours with conditions); and

3) Authorize a vacation cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (Maximum of 40 hours with conditions).

INTRODUCTION

The City recently reached agreements with its two labor bargaining groups, the Riverbank Mid-Management Employees Association and the Miscellaneous Bargaining Group. One of the elements that was agreed to by both bargaining units and approved by the City Council is a series of cost of living adjustments during the term of the recently approved contracts, which is January 3, 2015 through June 30, 2017.

The contracts with both groups also include negotiated provisions related to their respective work responsibilities, including sick leave and vacation. Two of the contract provisions negotiated by the Mid-Management Association relate to the cash-out of sick leave and vacation leave, which address an issue of unused and lost leave that also

impacts the Department Directors and City Manager. Therefore it is proposed that those two provisions also be made available to the Department Directors and City Manager.

PROPOSED ADJUSTMENTS TO SALARIES AND BENEFITS

COLAs

The COLAs approved for the term of each agreement are the same for both labor groups. It is recommended that the salaries of the City's Department Directors and City Manager, be adjusted accordingly to reflect the same COLA adjustments given to the Mid-Management Association and Miscellaneous Bargaining Group, which are:

1. Following approval and adoption of the resolution, a retroactive adjustment to January 5, 2015 of one and one half percent (1.5%).
2. Effective in the first full pay period of January 2016 a one and one half percent (1.5%).
3. Effective in the first full pay period of July 2016 a one and one half percent (1.5%).

Sick Leave Cash-Out

It is proposed that a one-time sick leave cash-out provision be made available to Department Heads and the City Manager, consistent with the provision authorized in the contract with the Mid-Management Association. If approved, the Department Heads and the City Manager would be able to cash-out one-half (1/2) of the unused annual accrual (annual accrual 96 hours). To be eligible for a sick leave cash-out the following conditions must be met:

- Must have a minimum of 200 hours in their sick leave bank;
- Must not have used more than forty (40) hours during the fiscal year;
- If the aforementioned criteria has been satisfied, the employee is eligible to cash-out fifty (50%) of remaining hours accrued during the year up to a maximum of forty-eight (48) hours (e.g.; 64 hours remain, eligible to cash-out 32 hours).

Vacation Leave Cash-Out

It is recognized that Department Directors and the City Manager devote a great deal of time to perform their duties outside their normal working hours and are not always able to take the vacation time that is accrued over the years. To that end, it is proposed that the Department Heads and City Manager be eligible to cash-out a maximum of forty (40) hours of accrued vacation leave once per fiscal year. Vacation cash-out shall only be requested during the first full pay period in July of each fiscal year. To be eligible for vacation cash out the following criteria must be met:

- Vacation cash out must be done in forty (40) hour increments.
- Employee must have taken a minimum of thirty six (36) hours of consecutive vacation leave the prior fiscal year.
- After cash out the employee's accrued vacation leave balance must be a minimum of 250 hours.

This provision is likely to be reconsidered when the contract with the Mid-Management Association is renegotiated in 2016.

FINANCIAL IMPACT

The financial impact associated with the proposed salary and cash-out provisions for Department Directors and City Manager is summarized below and is accounted for in the proposed FY 2015-2016 Budget:

Total Cost: \$17,400.

Fund Impacts: General Fund: \$11,154
 Sewer: \$2,035
 Water: \$2,035
 LRA: \$2,173

ATTACHMENTS

The following items are attached to this report:

1. Resolution approving adjustments to the compensation for Department Directors and City Manager

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, APPROVING COST OF LIVING ADJUSTMENTS, A SICK LEAVE CASH-OUT PROVISION, AND A VACATION CASH-OUT PROVISION FOR DEPARTMENT DIRECTORS AND THE CITY MANAGER

WHEREAS, the provisions of Title 4, Section 36506 of the Government Code of the State of California provide that the salaries of employees of General Law cities may be fixed or increased by resolution; and

WHEREAS, Title I, Chapter 35 of the Riverbank City Code provides that the City Council may from time to time by resolution, change the compensation of employees of the City and may by resolution adopt salary and wage scales; and

WHEREAS, the City of Riverbank values the work of its staff, including its Department Directors and City Manager; and

WHEREAS, the City of Riverbank desires to approve cost of living adjustments for the Department Directors and City Manager as follows, retroactive to January 5, 2015 – 1.5%, January 8, 2016 – 1.5%, and July 8, 2016 – 1.5%; and

WHEREAS, the current salary schedule for the Department Directors and City Manager shall be adjusted to reflect said cost of living adjustments; and

WHEREAS, the City of Riverbank desires to implement a one-time sick leave cash-out provision for its Department Directors and City Manager, to be consistent to that available to the Mid-Management Employees; and

WHEREAS, the City of Riverbank desires implement a vacation cash-out policy for its Department Directors and City Manager, to be consistent to that available to the Mid-Management Employees; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby: **1)** Approve cost of living adjustments (COLAs) for Department Directors and the City Manager consistent with the COLAs approved for the Miscellaneous Bargaining Group and Mid-Management Association (1.5% retroactive to January 5, 2015; 1.5% in January 2016; and 1.5% in July 2016). **2)** Authorize a sick leave cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (One –time with a maximum of 48 hours with conditions); and **3)** Authorize a vacation cash-out provision for Department Directors and the City Manager consistent with that approved for the Mid-Management Association (Maximum of 40 hours with conditions).

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23RD day of June, 2015; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAIN:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 4.1

SECTION 4: UNFINISHED BUSINESS

Meeting Date:	June 23, 2015
Subject:	Second Reading by Title Only and Adoption of Proposed Ordinance No. 2015-011 of the City Council of the City of Riverbank, California, Amending Title IX: General Regulations; Amending Sections Chapter 91: Animals, and Chapter 94: Park Regulations, of the City of Riverbank Code of Ordinances
From:	Jill Anderson, City Manager
Submitted by:	Sue Fitzpatrick, Department of Parks and Recreation Director Annabelle Aguilar, CMC, City Clerk

RECOMMENDATION

It is recommended that the City Council conduct the second reading by title only of the proposed Ordinance and consider its adoption by roll call vote.

INTRODUCTION

A Public Hearing was conducted at the regular City Council meeting on June 9, 2015, to receive public opinions or evidence for or against the proposed Ordinance after its first reading and introduction by title only. The City Council approved the first reading and introduction of the proposed ordinance (now titled Ordinance No. 2015-011) which moved said Ordinance to the June 23, 2015, regular City Council meeting for its second reading by title only and consideration for adoption.

SUMMARY

The City seeks to amend the Riverbank Municipal Code (RMC), Animal Control ordinance to remove old language that referred to the former referenced Stanislaus County Animal Services ordinance, and to add language that reflects what the City of Riverbank deems necessary for its community in conjunction with the referenced City of Oakdale's Animal Control ordinance.

In addition, the City seeks to revise the RMC to ensure that staff has a mechanism for regulating dogs and other animals in public areas, including parks. The Animal Control regulations are currently enforced through a contract with the City of Oakdale. On

occasion, City staff or contracted security personnel are in a better position to immediately respond to animal control issues ensuring the safety of park patrons. The RMC revisions will ensure that City staff or designee has the ability to enforce these regulations when staff from the City of Oakdale is unavailable or delayed.

Amendments to Chapter 91: Animals and Chapter 94: Park Regulations have been reviewed by the City of Oakdale's Animal Control Unit, which will enhance the cooperative efforts of Animal Control between both Cities.

The amendments to the RMC will also provide flexibility to the park hours for Jacob Myers Parks due to the size and different components of the park. Currently, the City's Code states that all parks are open from 6:00 a.m. until one (1) hour after dusk. The proposed ordinance will change the hours so that Jacob Myers Park will be open from 7:00 a.m. until 8:00 p.m., with the trail area closing at 7:30 p.m. during the months of April through September, and will change from 7:00 a.m. until 6:00 p.m., with the trail area closing at 5:30 p.m. during the months of October through March.

The final amendment to the Code will be to change a number of rules regarding the use and requirements of conduct in City parks and the penalties for violating those rules. The ordinance clarifies that City staff and police officers may issue citations to individuals for violations. This minor addition is important to ensure that the City's rules and regulations are more than guidelines on paper and can actually be enforced. Notification of all new park rules and regulations will be posted at each park.

BACKGROUND

As part of an agreement with the City of Oakdale for animal control services, the City has adopted and incorporated the City of Oakdale's animal control ordinance. However, animal control issues occasionally arise at the parks, which require immediate action to ensure the health and safety of park patrons. To make certain that the City can immediately address issues of unleashed animals, dangerous animals, or sanitation issues related to animals in City parks, it is important that the City have its own authority to enforce violations. This Ordinance will allow City personnel to enforce the rules.

The RMC states that all City parks are open from 6:00 a.m. until one hour after dusk. However, due to the large size of Jacob Myers Park, staff has found that it is logistically difficult to ensure the park is prepared for use by 6:00 a.m., and staff finds it difficult to realistically close the park at the time stated in the current code. Changing the ordinance provides better hours for staff to review the parks condition, and address any health or safety issues prior to opening, and also ensures all patrons have exited the park at a reasonable time.

The City of Riverbank currently hosts fifteen (15) parks within the City limits, all with varying characteristics and amenities. City staff encounters various issues that require immediate attention to ensure the well-being of all park patrons and staff. The proposed ordinance changes to Chapter 93: Park Regulations seeks to improve the quality of the

City park experience by giving the City the appropriate tools to respond to issues that arise in its parks and to prevent any unbecoming acts.

FINANCIAL IMPACT

The Ordinance will allow the City to issue citations for park violations, thereby allowing the City to collect penalties. The City may incur additional expenses to provide individuals with an administrative appeal process. However, some if not all of this expense should be offset by the penalties the City collects. Additionally, the City may be able to reduce its costs to the City of Oakdale regarding animal control issues by responding to some of those types of issues itself.

ATTACHMENT

1. Proposed Ordinance No. 2015-011

CITY OF RIVERBANK

ORDINANCE NO. 2015-011

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVERBANK,
CALIFORNIA, AMENDING TITLE IX: GENERAL REGULATIONS; CHAPTER 91:
ANIMALS, AND CHAPTER 94: PARK REGULATIONS, OF THE CITY OF
RIVERBANK CODE OF ORDINANCES**

WHEREAS, the City of Riverbank's (the "City") parks and areas of recreation are a vital attribute to the City and serve an important role in shaping community character; and

WHEREAS, the City currently contracts with the City of Oakdale for animal control services; and

WHEREAS, on occasion City staff is in a better position to immediately respond to an incident occurring at a City park, ensuring disturbances at City parks are limited and controlled; and

WHEREAS, in order to address the wide range of issues that arise at City parks, it is important that the City better define prohibited behavior to provide enforcement officials with guidelines and to provide notice to park patrons; and

WHEREAS, the City's rules and regulations regarding animals in city parks would be more beneficial to the City if the mechanisms for enforcing such provisions, such as the City's administrative citation process, were more clearly defined.

SECTION 1:

THE CITY COUNCIL OF THE CITY OF RIVERBANK DOES ORDAIN AS FOLLOWS:

Title IX: General Regulations, Chapter 91: Animals, of the Riverbank Municipal Code of Ordinances shall be repealed in its entirety and substituted with a new Chapter 91: Animal Control, which shall read as follows:

CHAPTER 91: ANIMAL CONTROL

Section

- 91.01 Animal Control Ordinance adopted by reference
- 91.02 Prohibitions
- 91.03 Penalty
- 91.04 Authority to Enforce
- 91.05 City Parks
- 91.06 Amendments to the referenced City of Oakdale ordinance
- 91.07 Severability

Cross-reference:

Interference with police dogs, see § 130.04

§ 91.01 ANIMAL CONTROL ORDINANCE ADOPTED BY REFERENCE.

The City of Oakdale Animals and Fowl Ordinance, which is codified in Chapter 4, Animals and Fowl, of the City of Oakdale Municipal Code, is hereby incorporated by reference and made a part of this code the same as if set forth in full herein, subject to the amendments and modifications provided herein. A copy of the full text of the ordinance is available at the Office of the City Clerk.

§ 91.02 PROHIBITION.

No person shall violate the City of Oakdale Animals and Fowl Ordinance, as adopted and amended by this Chapter while within the City of Riverbank. Any violation of such ordinance will be a violation of this code.

§ 91.03 PENALTY.

Any violation of this chapter shall be punishable by fines in an amount established by the City of Oakdale. Such fines shall be imposed pursuant to the procedures outlined in the City of Oakdale Animals and Fowl Ordinance.

§ 91.04 AUTHORITY TO ENFORCE.

It shall be the duty of the Police Services Commanding Officer as defined in Section 94.01 of the City Code of Riverbank, such deputies as he or she may appoint for such purpose, any individual or company the city contracts with for such services, or

any agency designated to do so by a joint powers agreement entered into by the city to enforce the provisions of this chapter.

§ 91.05 CITY PARKS.

Any animals and fowl code violations of this chapter within a city park shall be deemed a park violation pursuant to chapter 94 of the code and shall be enforceable pursuant to Chapter 99 of the Municipal Code of Riverbank.

§ 91.06 AMENDMENTS TO THE CITY OF OAKDALE ANIMALS AND FOWL ORDINANCE.

As it applies to the City of Riverbank, the following sections are added to the City of Oakdale Animals and Fowl Ordinance:

Section 4-19.1 Animal Wastes.

(A) It shall be unlawful for any person owning or having charge, care, control, or custody of any dog, cat or other animal to allow animal waste or fecal matter produced by said animal to accumulate or remain on the ground or about the premises or property for more than three (3) days without said animal waste or fecal matter being placed in an airtight bag or other container and removed from the property and disposed of within seven (7) days of it being collected and contained.

(B) Notwithstanding the above, any person owning or having charge, care, control, or custody of any dog, cat or other animal shall at all times prevent urine and/or feces odors of said animal's waste from hindering, hampering, impeding, interfering with, infringing upon, or detracting from another person's enjoyment of their real or personal property.

Section 4-19.2 Removal of Animal Defecation.

(A) It shall be unlawful for any person owning or being in charge, care, control, or custody of dog, cat, or other animal to permit, either willfully or through failure to exercise due care or control, such animal to defecate and to allow the feces to remain upon a public park, sidewalk, roadway or any public street, or on any property not owned or possessed by the owner or person in charge, care, control, or custody of the animal. The person owning or in charge, care, control, or custody of any animal shall immediately and securely enclose all feces deposited by such animal in a bag, wrapper, or other container, and dispose of it in a sanitary manner.

(B) Failure of any person owning or being in charge, care, control, or custody of any dog, cat, or other animal to remove such feces immediately from the above-described property shall constitute a violation of this section and shall be punishable as an infraction.

(C) The provisions of this section shall not apply to individuals with disabilities who have the charge or control of a certified guide or assistance dog.

(D) Violation of this section shall be an infraction punishable by a fine as set forth by a resolution of the City of Oakdale for Section 4-19 of the referenced ordinance. An administrative citation issued for a violation under Chapter 94 for city parks of the code, shall be punishable as noted by that chapter.

§ 91.07 SEVERABILITY.

The provisions of this chapter are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section or portion of this chapter, or the invalidity of the application thereof to any person or circumstances, shall not affect the validity of the remainder of this chapter, or the validity of its application to other persons or circumstances.

SECTION 2:

THE CITY COUNCIL OF THE CITY OF RIVERBANK DOES ORDAIN AS FOLLOWS:

Title IX: General Regulations, Chapter 94: Park Regulations, of the Riverbank Municipal Code of Ordinances shall be amended as follows:

CHAPTER 94: PARK REGULATIONS

Section

- 94.01 Definitions
- 94.02 Permit for public gathering
- 94.03 Closing hours
- 94.04 Rules and regulations
- 94.05 Glass containers prohibited
- 94.06 Alcoholic beverages prohibited
- 94.07 Acts prohibited
- 94.08 Animals in City parks

- 94.09 Order closing city parks
- 94.10 Order to leave city parks
- 94.11 Skate park facility
- 94.12 Bounce houses and other inflatable devices
- 94.13 Enforcement
- 94.14 Notice
- 94.15 Penalty

Section 94.01 of Chapter 94 Park Regulations of Title IX General Regulations is amended to read as follows:

§ 94.01 DEFINITIONS.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

AT LARGE. *An animal off the premises of its owner and not under restraint by a leash.*

DANGEROUS DOG. *Any dog, except one assisting a peace officer engaged in law enforcement duties, which demonstrates any of the following behavior, is presumed dangerous:*

(A) *An attack which requires a defensive action by any person to prevent bodily injury or property damage when such person is conducting himself or herself peacefully and lawfully.*

(B) *An attack which results in property damage or in an injury to a person when such a person is conducting himself or herself peacefully and lawfully.*

(C) *An attack on another animal, livestock, or poultry which occurs on property other than that of the owner of the attacking dog.*

(D) *Any behavior which constitutes a threat of bodily harm to a person when such person is conducting himself or herself peacefully and lawfully.*

DOG LICENSE. *A license tag required to be obtained annually for each individual dog.*

LIVESTOCK. *Any domesticated cattle, goats, swine, sheep, and equine which are kept in captivity or under the control or ownership of any person for any purpose.*

PARKS. All parks owned by the city.

POLICE SERVICES COMMANDING OFFICER. The city's Police Services Commanding Officer and his or her authorized representative.

Section 94.02 of Chapter 94 Park Regulations of Title IX General Regulations is amended to read as follows:

§ 94.02 PERMIT FOR PUBLIC GATHERING.

It shall be unlawful for any person, association, society or company to hold any picnic, celebration, service, exercise or assembly for 100 or more persons, or to which the general public is admitted or invited to attend, unless a permit in writing therefor is obtained from the Director of Parks and Recreation or designee pursuant to the permit requirements established and amended from time to time by the Director of Parks and Recreation.

Section 94.03 of Chapter 94 Park Regulations of Title IX General Regulations is amended to read as follows:

§ 94.03 CLOSING HOURS.

(A) With the exception of Jacob Myers Park, all city parks shall be open to the public from 6:00 a.m. until one hour after dusk, except for a city-sanctioned function or event. Each park shall have the closing hours posted at the entrance or at some other prominent place in the park.

(B) Jacob Myers Park shall have the following hours:

(1) April through September the Jacob Myers Park will be open from 7:00 a.m. until 8:00 p.m., with the trail area in the park closing at 7:30 p.m.

(2) October through March the Jacob Myers Park will be open from 7:00 a.m. until 6:00 p.m., with the trail area in the park closing at 5:30 p.m.

(C) At all other times, aside from the hours designated herein, all city parks shall be closed to the public. Visiting or entering a city park at a time that it is closed to the public is a violation of this chapter.

[...]

Section 94.07 of Chapter 94 Park Regulations of Title IX General Regulations is amended to read as follows:

§ 94.07 ACTS PROHIBITED.

It is unlawful for any person to do any of the following:

(A) To drive or operate any motor vehicle in any park at a speed in excess of fifteen (15) miles per hour.

(B) To commit in riotous, boisterous, threatening, or indecent conduct or language or to otherwise make noises in such a manner as to disturb any picnic, meeting, sporting event, or reasonable person.

(C) To disturb or interfere with any employee of the city or designee acting within the scope of his or her employment, or to disturb or interfere with any spectator or participant in any event or activity conducted in any city park, or to enter any park for the purpose of committing any such disturbance or interference.

(D) To smoke in any city park area designated as a tobacco free zone.

(E) To consume alcoholic beverages within any city park or within fifteen (15) feet of an abutting edge of any city park or parking lot of any city park.

(F) To enter or remain in a park while under the influence of intoxicating liquor or any drug.

(G) To litter, soil, or defile restrooms. No person over the age of six (6) years shall use restrooms designated for the opposite sex.

(H) To move or remove from one location to another any equipment used for park maintenance or to tamper with any park equipment.

(I) To climb onto any building or structure in a park not designated for such activity.

(J) To offer any article of food or drink for sale; or station or place any stand, cart or vehicle for the transportation, sale or display of any such article of food or drink in the park or on public property adjacent to such park without a permit issued by the Director of Parks and Recreation.

(K) To fail to obey all posted signs regulating park use.

(L) To fail to obey the lawful order of any peace officer, or city employee or other individual authorized to enforce the rules and regulations as set forth herein.

(M) To fail to obey all traffic regulations concerning the use of vehicles or caution, stopping, parking and all other signs posted for control or to safeguard life and property.

(N) To park a vehicle in a park in any place other than an established or designated parking area or use a parking area in a manner not in accordance with the posted directions or the instructions of a designated city representative or peace officer who may be present.

(O) To deface or vandalize City property or the property of others within a park.

(P) To dig or otherwise disturb any park area or in any way injure or impair the natural beauty or usefulness of any park area.

(Q) To violate any provision of chapter 91, Animal Control, of the code or this chapter within a city park.

Section 94.08 of Chapter 94 Park Regulations of Title IX General Regulations is repealed and replaced with a new Section 94.08, which shall read as follows:

§ 94.08 ANIMALS IN CITY PARKS.

(A) Animals in city parks are subject to the requirements of chapter 91 of the code and subject to the provisions of this chapter when animal control issues arise in a city park. The person owning, controlling or having custody of such animal shall be jointly and severally responsible for all damages caused by such animal.

(B) For purposes of this chapter, livestock or domesticated fowl, birds, and reptiles are prohibited in city parks except under the direction of the city's Director of Parks and Recreation related to community special events.

(C) For purposes of providing immediate safety and health measures to city park patrons and personnel, in addition to those authorized to enforce chapter 91, Animal Control, of the code, any authorized city staff member or contracted security services personnel designated by the city's Director of Parks and Recreation can enforce the following provisions and issue an administrative citation for said violations within city parks.

(D) It shall be unlawful for the owner or any person having charge, care, custody, or control of any dog, whether licensed or unlicensed:

(1) To enter a city park with a dog that is not restrained with a leash of no more than six feet (6') in length and of suitable strength.

(2) To enter a city park without a current dog license tag attached to the dog's collar, harness, or other dog restraining device and keep the license displayed at all times. A warning citation may be issued for the violation of this provision.

(3) To enter a city park with a vicious or dangerous dog which demonstrates threatening or aggressive behavior towards people or other animals or that has a known history of such behavior.

(4) To suffer, permit, or allow the dog to run at large in any city park.

(5) To allow a dog to remain upon the open bed or areas of any truck, trailer, or vehicle, without being securely and safely restrained by a substantial chain or leash that prevents said dog from expending any part of its body past the edge of the bed or open area of the truck, trailer, or vehicle, and which prevents said dog from causing any harm to itself or any park patron or personnel.

(6) To leave a dog alone and unattended in a vehicle, truck, or trailer or on the premises of a city park.

(7) To permit, either willfully or through failure to exercise due care or control, such dog to defecate and to allow the feces to remain upon a public park, and fail to immediately and securely enclose all feces deposited by such dog in a bag, wrapper, or other container, and dispose of it in a sanitary manner.

(8) This provision shall not apply to individuals with disabilities who have the charge or control of a certified guide or assistance dog.

(9) To permit, either willfully or through failure to exercise due care or control, such dog to urinate upon city playground equipment, a facility or facility equipment, or upon the property of patrons in a city park.

(10) To remain on the premises of a city park with a dog that has demonstrated threatening or aggressive behavior towards people or other animals, or that has attacked, bitten, scratched, or harassed people or other animals without provocation.

(11) To permit a dog to create a public nuisance threatening the safety and health of people or other animals or disturbing the peace in a city park.

(E) Any person violating any of these provisions may be cited and ordered to leave the park.

(F) *Procedures upon a dog bite.* In the event that any dog shall bite any person or shall attack another animal on the premises of a city park, the designated city personnel or contracted security services personnel shall have the authority, as appropriate:

(1) To determine whether such incident requires an emergency call to the city's animal control services, police services, and medical responders.

(2) To complete an incident report and provide a copy of the report to the City Manager for follow up with the city's contracted animal control services.

(3) To request the dog license information of such dog.

(4) To inform the owner or any person having charge, care, custody, or control of such dog, to deliver such dog to the Oakdale animal shelter.

(5) To issue an administrative citation for violations under this chapter.

(6) To request the owner or any person having charge, care, custody, or control of such dog to leave the city park with such dog.

Section 94.09 of Chapter 94 Park Regulations of Title IX General Regulations is repealed and replaced with a new Section 94.09, which shall read as follows:

§ 94.09 ORDER CLOSING CITY PARKS.

(A) Peace officers, or as designated by the Director of Parks and Recreation, contracted security services personnel, and other authorized employees, may at any time order that all or part of a city park, either temporarily or at regular intervals be closed. It shall be a misdemeanor for any person to remain in the area after such an order has been given.

(B) The individual giving the order to close the park shall, on the next regular city workday, submit to the City Manager a detailed report of the reasons for the order.

Section 94.10 of Chapter 94 Park Regulations of Title IX General Regulations is repealed and replaced with a new Section 94.10, which shall read as follows:

§ 94.10 ORDER TO LEAVE CITY PARKS.

As a further measure to protect the health, safety, and welfare of persons using a city park, any person violating a provision of this chapter or, while in a city park, any provision of state or local law may be ordered by a peace officer, employee, or any agent of the city authorized to enforce the provisions of this chapter to leave all or part of a city park and not to reenter such area for any period up to 24 hours. Failure to obey such order shall be an infraction, in addition to the original violation.

Section 94.11 of Chapter 94 Park Regulations of Title IX General Regulations is repealed and replaced with a new Section 94.11, which shall read as follows:

§ 94.11 SKATE PARK FACILITY.

(A) It is unlawful for any person to use or operate a skateboard, inline skates, or similar device on or in a public skate park facility located within the city, unless that person is, at all times, wearing properly fitted and fastened protective devices consisting of a helmet, knee pads, wrist guards, and elbow pads, which are commercially manufactured and designed specifically for the designated activity. The only coasting devices permitted within a public skate park facility are skateboards, roller skates, and

inline skates. Bicycles, coasters, scooters, or other rolling or wheeled devices are strictly prohibited.

(B) It shall be unlawful to use or possess tobacco products of any kind, including but not limited to, chewing tobacco, cigars, cigarettes, and smoking vapor devices in or upon any city skate park facility or within fifty (50) feet of the exterior boundaries of such facilities and to discard lighted or unlighted cigars, cigarettes, or smoking vapor devices, in said areas.

(C) Alcohol and other controlled substances are prohibited anywhere within fifty (50) feet of the skate park.

(D) No person under the age of twelve (12) years of age will use the skate park without the supervision of a parent or legal guardian.

(E) Any person violating any of the provisions of this section is guilty of an infraction punishable in accordance with the provisions of the Riverbank Municipal Code.

(F) The parent or legal guardian having control or custody of an unemancipated minor whose conduct violates this section shall be jointly and severally liable with the minor for any fines imposed pursuant to this section.

Chapter 94 Park Regulations of Title IX General Regulations is amended to add a new Section 94.12, which shall read as follows:

§ 94.12 BOUNCE HOUSES AND OTHER INFLATABLE DEVICES.

(A) It is unlawful to have bounce houses or any similar inflatable device on city park premises or other city property without a city issued permit. The permit requires compliance with the manufacturer's operating procedures for the specific bounce house or inflatable device. The fee for the permit shall be established by City Council resolution.

(B) The bounce house or inflatable device company used is required to have a Riverbank Business License and provide a Certificate of Insurance of \$1,000,000 and name the City of Riverbank as additional insured as well as any other insurance terms the city may require.

(C) The city will specify where the bounce house or similar inflatable device is to be located at each park in order to eliminate damage to sprinkler heads, lawn area, etc.

(D) Vehicles are prohibited to drive onto any park area to load or unload the bounce house or similar inflatable device.

(E) Bounce houses or any similar inflatable device shall be operated by a generator to avoid cords causing a tripping hazard.

(F) Water bounce houses and two-story bounce houses or any similar inflatable devices are prohibited.

(G) Bounce houses or any similar inflatable devices are prohibited at Jacob Myers Park.

Chapter 94 Park Regulations of Title IX General Regulations is amended to add a new Section 94.13, which shall read as follows:

§ 94.13 ENFORCEMENT.

Any violation of this chapter shall be enforceable pursuant to Chapter 99 of the Municipal Code of Riverbank. Peace officers, or as designated by the city's Director of Parks and Recreation, contracted security services personnel, or any authorized city employee, may enforce this chapter. The Director of Parks and Recreation or designee shall have the authority to regulate the activities in park areas, when necessary, to prevent congestion, secure the safety and health of patrons, and to secure maximum use of the park facilities for the comfort and convenience of all. In addition, the Director or designee, may limit the length of time such facilities, including picnic facilities are used to avoid crowding. Visitors shall comply with any directions given to achieve this end.

Chapter 94 Park Regulations of Title IX General Regulations is amended to add a new Section 94.14, which shall read as follows:

§ 94.14 NOTICE.

The City shall cause this ordinance and any other park rules and regulations to be posted at each city park to give park patrons notice of park rules and regulations.

Chapter 94 Park Regulations of Title IX General Regulations is amended to add a new Section 94.15, which shall read as follows:

§ 94.15 PENALTY.

(A) Unless otherwise classified as a misdemeanor in this code, the violation of any provision or failure to comply with any mandatory requirement of this chapter is an infraction.

(B) Unless otherwise noted, any person violating these provisions shall be guilty of an infraction, which shall be punishable by:

(1) A fine not exceeding one hundred dollars (\$100) for the first offense; and

(2) A fine not exceeding two hundred dollars (\$200) for a second violation of the same offense within one year of the first offense; and

(3) A fine not exceeding five hundred dollars (\$500) for each additional violation of the same offense thereafter.

(C) An issued Administrative Citation under this chapter may be changed to a warning citation at the discretion of the Director of Parks and Recreation and with the approval of the City Manager. Any further violation of the same offense shall invoke the penalties of a fine.

SECTION 3:

This Ordinance shall become effective thirty (30) days from and after its final passage and adoption (on July 23, 2015), provided it is published pursuant to GC § 36933 in a newspaper of general circulation and published within fifteen (15) days after its passage.

The foregoing ordinance was introduced and given its first reading by title only at the regular City Council meeting on June 9, 2015. Said ordinance was given its second reading by title only on June 23, 2015.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Riverbank at a regular meeting on the 23rd of June, 2015; motioned by Councilmember _____, seconded by Councilmember _____, moved said ordinance for adoption by a City Council roll call vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

APPROVED AS TO FORM:

Tom P. Hallinan, City Attorney

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 4.2

SECTION 4: UNFINISHED BUSINESS

Meeting Date: June 23, 2015

Subject: Second Reading by Title Only and Adoption of Proposed **Ordinance No. 2015-012** of the City Council of the City of Riverbank, California, Amending Title V: Public Works, by Repealing in its Entirety Chapter 53: Stormwater Management and Discharge Control and Substituting in its Place a New Chapter 53 of the City of Riverbank Municipal Code of Ordinances

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Administration Manager
Annabelle Aguilar, CMC, City Clerk

RECOMMENDATION

It is recommended that the City Council conduct the second reading by title only of the proposed Ordinance and consider its adoption by roll call vote.

INTRODUCTION

A Public Hearing was conducted at the regular City Council meeting on June 9, 2015, to receive public opinions or evidence for or against the proposed Ordinance after its first reading and introduction by title only. The City Council approved the first reading and introduction of the proposed ordinance (now titled Ordinance No. 2015-012) which moved said Ordinance to the June 23, 2015, regular City Council meeting for its second reading by title only and consideration for adoption.

BACKGROUND

In March of 2006, the Riverbank City Council approved a Storm Water Management and Discharge Control Ordinance. The purpose of the Ordinance is to protect the health, safety and general welfare of the citizens of Riverbank by controlling non-storm water discharges to the storm water conveyance system from spills, dumping or disposal of materials other than storm water, and by reducing pollutants in urban storm water discharges to the maximum extent practicable. The intent of the Ordinance is to protect and enhance the water quality of watercourses, water bodies and wetlands in a

manner pursuant to and consistent with the Federal Clean Water Act, by reducing pollutants in storm water discharges to the maximum extent practicable.

In July 2013, the City of Riverbank complied with the Small MS4 General Permit and filed a Notice of Intent and a Guidance Document that specifies actions and activities over the next five (5) years necessary to reduce the discharge of pollutants in storm water to the maximum extent practicable and for compliance with the General Permit. The regulations specify six (6) minimum control measures to be developed and implemented over the next four (4) years including Public Education and Outreach, Public Participation/Involvement, Illicit Discharge Detection and Elimination, Construction Site Runoff Control, Post-Construction Runoff, and Pollution Prevention/Good Housekeeping.

One of the tasks identified in the second year of the General Permit is to review and revise relevant ordinances or other regulatory mechanisms to obtain adequate legal authority to control pollutant discharges into and from the storm drain system and to meet the requirements of the General Permit. The proposed revisions to the Ordinance will meet these requirements and further protect the general health, safety, and welfare of the citizens of Riverbank.

PURPOSE OF ORDINANCE & REVISIONS

The scope of the Ordinance and the revisions provides for the control and regulation of discharges to the MS4 and receiving waters, through a program of education and enforcement of general and specific prohibitions and requirements. This chapter and the revisions made applies to all dischargers and places of discharge located within the City of Riverbank that discharge storm water or non-storm water into any MS4 or receiving waters.

The revisions to the Ordinance seek to protect and promote the public health, safety, and general welfare of the citizens of Riverbank with the implementation of the following objectives:

- To comply with all federal and state laws, lawful standards, and orders applicable to storm water and urban runoff pollution control;
- To prohibit and reasonably control discharge that may interfere with the operations of, or cause any damage to the MS4, or impair the beneficial uses of the receiving waters;
- To prohibit illicit discharges to the MS4;
- Reduce storm water runoff rates and volumes, soil erosion and non-point source pollution wherever feasible, through storm water management controls and to ensure that these management controls are properly maintained;
- To reduce pollutants in storm water and urban runoff;
- To reduce unauthorized non-storm water discharges to the MS4 to the maximum extent practicable;

- To develop and implement effective educational outreach programs designed to educate the public on issues of storm water and urban runoff pollution;
- To establish adequate legal authority to carry out all inspection, surveillance and monitoring, or other procedures necessary to ensure compliance with this chapter.

SUMMARY OF KEY REVISIONS

1) **53.06 Exceptions to Discharge Prohibition.** (C) Conditional Exemptions from Discharge Prohibition consist of the following non-storm water discharges to the MS4 are exempt, and may be allowed subject to all appropriate BMPs and prior written authorization by the Public Works Superintendent:

- a. De-chlorinated and non-salt water swimming pool discharges where the water cannot be readily discharged to the sanitary sewer system or allowed to completely percolate into the ground;
- b. Discharges from charity vehicle washing;
- c. Street, driveway, and sidewalk washing

2) **53.09 Illicit Connections Prohibited.** It is unlawful for any person to establish, use, or maintain any illicit connection to the storm water conveyance system. This prohibition expressly includes, without limitation, illicit connections made in the past, regardless of whether the connection was permissible under law or practices applicable or prevailing at the time of connection. A person is considered to be in violation of this chapter if the person connects a line conveying sewage to a storm water conveyance system, or allows such a connection to continue.

3) **53.12 Reduction of Pollutants in Storm Water.**

(B) Construction.

1) Any person performing construction activities in the City shall prevent pollutants from entering the storm water conveyance system and comply with all applicable Federal, State and local laws, ordinances or regulations. All construction projects, regardless of size, having soil disturbance or activities exposed to storm water must, at a minimum, implement BMPs for erosion and sediment controls, soil stabilization, dewatering, source controls, pollution prevention measures, and prohibited discharges.

2) Any person subject to a construction activity NPDES storm water discharge permit shall comply with all provisions of such permit and show proof of compliance. For projects with less than an acre of soil disturbance or not subject to the Construction General Permit, an erosion and sediment control plan and worksheet must be submitted to the City.

3) As required by its Phase II MS4 NPDES Permit, the City will conduct storm water compliance inspections at applicable construction sites that have areas of soil disturbance exposed to storm water. The inspections will evaluate the construction site's compliance to the City's storm water ordinances.

(C) Development

1) Proponents of all applicable development and redevelopment projects will be required to meet the requirements and design standards specified in the current Phase II MS4 NPDES Permit.

2) At the earliest planning stages, project proponents shall assess and evaluate how site conditions, such as soil, vegetation, and flow paths will influence the placement of buildings and paved surfaces. All site design measures, source controls, treatment controls, and hydromodification measures must be selected, sized, and situated in accordance with the guidance provided in the current MS4 permit. Documentation of the site's post-construction storm water design measures must be submitted to the City's Planning Department for review and approval prior to the commencement of the project.

3) Project proponents must sign an operation and maintenance agreement in which they legally bind themselves to maintain the installed post-construction design measures in an effective and good operational condition until the property ownership is transferred. A written operation and maintenance plan for the proposed storm water design measures is required to be submitted to and approved by the City with the signed agreement.

(D) Compliance with Industrial or Construction Activity Storm Water Permit.

1) Any person subject to the State's current Industrial NPDES General Permit for storm water discharge shall comply with all provisions of such permit. Proof of compliance with said permit may be required in a form acceptable to the enforcement official upon inspection of the facility.

2) Any person subject to the State's current Construction NPDES General Permit for storm water discharge shall comply with all provisions of such permit. Proof of compliance with said permit may be required in a form acceptable to the enforcement official prior to or a condition of a subdivision map, site plan, building permit, and development or improvement plan.

2) Every person or entity undertaking any activity or use of premises that may cause or contribute to storm water pollution or contamination or illicit discharges shall comply with best management practices (BMPs) consistent with the California Storm Water Quality Association (CASQA) guidelines.

3) **53.14 INSPECTION AUTHORITY**

(B) Photographs. The Enforcement Official may, in the course of inspection, photograph the premises to memorialize the inspection as it relates to regulation by this chapter or any other local, state, or federal law. Photographs may be taken of any facility, mechanism, apparatus, means or method thought to contribute to or facilitate a suspected violation.

Tonight staff is recommending that the City Council Approve the Ordinance of the City Council of the City of Riverbank, California, to Amend Title V: Public Works, by repealing in its entirety Chapter 53: Stormwater Management and Discharge Control and Substituting in its place a new Chapter 53 of the City of Riverbank Municipal Code of Ordinances.

FINANCIAL IMPACT

The full fiscal impacts of the implementation of the MS4 requirements cannot fully be determined at this time. This will be the first time such requirements have been imposed on smaller Cities like Riverbank. The implementation of the second phase of the MS4 permit issued to the City of Riverbank is another example of an unfunded mandate by the State of California. Implementation of the proposed ordinance will undoubtedly create an obligation for monitoring, reporting and tracking all storm water conveyance systems City-wide. These obligations will create a daily personnel demand on the Development Services Department both with field verification as well as administrative support staff in the monitoring of all storm water permit progress to the State of California. In addition, staff support will be necessary to prepare and administer correspondence to support the permit requirements imposed by the State of California. City staff does not currently have the staffing resources necessary to manage these new obligations. This proposed Ordinance will have an impact on the General Fund and will create an obligation to hire staff to handle the workload associated with the MS4 obligations and enable the City to meet the demands of the permit. In reviewing the requirements, it is strongly recommended that one (1) full time field inspector with the appropriate certification from CASQA, and one (1) part time administrative position for staff support and reporting. Anticipated Fiscal Impact could be approximately \$140,000 in salary and benefits.

ATTACHMENTS:

1. Proposed Ordinance No. 2015-012

CITY OF RIVERBANK

ORDINANCE NO. 2015-012

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVERBANK,
CALIFORNIA, TO AMEND TITLE V: PUBLIC WORKS, BY REPEALING IN ITS
ENTIRETY CHAPTER 53: STORMWATER MANAGEMENT AND DISCHARGE
CONTROL AND SUBSTITUTING IN ITS PLACE A NEW CHAPTER 53 OF THE CITY
OF RIVERBANK MUNICIPAL CODE OF ORDINANCES**

THE CITY COUNCIL OF THE CITY OF RIVERBANK DOES ORDAIN AS FOLLOWS:

Title V: Public Works, Chapter 53: Storm Water Management and Discharge Control shall be repealed in its entirety and substituting in its place a new Chapter 53 to comply with regulations detailed in the MS4 Phase II Storm Water Permit which will read as follows:

CHAPTER 53: STORMWATER MANAGEMENT AND DISCHARGE CONTROL

Section:

- 53.01 Title
- 53.02 Purpose and intent
- 53.03 Definitions
- 53.04 Conflicts with other laws
- 53.05 Discharge of non-storm water prohibited
- 53.06 Exceptions to discharge prohibition
- 53.07 Groundwater discharges
- 53.08 Discharge in violation of permit
- 53.09 Illicit connections prohibited
- 53.10 Concealment and abetting
- 53.11 Acts potentially resulting in violation of Federal Clean Water Act and/or Porter-Cologne Act
- 53.12 Reduction of pollutants in storm water
- 53.13 Containment and notification of spills
- 53.14 Inspection authority
- 53.15 Enforcement authority
- 53.16 Abatement by City
- 53.17 Charging Cost of Abatement - Liens
- 53.18 Violations
- 53.19 Remedies not exclusive
- 53.20 Appeal
- 53.21 Disclaimer of Liability
- 53.22 City Authority
- 53.23 Judicial Review

§ 53.01 TITLE.

This chapter shall be known as the city “Storm Water Management and Discharge Control Ordinance,” of the City of Riverbank and may be cited as such. (Ord. 2006-002, passed 3-13-06)

§ 53.02 PURPOSE AND INTENT.

(A) The purpose of this chapter is to protect and promote the health, safety and general welfare of the citizens of the city by controlling non-storm water discharges to the storm water conveyance system from spills, dumping, or disposal of materials other than storm water, and by reducing pollutants in urban storm water discharges to the maximum extent practicable.

(B) This chapter is intended to assist in the protection and enhancement of the water quality of watercourses, water bodies, and wetlands in a manner pursuant to and consistent with the Federal Clean Water Act (Clean Water Act, 33 USC Section 1251 et seq.) by reducing pollutants in storm water discharges to the maximum extent practicable and by prohibiting non-storm water discharges into the storm drain system.

(C) The scope provides for the control and regulation of discharges to the MS4 and receiving waters, through a program of education and enforcement of general and specific prohibitions and requirements. This chapter applies to all dischargers and places of discharge located within the City of Riverbank that discharge storm water or non-storm water into any MS4 or receiving waters.

Through a program employing watershed-based approaches that balance environmental and economic considerations, the City seeks to protect and promote the public health, safety, and general welfare of its citizens with the implementation of the following objectives:

- (1) To comply with all federal and state laws, lawful standards, and orders applicable to storm water and urban runoff pollution control;
- (2) To prohibit and reasonably control any discharge that may interfere with the operation of, or cause any damage to the MS4, or impair the beneficial uses of the receiving waters;
- (3) To prohibit illicit discharges to the MS4;
- (4) Reduce storm water runoff rates and volumes, soil erosion and non-point source pollution wherever feasible, through storm water management controls and to ensure that these management controls are properly maintained;
- (5) To reduce pollutants in storm water and urban runoff;

(6) To reduce unauthorized non-storm water discharges to the MS4 to the maximum extent practicable;

(7) To develop and implement effective educational outreach programs designed to educate the public on issues of storm water and urban runoff pollution;

(8) To establish adequate legal authority to carry out all inspection, surveillance and monitoring, or other procedures necessary to ensure compliance with this chapter.

§ 53.03 DEFINITIONS.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning:

“Best management practices” means schedules of activities, prohibitions of practices, general good housekeeping practices, pollution prevention and education practices, maintenance procedures, and other management practices to prevent or reduce to the maximum extent practicable the discharge of pollutants directly or indirectly to waters of the United States. “Best management practices” also include treatment requirements, operating procedures, and practices to control plant site runoff, spillage or leaks, sludge or waste disposal, and drainage from raw material storage.

“City” means the City of Riverbank.

“California Storm Water Quality Association” or “CASQA” shall mean the California Storm Water Quality Association, a professional member association dedicated to information sharing and the advancement of storm water quality management.

“Clean Water Act” means the Federal Water Pollution Control Act (33 U.S.C. 1251 et seq.), and any subsequent amendments thereto.

“Construction activity” means activities subject to NPDES construction permits. These include construction projects resulting in land disturbance of one acre or more. Such activities include but are not limited to clearing and grubbing, grading, excavating and demolition.

“Development” means the building or placement of any structure or portion thereof. “Development” includes excavation and grading.

“Public Works Superintendent” means the Public Works Superintendent of the City of Riverbank.

“Employee training program” means a documented employee training program which may be required to be implemented by a business pursuant to a storm water pollution prevention plan for the purpose of educating its employees on methods of reducing discharge of pollutants to the storm water conveyance system.

“Enforcement agency” means the City of Riverbank.

“Enforcement official” means the Director of Public Works or his or her designee or any agent of the city authorized to enforce compliance with this chapter.

“Hazardous materials” means any material, including any substance, waste or combination thereof, which because of its quality, concentration or physical, chemical or infectious characteristics may cause, or significantly contribute to, a substantial present or potential hazard to human health, safety, property or the environment when improperly treated, stored, or transported, disposed of or otherwise managed (California Health and Safety Code 25117).

“Illegal discharge” means any discharge to the storm water conveyance system that violates this chapter, or is prohibited by federal, state, or local laws, or which degrades the quality of receiving waters in violation of any plan standard.

“Illicit connections” means any physical connection to the storm water conveyance system, which is not authorized by the City of Riverbank and the Regional Water Quality Control Board Central Valley Region.

“Industrial activity” means activities subject to NPDES industrial permits as defined in 40 CFR, Section 122.26 (b)(14).

“National pollution discharge elimination system (NPDES) permit” means a permit issued by the Regional Water Quality Control Board or the State Water Resources Control Board pursuant to Division 7, Chapter 5.5 of the California Water Code (commencing with Section 13370) to control discharges from point sources to waters of the United States.

“Noncommercial vehicle washing” means the washing and rinsing of passenger vehicles on private property in which no commercial enterprise is being conducted in the washing of those vehicles.

“Non-storm water discharge” means any discharge to the storm water conveyance system that is not entirely composed of storm water.

“Person” means any person, firm, corporation, business entity, or public agency, whether principal, agent, employee, or otherwise.

“Plan standard” means any or all applicable requirements of the basin plan or any other approved plan.

“Pollutant” means any contaminant, which can degrade the quality of the receiving water in violation of any plan standard.

“Premises” means any contaminant, which can degrade the quality of the receiving water in violation of any plan standard.

“Storm water” means surface runoff and drainage associated with storm events, which is free of pollutants to the maximum extent practicable.

“Storm water conveyance system” means those artificial and natural facilities within the City of Riverbank, whether publicly or privately owned, by which storm water may be conveyed to a watercourse or waters of the United States, including any roads with drainage systems, streets, catch basins, natural and artificial channels, aqueducts, stream beds, gullies, curbs, gutters, ditches, open fields, parking lots, impervious surfaces used for parking, and natural and artificial channels or storm drains.

“Storm water pollution prevention plan” means a document which describes the best management practices to be implemented by the owner or operator of a business to eliminate non-storm water discharges and/or reduce to the maximum extent practicable pollutant discharges to the storm water conveyance system.

“Watercourse” means any natural stream, whether flowing continuously or not, that is fed from permanent or natural sources, and includes, without limitation to rivers, creeks, runs, and rivulets.

Any term(s) defined in the Federal Clean Water Act, as amended, and/or defined in the regulations for the storm water discharge permitting program issued by the Environmental Protection Agency, as amended, and which are not specifically defined in subsection A of this section shall, when used in this chapter, have the same meaning as set forth in said act or regulation.

§ 53.04 CONFLICTS WITH OTHER LAWS.

In the event of any conflict between this chapter and any federal or state law, regulation, order, or permit, that requirement which establishes the higher standard for public health or safety shall govern. To the extent permitted by law, nothing in this chapter shall preclude enforcement of any other applicable law, regulation, order, or permit.

§ 53.05 DISCHARGE OF NON-STORM WATER PROHIBITED.

(A) Except as provided in Section 53.06 of this chapter, it is unlawful for any person to make or cause to be made any non-storm water discharge. Notwithstanding the exemptions provided by Section 53.06 of this chapter, if the Regional Water Quality Control Board or the enforcement official determines that any otherwise exempt discharge causes or significantly contributes to violations of any plan standard, or conveys significant quantities of pollutants to surface water(s) or watercourse(s), or is a danger to public health or safety, such discharge shall be prohibited from entering the storm water conveyance system.

§ 53.06 EXCEPTIONS TO DISCHARGE PROHIBITION.

Subject to the authority granted to the Regional Water Quality Control Board and the enforcement official in Section 53.05 of this chapter, the following discharges to the storm water conveyance system are exempt from the prohibition set forth in Section 53.05 of this chapter.

(A) Any discharge of connections regulated under a NPDES permit issued to the discharger and administered by the State of California pursuant to Division 7, Chapter 5.5 of the California Water Code, provided that the discharger is in compliance with all requirements of the permit and all other applicable laws and regulations;

(B) Discharges from the following activities, which do not cause or contribute to the violation of any NPDES permit:

- (1) Water line flushing and other discharges from potable water sources;
- (2) Incidental runoff from landscaped areas defined as unintended amounts (volume) of runoff, such as unintended, minimal over-spray from sprinklers that escape the area of intended use;
- (3) Rising ground waters or springs;
- (4) Passive foundation and footing drains;
- (5) Water from crawl space pumps and basement pumps;
- (6) Air conditioning condensation;
- (7) Noncommercial vehicle washing;
- (8) Natural flows from riparian habitats and wetlands;
- (9) Dechlorinated swimming pool discharges;
- (10) Flows from fire suppression activities, including fire hydrant flows;
- (11) Waters not otherwise containing wastes as defined in California Water code Section 13050(d) and California Health and Safety Code Section 25117;
- (12) Diverted stream flows;
- (13) Uncontaminated ground water infiltration to separate storm sewers;
- (14) Any discharge, which the enforcement official, the local health officer, or the Regional Water Quality Control Board determines in writing is necessary for the protection of the public health and safety;
- (15) Any discharge caused by flooding or other natural disaster, which could not have been reasonably foreseen or mitigated for in advance by the discharger, as determined by the enforcement official.

(C) Conditional Exemptions from Discharge Prohibition consist of the following non-storm water discharges to the MS4 are exempt from the prohibition set forth in § 6-8-201(a) and may be allowed to be discharged into the MS4, subject to all appropriate BMPs and prior written authorization by the Director. The “Conditionally Exempt Discharges” are as follows:

(a) De-chlorinated and non-salt water swimming pool discharges where the water cannot be readily discharged to the sanitary sewer system or allowed to completely percolate into the ground;

(b) Discharges from charity vehicle washing;

(c) Street, driveway, and sidewalk washing; and

(d) Other categories approved by the Executive Officer of the Regional Water Board, or an authorized representative.

§ 53.07 GROUNDWATER DISCHARGES.

Discharges of pumped groundwater not subject to a NPDES permit may be permitted to discharge to the storm water conveyance system upon written approval from the city and in compliance with conditions of approval set forth by the city.

§ 53.08 DISCHARGE IN VIOLATION OF PERMIT.

It is unlawful for any person to cause either individually or jointly any discharge to the storm water conveyance system, which results in or contributes to a violation.

§ 53.09 ILLICIT CONNECTIONS PROHIBITED.

It is unlawful for any person to establish, use, or maintain any illicit connection to the storm water conveyance system. This prohibition expressly includes, without limitation, illicit connections made in the past, regardless of whether the connection was permissible under law or practices applicable or prevailing at the time of connection. A person is considered to be in violation of this chapter if the person connects a line conveying sewage to a storm water conveyance system, or allows such a connection to continue.

§ 53.10 CONCEALMENT AND ABETTING.

It is unlawful and a violation for any person causing, permitting, aiding, abetting or concealing a violation of any provision of this chapter.

§ 53.11 ACTS POTENTIALLY RESULTING IN VIOLATION OF FEDERAL CLEAN WATER ACT AND/OR PORTER-COLOGNE ACT.

Any person who violates any provision of this chapter, any provision of any permit issued pursuant to this chapter, or who discharges waste or wastewater which causes pollution, or who violates any cease and desist order, prohibition, or effluent limitation, may also be in violation of the Federal Clean Water Act (33 USC 1251 et seq.) and/or Porter-Cologne Water Quality Control Act (California Water Code Section 13000 et seq.) and may be subject to the sanctions of those Acts including civil and criminal penalties.

§ 53.12 REDUCTION OF POLLUTANTS IN STORM WATER

Any person engaged in activities which may result in pollutants entering the storm water conveyance system shall, to the maximum extent practicable, undertake the measures set forth below to reduce the risk of non-storm water discharge and/or pollutant discharge.

(1) Business Related Activities.

(1) *Storm water pollution prevention plan.*

a) The enforcement official may require any business in the city that is engaged in activities which may result in pollutant discharges to develop and implement a storm water pollution prevention plan, which must include an employee training program.

b) Business activities which may require a storm water pollution prevention plan include, but are not limited to, maintenance, storage, manufacturing, assembly, equipment operations, vehicle loading or fueling, or cleanup procedures which are carried out partially or wholly out of doors.

(2) *Coordination with hazardous materials release response plans and inventory.* Any business requiring a hazardous materials release response and inventory plan under Chapter 6.95 (commencing with Section 25500) of Division 20 of the California Health and Safety Code, shall include in that plan provisions for compliance with this chapter, including the provisions prohibiting non-storm water discharges and illegal discharges, and requiring the release of pollutants to be reduced to the maximum extent practicable.

(3) *Coordination with hazardous waste generator contingency plan and emergency procedures.* Any business requiring a hazardous waste generator contingency plan and emergency procedures pursuant to California Code of Regulations, Title 22, Sections 66265.51 to 66265.56, shall include in that plan provisions for compliance with this chapter, including the provisions prohibiting non-storm water discharge and illegal discharges, and requiring the release of pollutants to be reduced to the maximum extent practicable.

(B) Construction.

(1) Any person performing construction activities in the City shall prevent pollutants from entering the storm water conveyance system and comply with all applicable Federal, State and local laws, ordinances or regulations, including but not limited to, the current California NPDES General Permit for storm water discharges associated with construction activity (Construction General Permit) and the City Storm water Management and Discharge Control Ordinance. All construction projects, regardless of size, having soil disturbance or activities exposed to storm water must, at a minimum, implement BMPs for erosion and sediment controls, soil stabilization, dewatering, source controls, pollution prevention measures, and prohibited discharges.

(2) Any person subject to a construction activity NPDES storm water discharge permit shall comply with all provisions of such permit. Proof of compliance with said permit may be required in a form acceptable to the enforcement official prior to, or as a condition of, a subdivision map, site plan, building permit, grading permit, or development or improvement plan, upon inspection of the facility, during any enforcement proceeding or action, or for any other reasonable cause. Prior to issuance of a construction permit or approval of the proposed improvement plans, for projects subject to the State's current Construction NPDES General Permit, the WDID

number and the SWPPP shall be submitted to the City. For projects with less than an acre of soil disturbance or not subject to the Construction General Permit, an Erosion and Sediment Control Plan (ESCP) and the ESCP Worksheet must be submitted to the City.

(3) As required by its Phase II MS4 NPDES Permit, the City will conduct storm water compliance inspections at applicable construction sites that have areas of soil disturbance exposed to storm water. The inspection will be conducted by a City inspector or agent working for the City who is a Qualified SWPPP Practitioner (QSP) or is supervised by a QSP. The inspection will evaluate the construction site's compliance to the City's storm water ordinances. Inspections will be billed by the City to the project owner. The following is the risk rating system and inspection frequency the City will use, which is analogous to the risk rating used by the California Construction General Permit.

- Projects not subject to the CGP or that have an Erosivity Waiver will have a pre-soil disturbance inspection and a project completion inspection.
- Projects that are Risk 1 / LUP Type 1 or Risk 2 / LUP Type 2 will have a pre-soil disturbance inspection, monthly inspections, and a project completion inspection.
- Projects that are Risk 3 / LUP Type 3 will have a pre-soil disturbance inspection, bi-monthly (twice per month) inspections, and a project completion inspection.

If a project has been issued two consecutive notices of violation or does not correct a previously issued notice of violation by the due date set by the inspector, the project's "threat to water quality" will be elevated by the City to the next highest category. This elevation of risk will not affect the risk rating for the Construction General Permit.

(C) Development

(1) The enforcement official may develop controls as appropriate to minimize the long-term, post construction discharge of storm water pollutants from new development(s) or modifications to existing development(s). Controls may include source control measures to prevent pollution of storm water and/or treatment controls designed to remove pollutants from storm water, low impact development measures, and/or hydromodification measures to offset the difference between the pre and post-construction peak flow runoff rates and volumes. Proponents of all applicable development and redevelopment projects will be required to meet the requirements and design standards specified in the current State of California Phase II MS4 NPDES permit.

(2) At the earliest planning stages, project proponents shall assess and evaluate how site conditions, such as soils, vegetation, and flow paths will influence the placement of buildings and paved surfaces. The evaluation will be used to

optimize the site layout to meet the goals of capturing and treating runoff. Each project proponent will submit a map of the project dividing the site into discrete drainage management areas to show in each how runoff will be managed using site design measures, source controls, treatment controls, and hydromodification measures as defined by the current MS4 permit. All site design measures, source controls, treatment controls, and hydromodification measures must be selected, sized, and situated in accordance with the guidance provided in the current MS4 permit. Documentation of the site's post-construction storm water design measures must be submitted to the City's Planning Department for review and approval prior to the commencement of the project.

(3) Project proponents must sign an operation and maintenance agreement in which they legally bind themselves to maintain the installed post-construction design measures in an effective and good operational condition until the property ownership is transferred. A written operation and maintenance plan for the proposed storm water design measures is required to be submitted to and approved by the City with the signed agreement. The agreement will be recorded with the deed by the County Clerk making it transferrable to the new owner; or, when there are multiple property owners responsible for the maintenance of the control measures, the agreement will consist of a legally binding covenant between the City and the homeowners association or maintenance district. The owner or association responsible for the maintenance of the control measures may be required by the City to submit an annual self-certification that the storm water control measures are effective and are being maintained in accordance with the submitted and approved Operation and Maintenance Plan.

(D) Compliance with Industrial or Construction Activity Storm Water Permit.

(1) Any person subject to the State's current Industrial NPDES General Permit for storm water discharge shall comply with all provisions of such permit. Proof of compliance with said permit may be required in a form acceptable to the enforcement official upon inspection of the facility; during any enforcement proceeding or action; or for any other reasonable cause.

(2) Any person subject to the State's current Construction NPDES General Permit for storm water discharge shall comply with all provisions of such permit. Proof of compliance with said permit may be required in a form acceptable to the enforcement official prior to or as a condition of a subdivision map, site plan, building permit, and development or improvement plan; upon inspection of the facility; during any enforcement proceeding or action; or for any other reasonable cause.

(3) Compliance with Best Management Practices. Every person or entity, including the above-listed categories, undertaking any activity or use of premises that may cause or contribute to storm water pollution or contamination or illicit discharges shall comply with best management practice (BMPs) consistent with the California Storm Water Quality Association (CASQA) Best Management Practice Handbooks or

equivalent guidelines.

§ 53.13 CONTAINMENT AND NOTIFICATION OF SPILLS .

Any person owning or occupying a premises who has knowledge of any release of pollutants or non-storm water discharge from or across those premises which might enter the storm water conveyance system, other than a release or discharge that is permitted by this chapter, shall immediately take all reasonable action to contain and abate the release of pollutants or non-storm water discharge, and shall notify the enforcement agency within twenty-four (24) hours of the release of pollutants or non-storm water discharge. For the purpose of containment, all vehicles within 100 feet of a storm water management facility shall be stored and parked on a paved surface that is capable of containing all reasonably expected discharges from vehicles to the satisfaction of the Director of Public Works.

§ 53.14 INSPECTION AUTHORITY.

(A) Right of entry.

(1) Whenever necessary to make an inspection to enforce any of the provisions of this chapter, or whenever an authorized enforcement official has reasonable cause to believe that there exists in any building or upon any premises any condition which constitutes a violation of this chapter, the enforcement official may enter such building or premises at all reasonable times to inspect the same or perform any duty imposed upon the officer by this chapter.

(2) Any request for entry shall state that the property owner or occupant has the right to refuse entry and that in the event such entry is refused, inspection may be made upon issuance of a warrant issued by a court of competent jurisdiction.

(3) In the event the owner or occupant refuses entry after such request has been made, the enforcement official is empowered to seek assistance from any court of competent jurisdiction in obtaining such entry.

(B) Photographs. The Enforcement Official may, in the course of inspection, photograph the premises to memorialize the inspection as it relates to regulation by this chapter or any other local, state, or federal law. Photographs may be taken of any facility, mechanism, apparatus, means or method thought to contribute to or facilitate a suspected violation.

(C) Sampling Authority. Inspections shall be based upon such reasonable selection processes as may be deemed necessary to carry out the objectives of this chapter, including but not limited to, random sampling and/or sampling in areas with evidence of storm water contamination, illegal discharge, non-storm water discharge to the storm water conveyance system, or similar factors.

(D) Sampling Methods.

(1) During any inspection, the enforcement official may take samples as necessary in order to implement and enforce the provisions of this chapter.

(2) This authority may include the installation of sampling and metering devices on private property, or requiring the person owning or occupying the premises to supply samples.

(E) Monitoring, Analysis and Reporting Authority.

(1) The enforcement official may require monitoring, analysis and reporting of discharges from any premises to the storm water conveyance system.

(2) Upon service of written notice by the enforcement official, the burden, including cost, of these activities, analyses and reports, incurred in complying with the requirement shall, to the extent permitted by law, be borne by the property owner or occupant of the facility or activity for which testing and monitoring has been requested. (Ord. 2006-002, passed 3-13-06)

§ 53.15 ENFORCEMENT AUTHORITY.

(A) General enforcement authority.

(1) Except as otherwise provided herein, the Director of Public Works shall administer, implement, and enforce the provisions of this chapter.

(2) Any powers granted to or duties imposed upon the Director of Public Works may be delegated by the Director of Public Works to other City personnel. (Ord. 95-05, passed 4-10-95).

(B) Administrative Enforcement Powers. The enforcement official may also exercise any of the following supplemental enforcement powers as may be necessary or advisable in the enforcement official's judgment under the circumstances:

(1) Notice of Violation (NOV).

a) Whenever the enforcement official finds that any person owning or occupying a premises has violated or is violating this chapter or order issued hereunder, the enforcement official may serve a written NOV upon such person, by personal service, or by registered or certified mail.

b) Within thirty (30) days of the receipt of this notice, or shorter period as may be prescribed in the NOV, an explanation of the violation and a plan for the satisfactory correction and prevention thereof, which shall include specific required actions, shall be submitted to the enforcement official.

c) Submission of this plan shall in no way relieve the person of liabilities for violations occurring before or after receipt of the NOV.

(2) Cease and Desist Orders.

a) The enforcement official may require any person owning or occupying a premises to cease and desist all activities that may cause or contribute to discharge in violation of this chapter.

b) This order may also require such person to:

1. Comply with the applicable provisions of the chapter within a designated period of time or;
2. Take appropriate remedial or preventative action to keep the violation from recurring.

(3) Notice to Clean and Abate.

a) The enforcement official may require any person owning or occupying a premises to clean up and abate any release of pollutants on those premises which may result in a violation of this chapter.

b) The enforcement official may also order abatement of activities or practices, which may reasonably result in such a violation.

(4) Mitigation. The enforcement official shall have authority to order the mitigation of circumstances, which may result in or contribute to illegal discharges.

(5) Storm Water Pollution Prevention Plan. The enforcement official shall have the authority to establish elements of a storm water pollution prevention plan, and to require any business to adopt and implement such a plan, as may be reasonably necessary to fulfill the purposes of this chapter.

(6) Best Management Practices. The enforcement official may establish the requirements of best management practices for any premises.

(7) Violations constituting Misdemeanors. In addition to civil penalties provided for in this chapter, any violation of this chapter may be punishable as a misdemeanor.

(8) Violations Deemed a Public Nuisance.

a) In addition to the penalties hereinbefore provided, any condition caused or permitted to exist in violation of any of the provisions of this chapter is a threat to the public health, safety or welfare and is thus deemed a nuisance.

b) Any such nuisance may be summarily abated and/or restored by any authorized to pursue civil action(s) pursuant to subsection B of this section to abate, enjoin, or otherwise compel the cessation of the nuisance.

(9) *Cost Recovery.*

a) The cost of the abatement and restoration shall be borne by the owner of the property and the cost therefore shall be invoiced to the owner of the property.

b) If the invoice is not paid within sixty (60) days, the enforcement official shall have the authority to place a lien upon and against the property.

c) If the lien is not satisfied within three months, the enforcement official is authorized to take all legal measures as are available to enforce the lien as a judgment, including, without limitation, enforcing the lien in an action brought for a money judgment or by delivery to the county assessor of a special assessment against the property in accordance with Government Code Section 38773.5.

(10) *Seasonal and Recurrent Nuisance.*

a) If any violation of this chapter constitutes a seasonal and recurrent nuisance, the enforcement official shall so declare.

b) Thereafter such seasonal and recurrent nuisance shall be abated every year without the necessity of any further hearing.

(11) *Costs of Enforcement.*

a) If the city prevails in any administrative, civil, or criminal proceeding initiated under this chapter, the city shall be entitled to seek reimbursement for all costs incurred in connection with said proceeding.

b) Such reimbursable expenses may include, but are not limited to, costs of investigation, administrative overhead, out-of-pocket expenses, costs of administrative hearings, and costs of suit.

c) If any such costs are granted to the city, said costs shall be recoverable pursuant to subsections (A)(9) of this section.

(C) *Civil Action.*

(1) In addition to any other remedies provided in this chapter, any violation of this chapter may be enforced by civil action brought by the city attorney.

(2) Monies recovered under this subsection shall be paid to the city to be used exclusively for costs associated with monitoring and establishing storm water discharge pollution control systems and/or implementing or enforcing the provisions of this chapter.

(3) In any such action, the city may seek, as appropriate, any or all of the following remedies:

- a) A temporary and/or permanent injunction;
- b) Assessment of the violator for the costs of any investigation, inspection, or monitoring survey which led to the establishment of the violation, and for the reasonable costs of preparing and bringing legal action under this subsection;
- c) Costs incurred in removing, correcting, or terminating the adverse effects resulting from the violation;
- d) Compensatory damages for loss or destruction to water quality, wildlife, fish and aquatic life.

(D) Emergency Orders and Abatements.

- (1) The enforcement official may order the abatement of any discharge from any source to the storm water conveyance system when, in the opinion of the enforcement official, the discharge causes or threatens to cause a condition which presents an imminent danger to the public health, safety, or welfare, or the environment, or a violation of a NPDES permit.
- (2) In emergency situations where the property owner or other responsible party is unavailable and time constraints are such that service of a notice and order to abate cannot be effected without presenting an immediate danger to the public health, safety, or welfare, or the environment or a violations of NPDES permit, the city may perform or cause to be performed such work as shall be necessary to abate said threat or danger.
- (3) The costs of any such abatement shall be borne by the owner and shall be collectable in accordance with the provisions of subsection (A)(9) of this section.

(E) Contents of Notice. Any NOV, cease and desist order, or other civil notice or civil order issued by the enforcement official pursuant to this chapter shall include a copy of Section 53.20 of this chapter outlining appeal rights. (Am. Ord. 2006-002, passed 3-13-06)

§ 53.16 ABATEMENT BY CITY.

(A) If the violation has not been corrected pursuant to the requirements set forth in the notice of violation, or, in the event of an appeal under Section 53.20, within ten days of the decision of the City Manager upholding the decision of the public works director, then the city or a contractor designated by the Public Works Superintendent shall enter

upon the subject private property and is authorized to take any and all measures necessary to abate the violation and/or restore the property.

(B) It shall be unlawful for any person, owner, agent or person in possession of any premises to refuse to allow the city or designated contractor to enter upon the premises for the purposes set forth above. (Ord. 95-05, passed 4-10-95; Am. Ord. 2006-002, passed 3-13-06).

§ 53.17 CHARGING COST OF ABATEMENT—LIENS.

(A) Within 30 days after abatement of the nuisance by city, the Public Works Superintendent shall notify the property owner of the property of the cost of abatement, including administrative costs.

(B) Within 15 days, the property owner may file with the City Clerk a written protest objecting to the amount of the assessment

1) The City Clerk shall set the matter for public hearing by the city council.

2) The decision of the City Council shall be set forth by resolution and shall be final.

(C) If the amount due is not paid within ten days of the decision of the city council or the expiration of the time in which to file an appeal under this section the charges shall become a special assessment against the property and shall constitute a lien on the property for the amount of the assessment.

(D) A copy of the resolution shall be turned over to the county auditor so that the auditor may enter the amounts of the assessment against the parcel as it appears on the current assessment roll, and the tax collector shall include the amount of the assessment on the bill for taxes levied against the parcel of land. (Ord 95-05, passed 4-10-95; Am. Ord. 2006-002, passed 3-13-06).

§ 53.18 VIOLATIONS.

(A) It shall be unlawful for any person to violate any provision of this chapter or fail to comply with any of the requirements.

(B) A violation of or failure to comply with any of the requirements of this chapter shall constitute an infraction and therefore shall be subject to the following fines:

(1) \$500 upon the first offense;

(2) \$1,000 upon the second offense;

(3) \$3,000 upon the third and each subsequent offense.

(C) If any violation is continued, each day's violation shall be deemed a separate violation. (Ord. 95-05, passed 4-10-95; Am. Ord. 2006-002, passed 3-13-06).

§ 53.19 REMEDIES NOT EXCLUSIVE.

(A) Remedies under this chapter are in addition to and do not supersede or limit any and all other remedies, civil or criminal.

(B) The remedies provided for herein shall be cumulative and not exclusive.

§ 53.20 APPEAL.

(A) Any person served with a NOV, who is subject to a cease and desist order, who is subject to an abatement order, who is required to perform monitoring, analyzes, reporting and/or corrective activities by an authorized enforcement official, or who is otherwise grieved by the decision of the authorized enforcement official, may appeal the decision to the Public Works Superintendent within ten (10) days following the effective date of the decision by filing a written appeal with the Public Works Superintendent.

(B) The Public Works Superintendent shall request a report and recommendation from the authorized enforcement official and shall set the matter for hearing at the earliest practical date.

(1) Due notice of the hearing shall be provided to the person appealing the decision of the authorized enforcement official.

(2) At the hearing, the Public Works Superintendent may hear additional evidence, and may reject, affirm or modify the authorized enforcement official's decision.

(3) The Public Works Superintendent decision shall be final. (Ord. 2006-002, passed 3-13-06)

§ 53.21 DISCLAIMER OF LIABILITY.

(A) The degree of protection required by this chapter is considered reasonable for regulatory purposes and is based on scientific, engineering, and other relevant technical considerations.

(B) The standards set forth herein are minimum standards and this chapter does not imply that compliance will ensure that there will be no unauthorized discharge of pollutants into the waters of the United States.

(C) This chapter shall not create liability on the part of the city, any officer or employee thereof for any damages that result from reliance on the code or any administrative decision lawfully made thereunder. (Ord. 2006-002, passed 3-13-06)

§ 53.22 CITY AUTHORITY.

The enforcement official is authorized to make any decision on behalf of the city required or called for by this chapter.

§ 53.23 JUDICIAL REVIEW.

The provisions of California Code of Civil Procedure Section 1094.5 and Section 1094.6 are applicable to judicial review of city decisions pursuant to this chapter. (Ord. 2006-002, passed 3-13-06)

This Ordinance shall become effective thirty (30) days (____) from and after its final passage and adoption, provided it is published pursuant to GC § 36933 in a newspaper of general circulation and published within fifteen (15) days after its passage.

The foregoing ordinance was given it first reading and introduced by title only at a regular meeting of the City Council of the City of Riverbank on June 9, 2015. Said ordinance was given a second reading by title only and adopted by the City Council.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Riverbank at a regular meeting on the __ day of __, 2015; motioned by Councilmember _____, seconded by Councilmember _____, moved said ordinance by a City Council roll call vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

APPROVED AS TO FORM:

Tom P. Hallinan, City Attorney

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.1

Section 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Consolidated Landscaping & Lighting District.

- 1) **Resolution** of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Riverbank Consolidated Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016.
- 2) **Resolution** of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Riverbank Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

STAFF SUMMARY:

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District is a consolidation of several landscape and lighting districts formed pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). Each of the original districts are identified as benefit zones within the Consolidated District. The various improvements and the expenses associated with each Zone are identified and budgeted independently and are levied annually pursuant to the 1972 Act.

The Engineer's Annual Levy Report for Fiscal Year 2015/2016 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefit zones. The

attached resolutions represent the final steps in the annual levy of assessments on the district for fiscal year 2015/2016.

The Engineer's Report represents 6 different Districts: Courtney Estates, South Bend Estates, Elmwood Estates, Chianti, Sterling Ridge, and Eastwood Estates. Each of these districts are showing a healthy reserve. The annual levy per Equivalent Dwelling Unit (EDU) for fiscal year 2015/2016 will remain the same.

Therefore, it is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2015/2016.

FISCAL IMPACT:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Courtney Estates	\$ 25.50	\$ 25.50	No Change
South Bend Estates	\$ 74.52	\$ 74.52	No Change
Elmwood Estates	\$ 24.72	\$ 24.72	No Change
Chianti	\$ 57.54	\$ 57.54	No Change
Sterling Ridge	\$129.92	\$129.92	No Change
Eastwood Estates	\$ 88.00	\$ 88.00	No Change

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolutions
2. Engineer's Annual Levy Report Consolidated Landscaping and Lighting District Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, AMENDING AND/OR APPROVING THE ENGINEER'S REPORT FOR THE RIVERBANK CONSOLIDATED LANDSCAPING AND LIGHTING DISTRICT; AND THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS RELATED THERETO FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the "Act"), did by previous Resolution order the Engineer, Willdan Financial Services, to prepare and file a Report in connection with the "**Riverbank Consolidated Landscaping and Lighting District**" (hereafter referred to as the "District"), the Zones therein and the proposed levy and collection of annual assessments against parcels of land for the fiscal year commencing July 1, 2015 and ending June 30, 2016; and

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Riverbank, California and the City Clerk has presented to the City Council such report entitled "**Engineer's Annual Levy Report for Riverbank Consolidated Landscaping and Lighting District, Fiscal Year 2015/2016**" as required by the Act; and

WHEREAS, the City Council pursuant to the provisions of *Chapter 2, Article 1, Section 22586* of said Act may approve the report, as filed, or may modify the report in any particular and approve it as modified; and

WHEREAS, the City Council has carefully examined and reviewed the Report as presented, considered all oral and written comments presented with respect to the District and Report at a noticed Public Hearing and has discussed any necessary or desired modifications to the Report.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and ordered by the City Council for the Consolidated Landscaping and Lighting District as follows:

Section 1 The Report as presented or as modified, contains the following:

- a. A Description of Improvements.
- b. A Diagram of the District.
- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.

d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.

e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2015/2016.

Section 2 The City Clerk is hereby directed to enter on the minutes of the City Council any and all modifications to the Report determined and approved by the City Council, and all such changes and/or modifications by reference are incorporated into the Engineer's Report.

Section 3 The City Council is satisfied with the Engineer's Report as presented or modified, each and all of the budget items and documents as set forth therein, and is satisfied that the annual assessments contained therein are consistent with the assessments approved by the property owners and spread in accordance with the special benefits received from the improvements pursuant to the provisions of the California Constitution Article XIIID.

Section 4 The Report is hereby approved as submitted or modified and ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

Section 5 The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation and approval of the Report as submitted or modified.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Consolidated Landscaping and Lighting District for 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE RIVERBANK CONSOLIDATED LANDSCAPING AND LIGHTING DISTRICT; FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as “**Riverbank Consolidated Landscaping and Lighting District**” (hereafter referred to as the “District”) and the Zones therein for Fiscal Year 2015/2016 to pay the costs and expenses of operating, maintaining and servicing the improvements and appurtenant facilities related thereto, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the “Act”); and

WHEREAS, the City Council did by previous resolutions initiate proceedings and declare its intention to levy and collected the annual assessments for the District for the purpose of operating, maintaining and servicing the improvements related thereto, pursuant to the Act; and

WHEREAS, the Engineer selected by the City Council has prepared and filed with the City Clerk, and the City Clerk has presented to the City Council an Engineer’s Report that describes the District and assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015, and ending June 30, 2016, pursuant to the provisions of the Act; and

WHEREAS, the City Council following notice duly given, has held a full and fair Public Hearing on June 23, 2015, regarding the District, the Engineer’s Report prepared in connection therewith, and considered all oral and written statements, protests and communications made or filed by interested persons regarding these matters, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and ordered by the City Council for the Consolidated Landscaping and Lighting District as follows:

Section 1 The City Council upon the conclusion of the noticed Public Hearing finds that a written majority protest does not exist, pursuant to the provisions of the Act (Chapter 2, Article 1, Sections 22593 and 22594).

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2015 and

ending June 30, 2016, to pay the costs and expenses of operating, maintaining and servicing the landscaping, lighting and appurtenant facilities located within public places within the District.

Section 3 The City Council has carefully reviewed and examined the Engineer's Report in connection with the District, and the levy and collection of assessments. Based upon its review (and amendments, as applicable) of the Engineer's Report, a copy of which has been presented to the City Council and which has been filed with the City Clerk, the City Council hereby finds and determines that:

- a. The territory of land within District will receive special benefits from the operation, maintenance and servicing of the landscaping, lighting and appurtenant facilities and improvements related thereto; and,
- b. The District includes all of the lands so benefited; and,
- c. The net amount to be assessed upon the lands within the District, in accordance with the proposed budget for the fiscal year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

Section 4 The City Council finds the assessments as outlined in the Engineer's Report are in compliance with the provisions of California Constitution Article XIID.

Section 5 The Engineer's Report and assessments as presented to the City Council and on file in the office of the City Clerk are hereby confirmed as filed.

Section 6 The City Council hereby orders the District improvements to be made, which improvements are briefly described as the operation, administration, maintenance and servicing of all public landscaping and lighting improvements and appurtenant facilities and expenses associated with the District that were installed as part of property development within the District and that will be maintained by the City of Riverbank or their designee and all such maintenance, operation and servicing of the landscaping and lighting and all appurtenant facilities shall be performed pursuant to the "Act", namely:

- a. Landscaped slopes, entryways, or other landscaped areas directly associated with the properties within the District;

- b. Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and dedicated and accepted by the City of Riverbank for maintenance;
- c. Public lighting facilities including street lighting, and landscape lighting within public areas;
- d. All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

Section 7 The City Clerk, or their designate, is hereby authorized and directed to file the levy with the County Auditor upon adoption of this Resolution pursuant to *Chapter 4, Article 1, Section 22641* of the Act.

Section 8 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Riverbank Consolidated Landscaping and Lighting District", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 6.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor



City of Riverbank

Consolidated Landscaping and Lighting District

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015
Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



ENGINEER'S REPORT AFFIDAVIT

City of Riverbank
Stanislaus County, State of California

Consolidated Landscaping and Lighting District

This Report describes the District and all relevant zones therein including the improvements, budgets, parcels and assessments to be levied for Fiscal Year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz-Jones
Zaskia Ruiz-Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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PART I - OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the Consolidated Landscaping and Lighting District (“District”). The District is a consolidation of several landscape and lighting districts formed pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code* (the “1972 Act”). Each of the original districts is identified as benefit zones (“Zones”) within the Consolidated District. The various improvements and the expenses associated with each Zone are identified and budgeted independently and are levied annually pursuant to the 1972 Act.

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. This Report describes the District, all Zones and improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2015/2016. The proposed assessments are based on the historic and estimated costs to maintain the improvements that provide a direct and special benefit to properties within the District. The costs of improvements and the annual levy for each Zone include all expenditures, deficits, surpluses, revenues, and reserves. Each parcel is assessed proportionately for only those improvements provided and for which the parcel receives special benefits.

For the purposes of this Report, the word “parcel” refers to an individual property assigned its own Assessment Number by the County of Stanislaus Assessor’s Office. The County of Stanislaus Auditor/Controller uses Assessment Numbers and specific fund numbers to identify properties assessed for special district benefit assessments on the tax roll.

Pursuant to Chapter 3, beginning with Section 22620 of the 1972 Act the City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District. Following the annual public hearing and review of the Engineer’s Annual Levy Report, the City Council may order amendments to the Report or confirm the Report as submitted. Following final approval of the Report and confirmation of the assessments contained therein, the City Council will by resolution: order the improvements to be made and confirm the levy and collection of assessments pursuant to *Chapter 4, Article 1, beginning with Section 22640* of the 1972 Act. The assessment rates and method of apportionment described in this Report as approved or modified by the City Council defines the assessments to be applied to each parcel within the District for Fiscal Year 2015/2016.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District and respective Zones. If any parcel submitted for collection is identified by the County

Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rates contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

The District and the Zones therein have been formed and are annually levied pursuant to the 1972 Act, beginning with Section 22500. The assessments and methods of apportionment described in this Report utilize commonly accepted assessment engineering practices and have been calculated and proportionately spread to each parcel based on the special benefits received.

Compliance with the California Constitution

All assessments described in this Report and approved by the City Council are prepared in accordance with the 1972 Act and are in compliance with the provisions of the *California Constitution Article XIID* (enacted by the passage of Proposition 218 in November 1996).

Pursuant to the *California Constitution Article XIID Section 5*, certain assessments that were existing on July 1, 1997, the effective date of *Article XIID*, are exempt from the substantive and procedural requirements of *Article XIID Section 4* and property owner balloting for the assessments is not required until such time that the assessments are increased. Specifically, the City determined that the improvements and the annual assessment for each of the Zones within the Consolidated District were part of the conditions of property development and approved by the original property owner (developer). As such, pursuant to *Article XIID Section 5(b)*, all the property owners approved the existing District assessments at the time the assessments were created (originally imposed pursuant to a 100% landowner petition). Therefore, the pre-existing assessment amounts (the maximum assessments identified in this Report) are exempt from the procedural requirements *Article XIID Section 4*.

The proposed assessment for the current fiscal year may be less than or equal to the maximum assessment rate previously approved and adopted for the District. Any proposed assessment that exceeds the adjusted maximum assessment rate is considered an increased assessment. Although the current maximum assessment for each Zone within the District is identified as an exempt assessment pursuant to *Article XIID Section 5(b)*, it is recognized that these assessments may not be sufficient to cover the annual cost of providing the improvements in the future. In such cases, the revenue shortfall maybe funded by other revenue sources or an assessment increase may be proposed. Pursuant to the provisions of the California Constitution Article XIID, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of Article XIID Section 4, including a property owner protest proceeding (property owner assessment balloting).

C. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.
- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

PART II - PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of landscaping and/or street lighting, and related services within the public right-of-ways for specific developments within the City.

The District is comprised of specific developments (residential tracts) that were originally formed as separate 1972 Act districts. The districts were formed to ensure the ongoing maintenance of local landscaping and lighting improvements associated with the residential subdivisions and installed as part of the development of properties within those subdivisions. These districts were later consolidated into this single District pursuant to *Chapter 2 Article 2 Section 22605 (d)* of the 1972 Act, with each of the original districts being identified as a Zone. Each of the Zones includes parcels that are associated with specific improvements and services that provide a special benefit to the properties. The total cost of providing the improvements within each Zone are equitably spread among only the benefiting parcels.

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

Modifications to the District structure could include but are not limited to:

- Substantial changes or expansion of the improvements provided;
- Substantial changes in the service provided;
- Modifications or restructuring of the District or Zones including annexation or detachment of Zones or specific parcels;
- Revisions in the method of apportionment;
- Proposed new or increased assessments.

In Fiscal Year 2000/01, Zone 1 (Avery Estates) and Zone 4 (Sierra Vista Estates Unit 2) were detached from the Consolidated District.

- Zone 1 was initially established within the District to provide landscaping and lighting improvements within a planned residential development known as Avery

Estates. This development was to include a small eleven unit residential subdivision generally located south of Townsend Avenue and east of Terminal Avenue, directly south and adjacent to Reich Lane. This residential subdivision was not developed and the proposed improvements to be installed never materialized. The tentative tract map for this subdivision has expired and therefore the Zone was detached from the District.

- Zone 4 was initially established within the District to provide landscaping and lighting improvements including street lighting, a drainage pond, and fencing within the development known as Sierra Vista Estates Unit 2. This development was to include a small ten unit residential subdivision generally located south of Reich Lane, east of Terminal Avenue, north of Van Dusen Avenue, and west of Claus Road. This original residential subdivision was not completed as planned and only the street lighting improvements had been installed. On February 14, 2000, the City formed Landscaping and Lighting District No. 2000-01 (Sierra Vista Estates) that incorporated the original Sierra Vista Estates Unit 2 (Zone 4) as well as other properties. Concurrently with the formation of this new 1972 Act district, Zone 4 was detached from the Consolidated District.

In Fiscal Year 2005/06, three zones were added, Zone 6 (Chianti), Zone 7 (Sterling Ridge) and Zone 8 (Eastwood Estates).

- Zone 6 - The purpose of the District is to ensure the ongoing maintenance, operation and servicing of median landscaping, certain perimeter landscaping, and street lighting improvements installed in connection with development of properties within the District known as the Chianti Subdivision.
- Zone 7 - The purpose of the District is to ensure the ongoing maintenance, operation and servicing of median landscaping, certain perimeter landscaping, and street lighting improvements installed in connection with development of properties within the District known as Sterling Ridge.
- Zone 8 - The purpose of the District is to ensure the ongoing maintenance, operation and servicing of median landscaping, certain perimeter landscaping, and street lighting improvements installed in connection with development of properties within the District known as Eastwood Estates.

In Fiscal Year 2011/12, 86 parcels in Elmwood Estates Unit 2 were added to Zone 5.

- Elmwood Estates Unit 2 — This residential tract encompasses an area located generally east of Roselle Avenue and north of the M.I.D. Main Canal at Rosebrook Drive and includes eighty-six (86) single-family residential lots. The parcels within this development are identified by the Stanislaus County Assessor's Office as Assessor's Parcel Numbers 075-095-001-000 through 075-095-086-000. This development provides funding for the perimeter parkway landscaping and street lighting associated with the development.

B. GENERAL DESCRIPTION OF THE IMPROVEMENTS AND SERVICES

Each Zone within the District consists of properties, subdivisions and developments that are clearly associated with the improvements maintained by the District. The parcels assessed for special benefits are all part of a development or subdivision that originally installed the improvements or are directly associated with the improvements by proximity and receive special benefits from those improvements.

The improvements within each Zone vary, but include specific street lighting facilities and/or landscaped areas associated with the properties within each Zone. The Improvements may include but are not limited to:

- Landscape improvements within the parkways, entryways and other public right-of-ways or open space areas including street trees, turf, ground cover, shrubs, irrigation and drainage systems, entry monuments, and block walls or other fencing.
- Street lighting improvements within or adjacent to the subdivisions and developments including electrical costs, maintenance, repair and replacement of the poles, lights, wires or other equipment associated with the street lights.
- Any appurtenant facilities, services or improvements directly associated with any of the foregoing improvements including incidental expenses.

All improvements within the District are maintained and serviced on a regular basis. The frequency and specific maintenance operations required within the District and each Zone are determined by City staff. The District assessments fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual costs of providing the improvements within each Zone are spread among all benefiting parcels in proportion to the benefits received. Only parcels that receive special benefits from the services and improvements are assessed. The expenditures and assessments set forth in this report are based upon the City's estimate of the costs associated with the improvements in each Zone including all labor, personnel, equipment, materials and administrative expenses.

C. DISTRICT ZONES AND SPECIFIC IMPROVEMENTS

The location, boundaries and specific improvements provided within each Zone are described in this section. The determination and calculation of special benefit is discussed in the Method of Apportionment and the corresponding expenses, revenues and assessments are summarized in the budget for each Zone.

Zone 2 (Courtney Estates) — This Zone is generally located south of Patterson Road and west of Jackson Avenue at Courtney Court. This Zone includes twelve (12) residential parcels within the residential subdivision known as Courtney Estates, identified on Book 75 Page 43 of the Stanislaus County Assessor's Parcel Maps.

The improvements maintained and serviced within Zone 2 include two (2) street lights installed as part of the residential development.

- One (1) street light is located at the west end of Courtney Court (end of the cul-de-sac);
- One (1) street light is located at the entrance to the development on the northwest corner of Courtney Court and Jackson Avenue.

Zone 3 (South Bend Estates Units 1 and 2) — This Zone is generally located south of Patterson Road (State Highway 108) and generally north and east of the M.I.D. Main Canal. This Zone includes seventy-one (71) residential parcels within the subdivision known as South Bend Estates Units 1 and 2; identified on Book 74 Page 22 of the Stanislaus County Assessor's Parcel Maps.

The improvements maintained and serviced within Zone 3 were installed as part of the residential development and include sixteen (16) street lights and approximately 1,310 linear feet of parkway landscaping.

- Five (5) street lights are located on the perimeter of the development on the south side of Patterson Road;
- The remaining eleven (11) street lights are located within the residential subdivision on Hot Springs Lane, Hot Springs Court, Sandy Ridge Drive, Red Rock Lane, Rock Creek Road, Clearwater Way and Rockypoint Way;
- Approximately 1,240 linear feet of parkway landscaping adjacent to the subdivision along the south side of Patterson Road (the entire length of the South Bend Estates Units 1 and 2 subdivisions);
- Approximately 70 linear feet of parkway landscaping at the intersection of Red Rock Lane and Clearwater Way within the subdivision.

Zone 5 (Elmwood Estates Units 1 and 2) — This Zone is located generally east of Roselle Avenue and north of the M.I.D. Main Canal at Rosebrook Drive. This Zone includes one hundred and seventy eight (178) residential parcels within the subdivision known as Elmwood Estates Units 1 and 2, identified on Book 75 Page 49 of the Stanislaus County Assessor's Parcel Maps and Assessor's Parcel Numbers 075-095-001-000 through 075-095-086-000.

The improvements maintained and serviced within Zone 5 were installed as part of the residential development and include ten (10) street lights and approximately 830 linear feet of parkway landscaping associated with the Elmwood Estates Unit 1 development and ten (10) street lights associated with the Elmwood Estates Unit 2 development.

- One (1) street light is located on the perimeter of the development at the northeast corner of Roselle Avenue and Rosebrook Drive;

- The remaining nine (9) street lights are located within the residential subdivision on Greenoaks Court, Aspen Court, Rosebrook Drive, Greenoaks Drive and Aspen Lane;
- Approximately 830 linear feet of parkway landscaping adjacent to the subdivision along the east side of Roselle Avenue (the entire length of the Elmwood Estates Unit 1 subdivision).
- Ten (10) street lights are located within the residential subdivision Unit 2 on South Rosebrook Drive, Pierce Lane, Walnut Lane and Sutton Road;

Zone 6 (Chianti Subdivision Unit 1) – The Tract encompasses the area of land identified by the Stanislaus County Assessor’s Office as Assessor’s Parcel Number 075-031-035 (2.816 acres) located west of Roselle Avenue and south of Morrill Road. It is proposed to include 13 Single-Family Residential lots at full development.

- The Improvements serviced and maintained within Zone 6 consist of 2,205 square feet of landscaping along Roselle Avenue and three (3) 150W street lights on Caviani Court.

Zone 7 (Sterling Ridge Unit 1) – The Tract encompasses the area of land identified by the Stanislaus County Assessor’s Office as Assessor’s Parcel Numbers 075-015-010, 075-015-017, 075-015-021, and 075-020-006 (46.1 acres) located east of Roselle Avenue, between Talbot Avenue and Pocket Avenue. It is proposed to include 182 Single-Family Residential lots at full development.

- The Improvements serviced and maintained within Zone 7 consist of 111,589 square feet of perimeter landscaping along Litt Road south of Pocket Avenue and extending to the southern border of the development. In addition, thirty-three (33) 150W street lights are located throughout the Tract;
- Installation of tables, trees and other park improvements at Harless Park.

Zone 8 (Eastwood Estates Unit 1) – The Tract encompasses the area of land identified by the Stanislaus County Assessor’s Office as Assessor’s Parcel Numbers 074-018-052 and 074-018-055 through 074-018-060, located west of Oakdale Road Street between Candlewood Place and Karen Alane Way. The Assessor Parcel Numbers represent 7 Single Family Residential lots.

- The Improvements serviced and maintained within Zone 8 consist of 800 square feet of landscaping along the west side of Oakdale Road south of Raintree Lane and north of Cherry Tree Lane. In addition, there are two (2) 150W street lights on Leo Court.

The table below lists the various Zones within the District and summarizes the number of parcels, the Equivalent Dwelling Units (EDU) and the improvements within each Zone:

Benefit Zones

Zone	Description	Number of		Improvements	
		Parcels	EDU	Lights	Landscape
2	Courtney Estates	12	12	2	0 LF
3	South Bend Units 1 & 2	71	71	16	1,310 LF
5	Elmwood Estates Units 1 & 2	178	178	20	830 LF
6	Chianti Subdivision	13	13	3	2,205 SF
7	Sterling Ridge	183	183	33	111,589 SF
8	Eastwood Estates	7	7	2	800 SF

PART III - METHOD OF APPORTIONMENT

A. GENERAL

The 1972 Act permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements which include the construction, maintenance and servicing of public lights, landscaping and appurtenant facilities. The 1972 Act further requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.”

The formula used for calculating assessments in each Zone of the District therefore reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on estimated benefit to each parcel.

In addition, pursuant to the *California Constitution Article XIID Section 4* (with some exceptions), a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits are assessable and the District must separate the general benefits from the special benefits.

B. BENEFIT ANALYSIS

Each of the improvements and their associated costs have been carefully reviewed by the City and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements and approval of an annual assessment were part of the conditions of property development and approved by the original property owner (developer). As such, pursuant to the *California Constitution Article XIID Section 5(b)*, the maximum assessment amounts identified in this Report were approved by all the property owners at the time the assessments were created (originally imposed pursuant to a 100% landowner petition). Therefore the existing assessment amount for each Zone is not subject to the procedural requirements of *Article XIID Section 4* (property owner ballot proceedings). Although the current assessments do not require additional property owner approval, the improvements within each Zone clearly provide a special benefit to the parcels assessed and therefore, the existing assessments are in compliance with the substantive requirements of *Article XIID Section 4*.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District and Zones receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments associated with each Zone are for the maintenance of local landscaping and/or street lighting within the Zones. The desirability and security of

properties within each Zone are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

The special benefits associated with the local landscaping improvements are specifically:

- Enhanced desirability of properties through association with the improvements.
- Improved aesthetic appeal of properties within the Zones providing a positive representation of the area.
- Enhanced adaptation of the urban environment within the natural environment from adequate green space and landscaping.
- Environmental enhancement through improved erosion resistance, and dust and debris control.
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties.
- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti.
- Enhanced environmental quality of the parcels within the Zones by moderating temperatures, providing oxygenation and attenuating noise.

The special benefits of street lighting are the convenience, safety, and security of property, improvements, and goods. Specifically:

- Enhanced deterrence of crime and the aid to police protection.
- Increased nighttime safety on roads and highways.
- Improved ability of pedestrians and motorists to see.
- Improved ingress and egress to property.
- Reduced vandalism and other criminal acts and damage to improvements or property.
- Improved traffic circulation and reduced nighttime accidents and personal property loss.
- Increased promotion of business during nighttime hours in the case of commercial properties.

All of the preceding special benefits contribute to a specific enhancement and desirability of each of the assessed parcels within the District.

General Benefits – The Zone improvements to be provided and maintained by the District are a direct result of property development within the Zones and would otherwise not be required or necessary. Developers typically install local improvements to enhance the marketability and value of properties within the development and/or as conditions of development. In either case, the improvements are clearly installed for the benefit of the Zone properties being developed and not for the benefit of surrounding properties outside the District boundaries. Although the Zone improvements (by virtue of their location) may be visible to surrounding properties, any benefit to surrounding properties is incidental and cannot be considered a direct and special benefit. Furthermore, most developments within the City typically have various landscaping and lighting improvements specifically associated with their development and these improvements are funded by properties within those developments. Therefore, it has been determined that the Zone improvements and the on-going operation and maintenance of those improvements provide no identifiable or measurable general benefit to properties outside the District Zones or to the public at large.

C. ASSESSMENT METHODOLOGY

Equivalent Dwelling Units: To assess benefits equitably, it is necessary to correlate the different type of parcels within the District to each other as well as their relationship to the improvements. The Equivalent Dwelling Unit method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel from the improvements are typically apportioned as a function of land use type, size and development.

The Equivalent Dwelling Unit method of assessment apportionment uses the single family home site as the basic unit of assessment. A single family home site equals one Equivalent Dwelling Unit (EDU). Every other land use is converted to EDU's based on an assessment formula that equates the property's specific development status, type of development (land use), and size of the property, as compared to a single-family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel's benefit and assessment, it should be noted that all properties within this District are identified as single family home sites and therefore benefit equally from the improvements provided in each respective Zone. Therefore, each parcel is assigned 1.0 EDU and the costs associated with each Zone are actually spread equally among all benefiting parcels within that Zone.

The following formulas are used to calculate the annual assessments for each Zone. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy Per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the Total EDU. This Assessment Rate multiplied by each parcel's individual EDU determines each parcel's levy amount. This process and formulas are applied separately to each Zone.

For Zone 6 Chianti, Zone 7 Sterling Ridge, and Zone 8 Eastwood Estates, the Maximum Assessment is equal to the Initial Assessment approved by property owners adjusted annually by the percentage increase of the Local Consumer Price Index (CPI) for the San Francisco-Oakland-San Jose Area for All Urban Consumers. Beginning in the second fiscal year of the District and each fiscal year thereafter, the Maximum Assessment will be recalculated and a new Maximum Assessment established. The CPI used to calculate the Maximum Assessment for FY 15-16 is 2.5%.

Total Balance to Levy / Total EDU in Zone = Levy per EDU (Assessment Rate)

Assessment Rate x Parcel's EDU = Parcel's Levy Amount

Or more simply stated, since all Zone parcels are 1 EDU:

Total Balance to Levy / Total Assessable Parcels in Zone = Parcel Levy Amount

PART IV - DISTRICT BUDGET FISCAL YEAR 2015/2016

	Zone No. 2	Zone No. 3	Zone No. 5	Zone No. 6	Zone No. 7	Zone No. 8	
	Courtney	South Bend	Elmwood	Chianti	Sterling	Eastwood	
	Estates	Estates	Estates		Ridge	Estates	District
		Units 1 & 2	Units 1 & 2	Unit 1	Unit 1	Unit 1	Totals
DIRECT COSTS							
Landscape Maintenance	\$0	\$2,361	\$2,028	\$356	\$12,300	\$221	\$17,266
Landscape Utilities	0	0	0	110	5,591	155	5,856
Utilities	0	0	0	0	0	0	0
Repairs/Abatement	71	1,064	810	0	1,454	0	3,399
Street Lighting	161	1,144	680	46	504	34	2,569
Street Light Utilities	0	0	0	0	0	0	0
Miscellaneous/Materials/Equipment	0	0	0	0	0	0	0
Direct Costs (Subtotal)	\$232	\$4,569	\$3,518	\$512	\$19,849	\$410	\$29,090
ADMINISTRATION COSTS							
City Administration	\$0	\$0	\$0	\$0	\$2,100	\$0	\$2,100
District Administration	70	698	848	78	1,634	50	3,378
County Administration Fee	4	24	32	158	192	156	566
Administration Costs (Subtotal)	\$74	\$722	\$880	\$236	\$3,926	\$206	\$6,044
LEVY BREAKDOWN							
Total Direct and Admin. Costs	\$306	\$5,291	\$4,398	\$748	\$23,775	\$616	\$35,134
Reserve Collection/ (Transfers)	0	0	0	0	0	0	0
Contribution Replenishment	0	0	0	0	0	0	0
Other Revenues/General Fund Contribution	0	0	0	0	0	0	0
Capital Improvement Project Fund Collection/(Transfer)	0	0	0	0	0	0	0
Balance to Levy	\$306	\$5,291	\$4,398	\$748	\$23,775	\$616	\$35,134
DISTRICT STATISTICS							
Total Parcels	12	71	178	13	188	7	469
Total Parcels Levied	12	71	178	13	183	7	464
Total Equivalent Dwelling Units (EDU)	12.00	71.00	178.00	13.00	183.00	7.00	464.00
Levy Per EDU	\$25.50	\$74.52	\$24.72	\$57.54	\$129.92	\$88.00	
Maximum Levy per EDU	\$42.64	\$95.00	\$59.60	\$150.52	\$275.37	\$214.29	
FUND BALANCE INFORMATION							
Beginning Reserve Fund Balance	\$237	\$4,621	\$3,623	\$2,696	\$129,550	\$2,163	\$142,891
Reserve Fund Activity	0	0	0	0	0	0	0
Ending Reserve Fund Balance (Projected)	\$237	\$4,621	\$3,623	\$2,696	\$129,550	\$2,163	\$142,891
Beginning Capital Improvement Project Fund	\$0	\$0	\$0	\$0	\$41,332	\$0	\$41,332
Capital Improvement Project Fund Activity	0	0	0	0	0	0	0
Ending Capital Improvement Project Fund	\$0	\$0	\$0	\$0	\$41,332	\$0	\$41,332

The Capital Improvement Project (CIP) Fund is used to upgrade certain improvements within the District. These improvements have a useful life of five years or more and include:

- Sidewalk Repairs within Zone No. 3, South Bend Estates Units 1 and 2
- Installation of tables, trees and other park improvements at Harless Park within Sterling Ridge Unit 1.

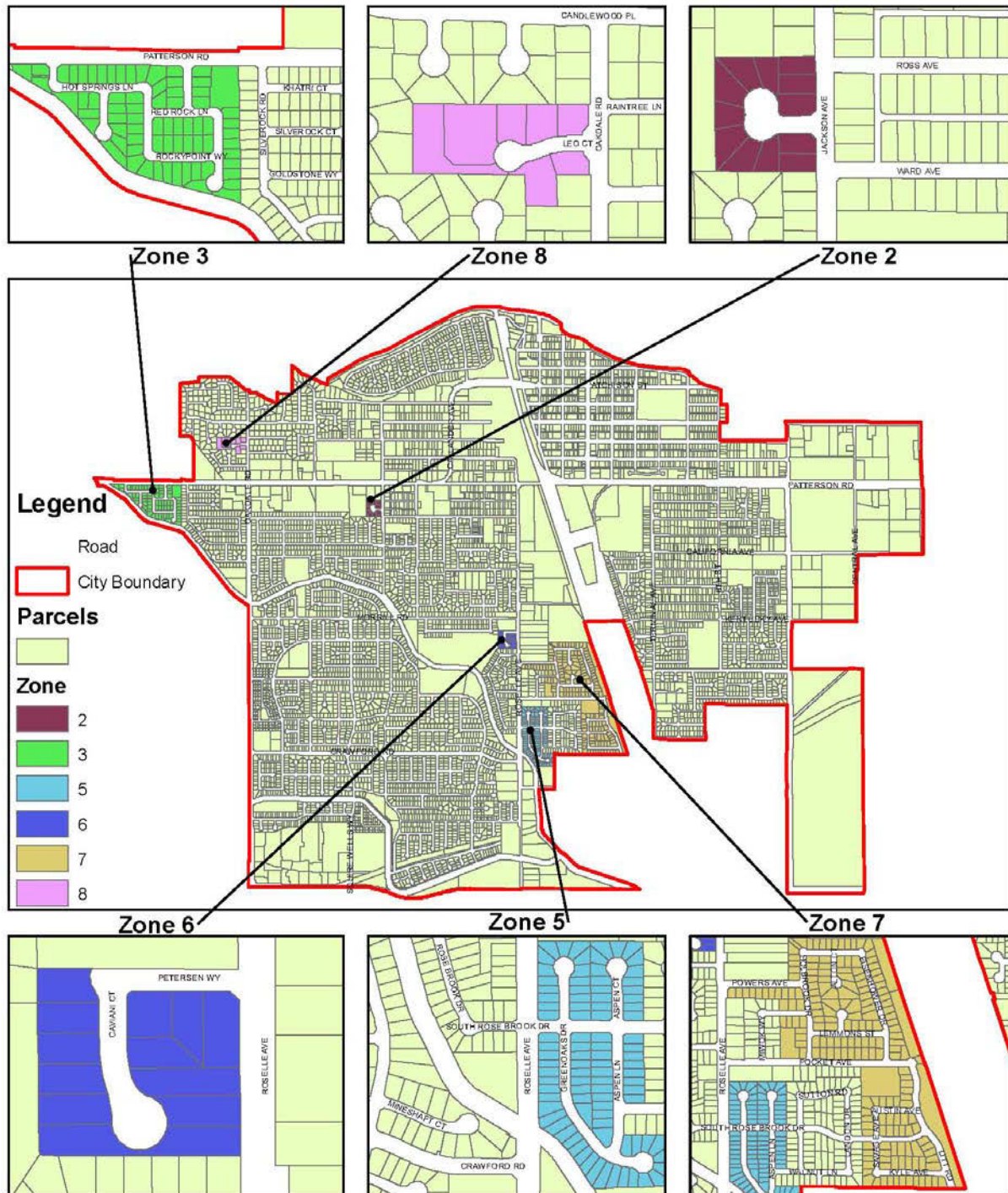
PART V - DISTRICT BOUNDARY MAPS

The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

The boundaries for each Zone within the District are identified by the specific development and subdivisions associated with each Zone and defined by the subdivision boundaries shown on the Stanislaus County Assessor's Maps. The parcel identification, lines, and dimensions of each parcel within the District and Zone are those lines and dimensions shown on the Stanislaus County Assessor's Maps of for the year in which this Report was prepared and by reference are incorporated and made part of this Report.

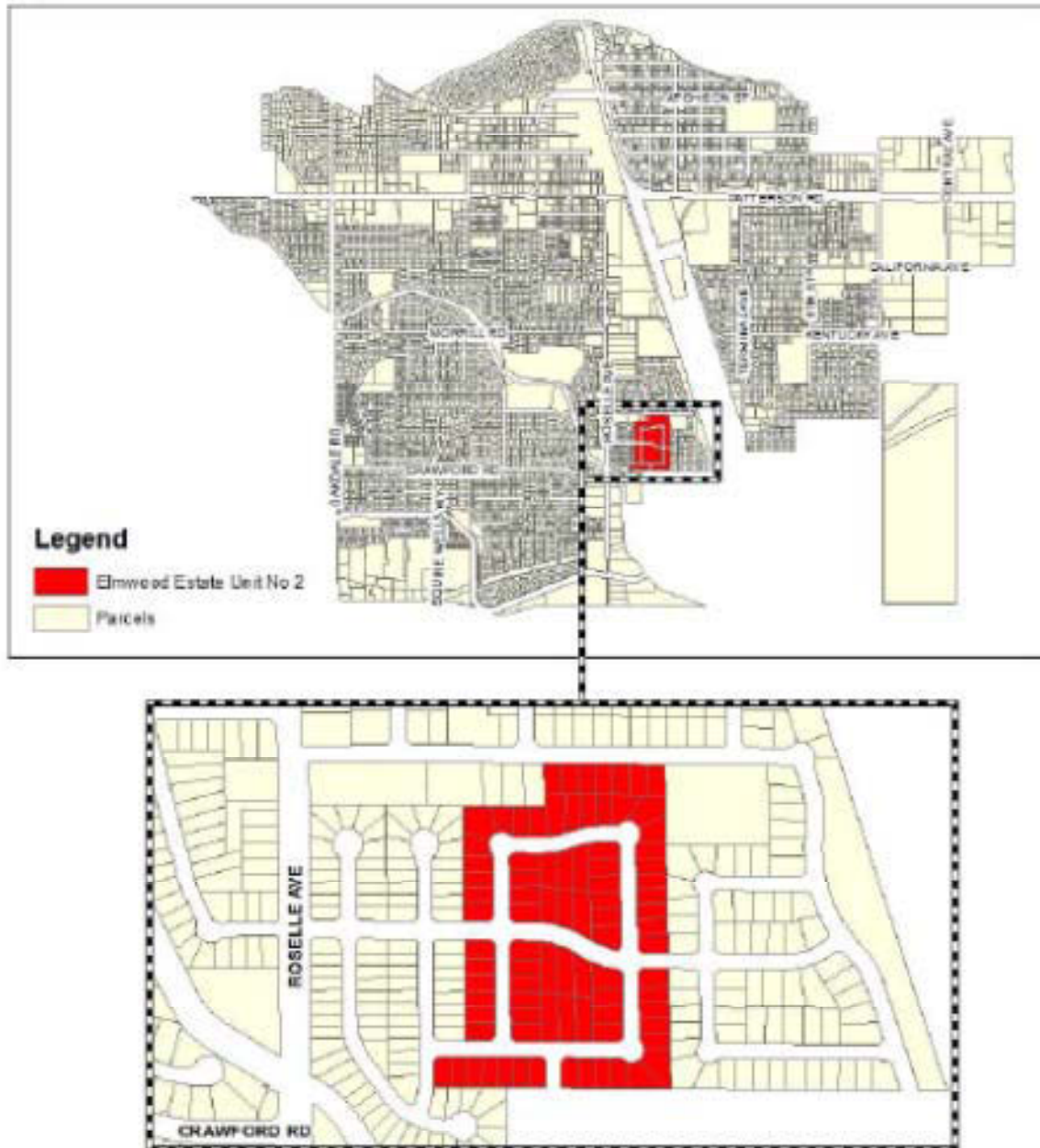
The following pages are reproductions of the County Assessor's Parcel Maps associated with each subdivision and Zone.

Riverbank Consolidated Landscape and Lighting District





Riverbank Elmwood Estate Unit No 2



PART VI — 2015/2016 ASSESSMENT ROLL

Parcel identification, for each lot or parcel within the District, shall be the parcel as shown on the Stanislaus County Assessor's map for the year in which this Report is prepared.

A listing of parcels assessed within this District, along with the assessment amounts, is included on the following pages. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate approved in this Report. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

Non-assessable lots or parcels include areas of public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas and rights-of-ways including public greenbelts and parkways; utility right-of-ways; common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has specific development restrictions. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

APN	EBUs	Zone	Charge
075043056000	1.0	2	\$25.50
075043057000	1.0	2	25.50
075043058000	1.0	2	25.50
075043059000	1.0	2	25.50
075043060000	1.0	2	25.50
075043061000	1.0	2	25.50
075043062000	1.0	2	25.50
075043063000	1.0	2	25.50
075043064000	1.0	2	25.50
075043065000	1.0	2	25.50
075043066000	1.0	2	25.50
075043067000	1.0	2	25.50
Total:	12.0		\$306.00
074022001000	1.0	3	\$74.52
074022002000	1.0	3	74.52
074022003000	1.0	3	74.52
074022004000	1.0	3	74.52
074022005000	1.0	3	74.52
074022006000	1.0	3	74.52
074022007000	1.0	3	74.52
074022008000	1.0	3	74.52
074022009000	1.0	3	74.52
074022010000	1.0	3	74.52
074022011000	1.0	3	74.52
074022012000	1.0	3	74.52
074022013000	1.0	3	74.52
074022014000	1.0	3	74.52
074022015000	1.0	3	74.52
074022016000	1.0	3	74.52
074022017000	1.0	3	74.52
074022018000	1.0	3	74.52
074022019000	1.0	3	74.52
074022020000	1.0	3	74.52
074022021000	1.0	3	74.52
074022022000	1.0	3	74.52
074022023000	1.0	3	74.52
074022024000	1.0	3	74.52
074022025000	1.0	3	74.52
074022026000	1.0	3	74.52
074022029000	1.0	3	74.52
074022030000	1.0	3	74.52
074022031000	1.0	3	74.52
074022032000	1.0	3	74.52
074022033000	1.0	3	74.52
074022034000	1.0	3	74.52
074022035000	1.0	3	74.52
074022036000	1.0	3	74.52
074022037000	1.0	3	74.52
074022038000	1.0	3	74.52

APN	EBUs	Zone	Charge
074022039000	1.0	3	74.52
074022040000	1.0	3	74.52
074022041000	1.0	3	74.52
074022042000	1.0	3	74.52
074022043000	1.0	3	74.52
074022044000	1.0	3	74.52
074022045000	1.0	3	74.52
074022046000	1.0	3	74.52
074022047000	1.0	3	74.52
074022048000	1.0	3	74.52
074022049000	1.0	3	74.52
074022050000	1.0	3	74.52
074022051000	1.0	3	74.52
074022052000	1.0	3	74.52
074022053000	1.0	3	74.52
074022054000	1.0	3	74.52
074022055000	1.0	3	74.52
074022056000	1.0	3	74.52
074022057000	1.0	3	74.52
074022058000	1.0	3	74.52
074022059000	1.0	3	74.52
074022060000	1.0	3	74.52
074022061000	1.0	3	74.52
074022062000	1.0	3	74.52
074022063000	1.0	3	74.52
074022064000	1.0	3	74.52
074022065000	1.0	3	74.52
074022066000	1.0	3	74.52
074022067000	1.0	3	74.52
074022068000	1.0	3	74.52
074022069000	1.0	3	74.52
074022070000	1.0	3	74.52
074022075000	1.0	3	74.52
074022076000	1.0	3	74.52
074022077000	1.0	3	74.52
Total:	71.0		\$5,290.92
075049001000	1.0	5	\$24.72
075049002000	1.0	5	24.72
075049003000	1.0	5	24.72
075049004000	1.0	5	24.72
075049005000	1.0	5	24.72
075049006000	1.0	5	24.72
075049007000	1.0	5	24.72
075049008000	1.0	5	24.72
075049009000	1.0	5	24.72
075049010000	1.0	5	24.72
075049011000	1.0	5	24.72
075049012000	1.0	5	24.72
075049013000	1.0	5	24.72

APN	EBUs	Zone	Charge
075049014000	1.0	5	24.72
075049015000	1.0	5	24.72
075049016000	1.0	5	24.72
075049017000	1.0	5	24.72
075049018000	1.0	5	24.72
075049019000	1.0	5	24.72
075049020000	1.0	5	24.72
075049021000	1.0	5	24.72
075049022000	1.0	5	24.72
075049023000	1.0	5	24.72
075049024000	1.0	5	24.72
075049025000	1.0	5	24.72
075049026000	1.0	5	24.72
075049027000	1.0	5	24.72
075049028000	1.0	5	24.72
075049029000	1.0	5	24.72
075049030000	1.0	5	24.72
075049031000	1.0	5	24.72
075049032000	1.0	5	24.72
075049033000	1.0	5	24.72
075049034000	1.0	5	24.72
075049035000	1.0	5	24.72
075049036000	1.0	5	24.72
075049037000	1.0	5	24.72
075049038000	1.0	5	24.72
075049039000	1.0	5	24.72
075049040000	1.0	5	24.72
075049041000	1.0	5	24.72
075049042000	1.0	5	24.72
075049043000	1.0	5	24.72
075049044000	1.0	5	24.72
075049045000	1.0	5	24.72
075049046000	1.0	5	24.72
075049047000	1.0	5	24.72
075049048000	1.0	5	24.72
075049049000	1.0	5	24.72
075049050000	1.0	5	24.72
075049051000	1.0	5	24.72
075049052000	1.0	5	24.72
075049053000	1.0	5	24.72
075049054000	1.0	5	24.72
075049055000	1.0	5	24.72
075049056000	1.0	5	24.72
075049057000	1.0	5	24.72
075049058000	1.0	5	24.72
075049059000	1.0	5	24.72
075049060000	1.0	5	24.72
075049061000	1.0	5	24.72
075049062000	1.0	5	24.72

APN	EBUs	Zone	Charge
075049063000	1.0	5	24.72
075049064000	1.0	5	24.72
075049065000	1.0	5	24.72
075049066000	1.0	5	24.72
075049067000	1.0	5	24.72
075049068000	1.0	5	24.72
075049069000	1.0	5	24.72
075049070000	1.0	5	24.72
075049071000	1.0	5	24.72
075049072000	1.0	5	24.72
075049073000	1.0	5	24.72
075049074000	1.0	5	24.72
075049075000	1.0	5	24.72
075049076000	1.0	5	24.72
075049077000	1.0	5	24.72
075049078000	1.0	5	24.72
075049079000	1.0	5	24.72
075049080000	1.0	5	24.72
075049081000	1.0	5	24.72
075049082000	1.0	5	24.72
075049083000	1.0	5	24.72
075049084000	1.0	5	24.72
075049085000	1.0	5	24.72
075049086000	1.0	5	24.72
075049087000	1.0	5	24.72
075049088000	1.0	5	24.72
075049089000	1.0	5	24.72
075049090000	1.0	5	24.72
075049091000	1.0	5	24.72
075049092000	1.0	5	24.72
075095001000	1.0	5	24.72
075095002000	1.0	5	24.72
075095003000	1.0	5	24.72
075095004000	1.0	5	24.72
075095005000	1.0	5	24.72
075095006000	1.0	5	24.72
075095007000	1.0	5	24.72
075095008000	1.0	5	24.72
075095009000	1.0	5	24.72
075095010000	1.0	5	24.72
075095011000	1.0	5	24.72
075095012000	1.0	5	24.72
075095013000	1.0	5	24.72
075095014000	1.0	5	24.72
075095015000	1.0	5	24.72
075095016000	1.0	5	24.72
075095017000	1.0	5	24.72
075095018000	1.0	5	24.72
075095019000	1.0	5	24.72

APN	EBUs	Zone	Charge
075095020000	1.0	5	24.72
075095021000	1.0	5	24.72
075095022000	1.0	5	24.72
075095023000	1.0	5	24.72
075095024000	1.0	5	24.72
075095025000	1.0	5	24.72
075095026000	1.0	5	24.72
075095027000	1.0	5	24.72
075095028000	1.0	5	24.72
075095029000	1.0	5	24.72
075095030000	1.0	5	24.72
075095031000	1.0	5	24.72
075095032000	1.0	5	24.72
075095033000	1.0	5	24.72
075095034000	1.0	5	24.72
075095035000	1.0	5	24.72
075095036000	1.0	5	24.72
075095037000	1.0	5	24.72
075095038000	1.0	5	24.72
075095039000	1.0	5	24.72
075095040000	1.0	5	24.72
075095041000	1.0	5	24.72
075095042000	1.0	5	24.72
075095043000	1.0	5	24.72
075095044000	1.0	5	24.72
075095045000	1.0	5	24.72
075095046000	1.0	5	24.72
075095047000	1.0	5	24.72
075095048000	1.0	5	24.72
075095049000	1.0	5	24.72
075095050000	1.0	5	24.72
075095051000	1.0	5	24.72
075095052000	1.0	5	24.72
075095053000	1.0	5	24.72
075095054000	1.0	5	24.72
075095055000	1.0	5	24.72
075095056000	1.0	5	24.72
075095057000	1.0	5	24.72
075095058000	1.0	5	24.72
075095059000	1.0	5	24.72
075095060000	1.0	5	24.72
075095061000	1.0	5	24.72
075095062000	1.0	5	24.72
075095063000	1.0	5	24.72
075095064000	1.0	5	24.72
075095065000	1.0	5	24.72
075095066000	1.0	5	24.72
075095067000	1.0	5	24.72
075095068000	1.0	5	24.72

APN	EBUs	Zone	Charge
075095069000	1.0	5	24.72
075095070000	1.0	5	24.72
075095071000	1.0	5	24.72
075095072000	1.0	5	24.72
075095073000	1.0	5	24.72
075095074000	1.0	5	24.72
075095075000	1.0	5	24.72
075095076000	1.0	5	24.72
075095077000	1.0	5	24.72
075095078000	1.0	5	24.72
075095079000	1.0	5	24.72
075095080000	1.0	5	24.72
075095081000	1.0	5	24.72
075095082000	1.0	5	24.72
075095083000	1.0	5	24.72
075095084000	1.0	5	24.72
075095085000	1.0	5	24.72
075095086000	1.0	5	24.72
Total:	178.0		\$4,400.16
075-031-036-000	1.0	6	\$57.54
075-031-037-000	1.0	6	57.54
075-031-038-000	1.0	6	57.54
075-031-039-000	1.0	6	57.54
075-031-040-000	1.0	6	57.54
075-031-041-000	1.0	6	57.54
075-031-042-000	1.0	6	57.54
075-031-043-000	1.0	6	57.54
075-031-044-000	1.0	6	57.54
075-031-045-000	1.0	6	57.54
075-031-046-000	1.0	6	57.54
075-031-047-000	1.0	6	57.54
075-031-048-000	1.0	6	57.54
Total:	13.0		\$748.02
075-088-001-000	1.0	7	\$129.92
075-088-002-000	1.0	7	129.92
075-088-003-000	1.0	7	129.92
075-088-004-000	1.0	7	129.92
075-088-005-000	1.0	7	129.92
075-088-006-000	1.0	7	129.92
075-088-007-000	1.0	7	129.92
075-088-008-000	1.0	7	129.92
075-088-009-000	1.0	7	129.92
075-088-010-000	1.0	7	129.92
075-088-011-000	1.0	7	129.92
075-088-012-000	1.0	7	129.92
075-088-013-000	1.0	7	129.92
075-088-014-000	1.0	7	129.92
075-088-015-000	1.0	7	129.92
075-088-016-000	1.0	7	129.92

APN	EBUs	Zone	Charge
075-088-017-000	1.0	7	129.92
075-088-018-000	1.0	7	129.92
075-088-019-000	1.0	7	129.92
075-088-020-000	1.0	7	129.92
075-088-021-000	1.0	7	129.92
075-088-022-000	1.0	7	129.92
075-088-023-000	1.0	7	129.92
075-088-024-000	1.0	7	129.92
075-088-025-000	1.0	7	129.92
075-088-026-000	1.0	7	129.92
075-088-027-000	1.0	7	129.92
075-088-028-000	1.0	7	129.92
075-088-029-000	1.0	7	129.92
075-088-030-000	1.0	7	129.92
075-088-031-000	1.0	7	129.92
075-088-032-000	1.0	7	129.92
075-088-033-000	1.0	7	129.92
075-088-034-000	1.0	7	129.92
075-088-035-000	1.0	7	129.92
075-088-036-000	1.0	7	129.92
075-088-037-000	1.0	7	129.92
075-088-038-000	1.0	7	129.92
075-088-039-000	1.0	7	129.92
075-088-040-000	1.0	7	129.92
075-088-041-000	1.0	7	129.92
075-088-042-000	1.0	7	129.92
075-088-043-000	1.0	7	129.92
075-088-044-000	1.0	7	129.92
075-088-045-000	1.0	7	129.92
075-088-046-000	1.0	7	129.92
075-088-047-000	1.0	7	129.92
075-088-048-000	1.0	7	129.92
075-088-049-000	1.0	7	129.92
075-088-050-000	1.0	7	129.92
075-088-051-000	1.0	7	129.92
075-088-052-000	1.0	7	129.92
075-088-053-000	1.0	7	129.92
075-088-054-000	1.0	7	129.92
075-088-055-000	1.0	7	129.92
075-088-056-000	1.0	7	129.92
075-088-057-000	1.0	7	129.92
075-088-058-000	1.0	7	129.92
075-088-059-000	1.0	7	129.92
075-088-060-000	1.0	7	129.92
075-088-061-000	1.0	7	129.92
075-088-062-000	1.0	7	129.92
075-088-063-000	1.0	7	129.92
075-089-001-000	1.0	7	129.92
075-089-002-000	1.0	7	129.92

APN	EBUs	Zone	Charge
075-089-003-000	1.0	7	129.92
075-089-004-000	1.0	7	129.92
075-089-005-000	1.0	7	129.92
075-089-006-000	1.0	7	129.92
075-089-007-000	1.0	7	129.92
075-089-008-000	1.0	7	129.92
075-089-009-000	1.0	7	129.92
075-089-010-000	1.0	7	129.92
075-089-011-000	1.0	7	129.92
075-089-012-000	1.0	7	129.92
075-089-013-000	1.0	7	129.92
075-089-014-000	1.0	7	129.92
075-089-015-000	1.0	7	129.92
075-089-016-000	1.0	7	129.92
075-089-017-000	1.0	7	129.92
075-089-018-000	1.0	7	129.92
075-089-019-000	1.0	7	129.92
075-089-020-000	1.0	7	129.92
075-089-021-000	1.0	7	129.92
075-089-022-000	1.0	7	129.92
075-089-023-000	1.0	7	129.92
075-089-024-000	1.0	7	129.92
075-089-025-000	1.0	7	129.92
075-089-026-000	1.0	7	129.92
075-089-027-000	1.0	7	129.92
075-089-028-000	1.0	7	129.92
075-089-029-000	1.0	7	129.92
075-089-030-000	1.0	7	129.92
075-089-031-000	1.0	7	129.92
075-089-032-000	1.0	7	129.92
075-089-033-000	1.0	7	129.92
075-089-034-000	1.0	7	129.92
075-089-035-000	1.0	7	129.92
075-089-036-000	1.0	7	129.92
075-089-037-000	1.0	7	129.92
075-089-038-000	1.0	7	129.92
075-089-039-000	1.0	7	129.92
075-089-040-000	1.0	7	129.92
075-089-041-000	1.0	7	129.92
075-089-042-000	1.0	7	129.92
075-089-043-000	1.0	7	129.92
075-089-044-000	1.0	7	129.92
075-089-045-000	1.0	7	129.92
075-089-046-000	1.0	7	129.92
075-089-047-000	1.0	7	129.92
075-089-048-000	1.0	7	129.92
075-089-049-000	1.0	7	129.92
075-089-050-000	1.0	7	129.92
075-089-051-000	1.0	7	129.92

APN	EBUs	Zone	Charge
075-089-052-000	1.0	7	129.92
075-089-053-000	1.0	7	129.92
075-089-054-000	1.0	7	129.92
075-089-055-000	1.0	7	129.92
075-089-056-000	1.0	7	129.92
075-089-057-000	1.0	7	129.92
075-089-058-000	1.0	7	129.92
075-090-001-000	1.0	7	129.92
075-090-002-000	1.0	7	129.92
075-090-003-000	1.0	7	129.92
075-090-004-000	1.0	7	129.92
075-090-005-000	1.0	7	129.92
075-090-006-000	1.0	7	129.92
075-090-007-000	1.0	7	129.92
075-090-008-000	1.0	7	129.92
075-090-009-000	1.0	7	129.92
075-090-010-000	1.0	7	129.92
075-090-011-000	1.0	7	129.92
075-090-012-000	1.0	7	129.92
075-090-013-000	1.0	7	129.92
075-090-014-000	1.0	7	129.92
075-090-015-000	1.0	7	129.92
075-090-016-000	1.0	7	129.92
075-090-017-000	1.0	7	129.92
075-090-018-000	1.0	7	129.92
075-090-019-000	1.0	7	129.92
075-090-020-000	1.0	7	129.92
075-090-021-000	1.0	7	129.92
075-090-022-000	1.0	7	129.92
075-090-023-000	1.0	7	129.92
075-090-024-000	1.0	7	129.92
075-090-025-000	1.0	7	129.92
075-090-026-000	1.0	7	129.92
075-090-027-000	1.0	7	129.92
075-090-028-000	1.0	7	129.92
075-090-029-000	1.0	7	129.92
075-090-030-000	1.0	7	129.92
075-090-031-000	1.0	7	129.92
075-090-032-000	1.0	7	129.92
075-090-033-000	1.0	7	129.92
075-090-034-000	1.0	7	129.92
075-090-035-000	1.0	7	129.92
075-090-036-000	1.0	7	129.92
075-090-037-000	1.0	7	129.92
075-090-038-000	1.0	7	129.92
075-090-039-000	1.0	7	129.92
075-090-040-000	1.0	7	129.92
075-090-041-000	1.0	7	129.92
075-090-042-000	1.0	7	129.92

APN	EBUs	Zone	Charge
075-090-043-000	1.0	7	129.92
075-090-044-000	1.0	7	129.92
075-090-045-000	1.0	7	129.92
075-090-046-000	1.0	7	129.92
075-090-047-000	1.0	7	129.92
075-090-048-000	1.0	7	129.92
075-090-049-000	1.0	7	129.92
075-090-050-000	1.0	7	129.92
075-090-051-000	1.0	7	129.92
075-090-052-000	1.0	7	129.92
075-090-053-000	1.0	7	129.92
075-090-054-000	1.0	7	129.92
075-090-055-000	1.0	7	129.92
075-090-056-000	1.0	7	129.92
075-090-057-000	1.0	7	129.92
075-090-058-000	1.0	7	129.92
075-090-059-000	1.0	7	129.92
075-090-060-000	1.0	7	129.92
075-090-061-000	1.0	7	129.92
075-090-063-000	1.0	7	129.92
Total:	183.0		\$23,775.36
074-018-052-000	1.0	8	\$88.00
074-018-055-000	1.0	8	88.00
074-018-056-000	1.0	8	88.00
074-018-057-000	1.0	8	88.00
074-018-058-000	1.0	8	88.00
074-018-059-000	1.0	8	88.00
074-018-060-000	1.0	8	88.00
Total:	7.0		\$616.00

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.2

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Crossroads Landscaping & Lighting District:

- 1) **Resolution** of the City Council of the City of Riverbank Amending and/or Approving the Engineer's Report for the Riverbank Crossroads Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016.
- 2) **Resolution** of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Riverbank Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

STAFF SUMMARY:

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in 2001 and is levied annually pursuant to the 1972 Act and in compliance with the California Constitution, Article XIID, Section 4. (Enacted by the passage of Proposition 218 in November 1996). The landscape maintenance, capital improvements, and street lighting associated with specific areas that provide a special benefit to the properties within those areas are grouped into Zones 1, 2, and 3. Subsequently Zone 4 was established in 2003 in connection with several new residential developments within the District. There are currently no assessments for Zone 3.

The Engineer's Annual Levy Report for Fiscal Year 2015/2016 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report

details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefit zones. The attached resolutions represent the second of two steps in the annual levy of assessments on the district for fiscal year 2015/2016.

The Engineer's Report contains three zones that are assessed and a district benefit. Each of these zones and the district benefit have healthy reserves. The levy per equivalent dwelling unit (EDU) will remain the same in Zone 2, Zone 4 will decrease (\$1.66) and the District Benefit assessment will be reduced (\$3.92).

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the Crossroads Landscape and Lighting District for Fiscal Year 2015/2016 are as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
District Benefit:	\$78.17	\$74.25	(\$3.92)
Zone 1:	\$20.23	\$20.23	\$0.00
Zone 2:	\$30.01	\$30.01	\$0.00
Zone 3:	\$ 0.00	\$ 0.00	No Assessments
Zone 4:	\$27.03	\$25.37	(\$1.66)

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolutions
2. Engineer's Annual Levy Report Crossroads Landscaping and Lighting District Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, AMENDING AND/OR APPROVING THE ENGINEER'S REPORT FOR THE RIVERBANK CROSSROADS LANDSCAPING AND LIGHTING DISTRICT; AND THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS RELATED THERETO FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the "Act"), did by previous Resolution order the Engineer, Willdan Financial Services, to prepare and file a Report in connection with the "**Riverbank Crossroads Landscaping and Lighting District**" (hereafter referred to as the "District"), the Zones therein and the proposed levy and collection of annual assessments against parcels of land for the fiscal year commencing July 1, 2015 and ending June 30, 2016; and

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Riverbank, California and the City Clerk has presented to the City Council such report entitled "**Engineer's Annual Levy Report for Riverbank Crossroads Landscaping and Lighting District, Fiscal Year 2015/2016**" as required by the Act; and

WHEREAS, the City Council pursuant to the provisions of *Chapter 2, Article 1, Section 22586* of said Act may approve the report, as filed, or may modify the report in any particular and approve it as modified; and

WHEREAS, the City Council has carefully examined and reviewed the Report as presented, considered all oral and written comments presented with respect to the District and Report at a noticed Public Hearing and has discussed any necessary or desired modifications to the Report.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council for the Crossroads Landscaping and Lighting District as follows:

Section 1 The Report as presented or as modified, contains the following:

- a. A Description of Improvements.
- b. A Diagram of the District.
- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.

- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2015/2016.

Section 2 The City Clerk is hereby directed to enter on the minutes of the City Council any and all modifications to the Report determined and approved by the City Council, and all such changes and/or modifications by reference are incorporated into the Engineer's Report.

Section 3 The City Council is satisfied with the Engineer's Report as presented or modified, each and all of the budget items and documents as set forth therein, and is satisfied that the annual assessments contained therein are consistent with the assessments approved by the property owners and spread in accordance with the special benefits received from the improvements pursuant to the provisions of the California Constitution Article XIIID.

Section 4 The Report is hereby approved as submitted or modified and ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

Section 5 The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation and approval of the Report as submitted or modified.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Crossroads Landscaping and Lighting District for 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE RIVERBANK CROSSROADS LANDSCAPING AND LIGHTING DISTRICT; FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as “**Riverbank Crossroads Landscaping and Lighting District**” (hereafter referred to as the “District”) and the Zones therein for Fiscal Year 2015/2016 to pay the costs and expenses of operating, maintaining and servicing the improvements and appurtenant facilities related thereto, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the “Act”); and

WHEREAS, the City Council did by previous resolutions initiate proceedings and declare its intention to levy and collected the annual assessments for the District for the purpose of operating, maintaining and servicing the improvements related thereto, pursuant to the Act; and

WHEREAS, the Engineer selected by the City Council has prepared and filed with the City Clerk, and the City Clerk has presented to the City Council an Engineer’s Report that describes the District and assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015, and ending June 30, 2016, pursuant to the provisions of the Act; and

WHEREAS, the City Council following notice duly given, has held a full and fair Public Hearing on June 23, 2015, regarding the District, the Engineer’s Report prepared in connection therewith, and considered all oral and written statements, protests and communications made or filed by interested persons regarding these matters, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine and order by the City Council for the Crossroads Landscaping and Lighting District as follows:

Section 1 The City Council upon the conclusion of the noticed Public Hearing finds that a written majority protest does not exist, pursuant to the provisions of the Act (Chapter 2, Article 1, Sections 22593 and 22594).

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2015 and

ending June 30, 2016, to pay the costs and expenses of operating, maintaining and servicing the landscaping, lighting and appurtenant facilities located within public places within the District.

Section 3 The City Council has carefully reviewed and examined the Engineer's Report in connection with the District, and the levy and collection of assessments. Based upon its review (and amendments, as applicable) of the Engineer's Report, a copy of which has been presented to the City Council and which has been filed with the City Clerk, the City Council hereby finds and determines that:

- a. The territory of land within District will receive special benefits from the operation, maintenance and servicing of the landscaping, lighting and appurtenant facilities and improvements related thereto; and
- b. The District includes all of the lands so benefited; and
- c. The net amount to be assessed upon the lands within the District, in accordance with the proposed budget for the fiscal year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

Section 4 The City Council finds the assessments as outlined in the Engineer's Report are in compliance with the provisions of California Constitution Article XIID.

Section 5 The Engineer's Report and assessments as presented to the City Council and on file in the office of the City Clerk are hereby confirmed as filed.

Section 6 The City Council hereby orders the District improvements to be made, which improvements are briefly described as the operation, administration, maintenance and servicing of all public landscaping and lighting improvements and appurtenant facilities and expenses associated with the District that were installed as part of property development within the District and that will be maintained by the City of Riverbank or their designee and all such maintenance, operation and servicing of the landscaping and lighting and all appurtenant facilities shall be performed pursuant to the "Act", namely:

- Landscaped slopes, entryways, or other landscaped areas directly associated with the properties within the District;

- Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and dedicated and accepted by the City of Riverbank for maintenance;
- Public lighting facilities including street lighting, and landscape lighting within public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

Section 7 The City Clerk, or their designate, is hereby authorized and directed to file the levy with the County Auditor upon adoption of this Resolution pursuant to *Chapter 4, Article 1, Section 22641* of the Act.

Section 8 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Riverbank Crossroads Landscaping and Lighting District", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 6.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor



City of Riverbank

Crossroads Landscaping and Lighting District

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015
Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

City of Riverbank
Stanislaus County, State of California

Crossroads Landscaping and Lighting District

This Report describes the District including the improvements, budgets, parcels and proposed assessments to be levied for Fiscal Year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz-Jones
Zaskia Ruiz-Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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INTRODUCTION

Pursuant to the provisions of the Landscaping and Lighting Act of 1972, being Part 2 of Division 15 of the California Streets and Highways Code, commencing with Section 22500 (hereafter referred to as the “1972 Act”), and in compliance with the provisions of the *California State Constitution, Article XIID* (hereafter referred to as the “Constitution” or “Proposition 218”), this Engineer’s Report (hereafter referred to as “Report”) has been prepared as required pursuant to Chapter 3, Section 22622 of the 1972 Act, in connection with the proceedings required for the annual levy of assessments for the district designated as:

Crossroads Landscaping and Lighting District

(hereafter referred to as “District”). This Report has been prepared and presented to the City Council of the City of Riverbank (hereafter referred to as “City”), County of Stanislaus, State of California, for their consideration and approval of the proposed improvements and services to be provided within the District and the levy and collection of annual assessments related thereto for Fiscal Year 2015/2016. In conjunction with this Report, the City Council proposes to levy and collect the annual assessments described herein on the County tax rolls, to provide ongoing funding for the costs and expenses required to service and maintain the landscaping and lighting improvements associated with and resulting from the development of properties within the District. Each fiscal year, utilizing the historical and estimated costs to maintain the improvements that provide special benefit to properties within the District, the City establishes the District’s assessments. The costs of the improvements and the proposed annual assessments budgeted includes the estimated expenditures, deficits, surpluses, revenues, and reserve fund balances determined to be necessary to provide the improvements that are of special benefit to properties within the District. Each parcel is assessed proportionately for only those improvements and expenses for which it has been determined that the parcel receives special benefit.

This Report describes the District and changes to the District including modifications to the improvements or organization (zones of benefit), and the proposed budgets and assessments applicable for Fiscal Year 2015/2016. The maintenance, operation and servicing of the improvements associated with specific areas of the District that provide a special benefit to the properties within those areas are grouped into benefit zones that are identified in this District as Zones. These Zones identify the properties within various regions of the District that incorporate the undeveloped properties, commercial developments or residential subdivisions that benefit from specific improvements that were installed in connection with the development of those properties or directly benefit those properties. While many of the improvements provide special benefits to only the properties within a particular Zone, some improvements are associated with all properties within the District and were installed as part of the overall development of properties within the District and are considered a regional special benefit. The costs of providing the regional improvements are proportionately shared by all assessed properties, while the Zone specific improvements are proportionately shared by only the

properties within that Zone. Each parcel's annual assessment is therefore a combination of their proportional share of the regional improvements and their proportional share of their Zone improvements.

This Report has been prepared in accordance with the provisions of the 1972 Act and describes the District and assessments proposed for Fiscal Year 2015/2016 including

- A general description of the District including any modifications to the District structure, annexation of territory to the District or property development that facilitates any changes to the boundaries of the District or Zones therein;
- A description of the proposed improvements for the fiscal year including any substantial changes or expansion of the improvements or services;
- The method of apportionment used to calculate each parcel's respective special benefit;
- Financial information for the fiscal year including the district budgets that incorporate all anticipated maintenance expenditures, incidental expenses and fund balances including any deficits or surpluses from the previous fiscal year and any authorized reserve funds to establish the proposed annual assessments for each parcel within the District proportionate to each parcel's special benefits.

For the purposes of this Report, the word "parcel" refers to an individual property assigned its own Assessment Number by the County of Stanislaus Assessor's Office. The County of Stanislaus Auditor/Controller uses Assessment Numbers and specific fund numbers to identify properties assessed for special district benefit assessments on the tax roll.

Pursuant to the 1972 Act, the City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District and assessments for that fiscal year. Upon approval of the assessments by the City Council, the assessments for Fiscal Year 2015/2016 shall be submitted to the Stanislaus County Auditor/Controller for inclusion on the property tax roll for each parcel.

A. LEGISLATIVE AUTHORITY

The District was formed in 2001 and is annually levied pursuant to the 1972 Act and in compliance with the *California Constitution, Article XIID, Section 4*. (Enacted by the passage of Proposition 218 in November 1996). Accordingly, parcels within the District are assessed for only the reasonable cost of the proportional special benefit conferred on those parcels and the assessments and assessment range formula described in this Report have been or shall be approved by the property owners through a property owner protest ballot proceeding. The maximum assessments including the assessment range formula for the Regional (District-wide) improvements as well as Zones 1, 2 and 3 were approved by the property owners when the District was formed. Subsequently, Zone 4 was established in March 2003 in connection with several new residential developments within the District and those property owners approved the assessments associated with the Zone's improvements.

Pursuant to the provisions of the California Constitution, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIID, Section 4*, including a property owner protest proceeding (property owner assessment balloting). This Report consists of five (5) parts:

Part I

Plans and Specifications: Provides an overall description of the District and the improvements to be provided within said District and the zones of benefit (“Zones”) therein. The District Zones are based on the various improvements and services that provide a special benefit to each property within the District.

Part II

Method of Apportionment: A discussion of benefits the improvements provide to properties within the District and the method of calculating each property’s proportional special benefit and annual assessment. The Assessment Range Formula described herein defines the maximum assessment that may be imposed in subsequent fiscal years without additional property owner ballot proceedings.

Part III

District Budget: An estimate of the annual costs to maintain and service the improvements installed and constructed as part of the development of properties within the District. The maximum assessments and assessment range formula established for this District was originally based on the development plans and estimated annual cost and expenses associated with the proposed improvements and developments at build-out. The proposed assessments to provide the improvements for Fiscal Year 2015/2016 are based on the estimated net annual cost of operating and maintaining the District improvements for the year.

Part IV

District Diagram: A Diagram showing the boundaries of the District is provided in this Report and includes all parcels that will receive special benefits from the improvements. Parcel identification, the lines and dimensions of each lot, parcel and subdivision of land within the District, are inclusive of all parcels as shown on the Stanislaus County Assessor’s Parcel Maps as they existed at the time of the passage of the Resolution of Intention, and shall include all subsequent subdivisions, lot line adjustments or parcel changes therein. Reference is hereby made to the Stanislaus County Assessor’s maps for a detailed description of the lines and dimensions of each lot and parcel of land within the District.

Part V

Assessment Roll: A listing of the calculated assessments for each parcel as required pursuant to the provisions of the California Constitution. Said assessments represents

each parcel's proportional amount of the improvement costs for Fiscal Year 2015/2016 based on the estimated net annual cost to maintain and service the improvements as outlined in the District budget and method of apportionment described herein.

PART I — PLANS AND SPECIFICATIONS

A. DESCRIPTION OF THE DISTRICT

The District consists of all lots, parcels and subdivisions of land located in the development area known as the “Crossroads Specific Plan.” The Crossroads Specific Plan/District covers approximately five hundred eighty-two (582) acres in the southwest region of the City. The District is generally located:

- South and West of the MID Main Canal centerline;
- East of the centerline of Oakdale Road; and,
- North of the centerline of Claribel Road.

The District currently includes approximately

- Three hundred and forty-two (342) acres of low/medium density single-family residential housing currently subdivided or being subdivided, representing two thousand fourteen (2,014) residential units;
- Sixty-five (65) acres of commercial development or planned commercial development in the southwest section of the District;
- Thirty-five (35) acres of undeveloped land identified for Public/Quasi-Public/Commercial development or possible residential development; and
- One hundred forty (140) acres of streets, easements, open space and public lands.

A listing of all parcels within the District is provided in the Assessment Roll contained in Part V of this Report.

All improvements to be acquired, maintained and serviced in the District directly result from the development of properties within the Crossroads Specific Plan. They consist of parkway and median landscaping, street lighting, traffic signals, parks, trails, open space areas and appurtenant facilities. All the improvements to be funded by District assessments are public improvements within the District boundaries or adjacent public areas and right-of-ways constructed and installed as part of the development plans and agreements required and/or necessary to enhance the special benefits to each lot, parcel and subdivision therein. Properties within the District are grouped into zones of benefit (“Zones”) based on their proximity and benefit from the various improvements provided by the District. Each Zone incorporates specific improvements that are associated with the properties in that Zone and the annual cost of providing those improvements are proportionately shared by the properties in that Zone. These Zones are discussed in more detail later in this section of the Report.

B. DESCRIPTION OF IMPROVEMENTS AND SERVICES

Improvements Authorized by the 1972 Act

As generally defined by the Landscape and Lighting Act of 1972 and applicable to this District, improvements and the associated assessments may include one or more of the following:

1. The installation or planting of landscaping;
2. The installation or construction of statuary, fountains, and other ornamental structures and facilities;
3. The installation or construction of public lighting facilities including but not limited to street lights and traffic signals;
4. The installation of park or recreational improvements including but not limited to all of the following:
 - a. Land preparation, such as grading, leveling, cutting and filling, sod, landscaping, irrigation systems, sidewalks, and drainage;
 - b. Lights, playground equipment, play courts, and public restrooms;
 - c. The acquisition of land for park, recreational, or open-space purposes;
5. The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof;
6. The acquisition of any associated existing improvement;
7. The maintenance or servicing of any of the foregoing including the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement including, but not limited to:
 - a. Repair, removal, or replacement of all or any part of any improvements;
 - b. Grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities;
 - c. Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury;
 - d. The removal of trimmings, rubbish, debris, and other solid waste;
 - e. The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti;
 - f. Electric current or energy, gas, or other illuminating agent for any public lighting facilities or for the lighting or operation of any other improvements;
 - g. Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements;

8. Incidental expenses associated with the improvements including, but not limited to:
 - a. The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
 - b. The costs of printing, advertising, and the publishing, posting and mailing of notices;
 - c. Compensation payable to the County for collection of assessments;
 - d. Compensation of any engineer or attorney employed to render services;
 - e. Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
 - f. Costs associated with any elections held for the approval of a new or increased assessment.

Overall District Improvements

The purpose of the District is to ensure the ongoing maintenance, operation and servicing of public landscaped areas and street lighting improvements within the District boundaries installed in connection with the development of properties within the Crossroads Specific Plan. These improvements may include but are not limited to all materials, equipment, utilities, labor, appurtenant facilities and incidental expenses related to those improvements. The improvements to be maintained and funded entirely or partially through the District assessments generally include the following:

- Parkway, median and traffic circle landscaping on the arterial and collector streets within the District boundaries;
- Parkway and perimeter landscaping associated with individual properties or developments including perimeter fencing, retaining walls, entryways, monuments; or similar improvements associated with the properties or specific developments within the District;
- Natural and passive parks, trails, open space areas, and landscape reserve areas that are maintained and/or abated;
- Active parks including all landscaping, lighting, equipment and facilities (i.e., playgrounds, tot-lots, ball fields, restrooms, sidewalks, landscaped areas and greenbelts);
- Public lighting facilities including street lighting, traffic signals, lighting within all parks and other public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

The estimated annual cost to provide and maintain the improvements within the District shall be allocated to each property in proportion to the special benefits received. The Method of Apportionment described in this Report utilizes commonly accepted

assessment engineering practices and have been established pursuant to the 1972 Act and the provisions of the Constitution.

Regional — District-wide Benefit Improvements

In reviewing the overall improvements within the District as they currently exist and as outlined in the Crossroads Specific Plan, it has been determined that many of the District's improvements including various parks, trails, traffic signals, and arterial landscaping and street lighting provide a direct and special benefit to all properties within the District and are considered "Regional" (District-wide) improvements and the cost of providing these improvements shall proportionately be shared by all assessed parcels within the District in the fiscal year that the improvements are installed or accepted for maintenance by the City. To the extent that any portion of these improvements may be considered general benefit, that portion of the improvement costs is not assessed to the properties within the District. The following improvements have been identified as Regional improvements for the District:

Public Street Lighting: Public street lighting on the District's arterial and collector streets as well as various other public areas are included and funded by the regional assessments established for the District and may include, but is not limited to electrical energy, lighting fixtures, poles, meters, conduits, electrical cable and associated appurtenant facilities associated with:

- All public street lights and appurtenant facilities located on the arterial streets and a portion of the collector streets within the District including but not limited to Oakdale Road, Claribel Road, Roselle Avenue, Morrill Road, Crawford Road, Chancellor Way, Homewood Way, Prospectors Parkway and Squire Wells Way. (A portion of the street lighting costs associated with some of the collector streets listed above are also identified and allocated as Zone specific benefits.);
- Traffic signals, safety lighting at intersections, and other lighting facilities within public areas such as the trails and parks within the District that was necessary for development of properties within the District.

Median Landscaping: Median island landscaping on the arterial and primary collector streets including the traffic circles within the District are included and funded by the regional assessments established for the District and may include, but is not limited to ground cover, shrubs, trees, monuments, hardscape amenities, ornamental structures, and irrigation and drainage facilities identified as:

- The three (3) designated traffic circles, two located on Chancellor Way and one on Crawford Road with an estimated 78,890 square feet of landscaped area (1.81 acres) including significant turf and high density landscaping and amenities.
- Center medians on Crawford Road between Oakdale Road and Roselle Avenue, totaling approximately 2,360 linear feet and an estimated 33,040 square feet of landscaped area (0.76 acres);

- Center medians on Oakdale Road between Morrill Avenue and the Business Park Entryway, totaling approximately 2,500 linear feet and an estimated 30,000 square feet of landscaped area (0.69 acres); and;
- Center medians on Roselle Avenue between Crawford Road and Claribel Road, and Roselle Entryway, totaling approximately 1,580 linear feet at an estimated 18,960 square feet of landscaped area (0.44 acres).

Parkway Landscaping Parkway (street right-of-way) landscaping on the primary access streets within the District are included and funded by the regional assessments established for the District and may include, but is not limited to ground cover, shrubs, trees, hardscape amenities, irrigation and drainage facilities, entryway monuments, sidewalks, and block walls, or other fencing within the public right-of-way or landscape easements identified as:

- Landscape reservation areas on the north side of Claribel Road between Oakdale Road and Roselle Avenue that includes or will include:
 - Approximately 4,200 linear feet of low density landscaping totaling an estimated 50,400 square feet (1.16 acres);
 - An estimated 80 to 100 trees; and
 - Approximately 10,000 square feet of sidewalk and hardscape amenities.
- Landscape parkway areas on the east side of Oakdale Road between the MID Main Canal extending south to the Business Park Entryway that includes or will include:
 - Approximately 4,210 linear feet of moderate density landscaping, an estimated 22,100 square feet (0.51 acres);
 - An estimated 100 to 150 trees; and
 - Approximately 23,000 square feet of sidewalk and hardscape amenities.
- Landscaped parkway areas on both the east and west sides of Roselle Avenue from a point 500' north of Claribel Road, north to the MID Main Canal (District Boundary) that includes or will include:
 - Approximately 4,230 linear feet of high density landscaping on each side of Roselle Avenue, totaling an estimated 21,000 square feet (0.5 acres);
 - An estimated 100 to 200 trees; and
 - Approximately 16,000 square feet of sidewalk and hardscape amenities.
- Landscape parkway areas on Morrill Road between the MID Main Canal extending west approximately 244 feet to a point midway between Homewood Court and Huntley Court totaling approximately 2,570 square feet of landscaping (0.059 acres);

Trails and Bike Paths: Within the District (The Crossroads Specific Plan) there is over 33,500 linear feet of trails and bike paths encompassing approximately 300,000 square

feet of surface area that are included and funded by the regional assessments established for the District. In most areas these trails and pathways are surrounded by large areas of landscaping as much as seventeen square feet of landscaped area for every linear foot of trail. The trail system may include, but is not limited to turf, ground cover, shrubs, trees, natural vegetation, irrigation and drainage facilities, various trail and bike path surfaces, concrete sidewalks, lighting, fencing, rest areas, ornamental structures, signs, and various hardscape amenities. These trail and pathway areas are generally identified as:

- Claribel Road bike path area located between Oakdale Road and Roselle Avenue that includes:
 - Approximately 5,200 linear feet of low density landscaping, an estimated 23,000 square feet of landscaped area;
 - An estimated 80 to 150 trees; and
 - Approximately 52,000 square feet of bike paths and hardscape amenities.
- The trail area along the MID Lateral # 6 canal that includes:
 - Approximately 16,000 linear feet of moderate density landscaping, an estimated 240,000 square feet of landscaped area;
 - An estimated 200 to 400 trees;
 - Approximately 128,000 square feet of trail and hardscape amenities; and
 - An estimated 32,000 linear feet of fencing associated with the trail and landscaped areas.
- The trail area adjacent to the MID Main Canal between Claribel Road and Morrill Road includes:
 - Approximately 4,800 linear feet of moderate density landscaping, an estimated 72,000 square feet of landscaped area;
 - An estimated 80 to 150 trees;
 - Approximately 38,400 square feet of trail and hardscape amenities; and
 - An estimated 4,800 linear feet of fencing associated with the trail and landscaped areas.
- The Oakdale Road bike path area located between Morrill Avenue and Claribel Road on the east side of Oakdale Road that includes:
 - Approximately 4,900 linear feet of low density landscaping, an estimated 9,800 square feet of landscaped area;
 - Approximately 49,000 square feet of bike path and hardscape amenities.

Pedestrian Connection Sites: Within the District there are fifteen (15) pedestrian connection sites that provide pedestrian access from various residential developments to the trail system or the arterial or collector streets within the District. While these

pedestrian connection sites are within specific residential subdivisions, these connection sites provide pedestrian access to more than just the parcels within those subdivisions and are therefore included and funded by the regional assessments established for the District. These pedestrian connection sites include:

- Pedestrian Connection on Clock Tower Court east of Oakdale Road, south of Crawford parkway consisting of approximately 1,220 square feet of landscaped improvement area.
- Nine Cul-de-sac pedestrian connection points along the MID Lateral #6 trail at Blazer Court, Feather Court, Mayberry Court, Haystack Court, Horsetail Falls Court, Winding River Court, Gold River Court, Riverbed Court, and Coolwater Court; consisting of approximately 1,440 square feet of landscaped improvement area and 450 square feet of sidewalk area.
- Four Cul-de-sac pedestrian connection points on the south side of Crawford Road at Silvervale Court, Etherington Court, Medallion Court, and Clamistake Court; consisting of approximately 640 square feet of landscaped improvement area and 200 square feet of sidewalk area.
- One Cul-de-sac pedestrian connection point on the south side of Morrill Road at Homewood Court consisting of approximately 160 square feet of landscaped improvement area and 50 square feet of sidewalk area.

Miscellaneous Landscape Area: Within the District there are various landscaped areas that are included and funded by the regional assessments established for the District these landscaped areas include:

- Landscaping surrounding the water tank between the MID Main Canal and Saxon Way that has approximately 1,200 square feet of landscaped area, 350 linear feet of walls and 220 linear feet of fencing.
- Landscaped area associated with the Black Sands Creek Way Drainage Channel located northwest of the MID Lateral # 6 Canal and east of Roselle. This area includes approximately 47,560 square feet of landscaping and approximately 45 trees.

Parks and Open Space Areas: Within the District (The Crossroads Specific Plan) there is approximately thirty acres of park/open space. The park/open space improvements within the District were designed to provide a wide range of recreational opportunities as well as large areas of open space and green belts throughout the District. These areas may include, but are not limited to turf, ground cover, shrubs, trees, natural vegetation, ball fields, various courts, restroom facilities, play equipment, picnic areas, tot lots, lighting, ornamental structures, irrigation and drainage facilities, and various hardscape amenities. There are three primary park locations within the Crossroads Specific Plan.

- A Community Park, named Silva Park, includes over nine acres of parkland in the northwest region of the District located at Novi Drive and Chancellor Way. The park design consist of dense shrub areas, numerous trees, large turf areas and ball fields as well as other recreational facilities totaling an

estimated 370,260 square feet of landscape improvements. Although this park is located well within the boundaries of the District, it is considered a Community Park and as such, will likely be utilized by property owners outside the District on a regular basis, however since the park is in the middle of the Crossroads, and utilized mostly by residents of the Crossroads, only a small portion of this park's maintenance and operation costs has been identified as a general benefit and is not assessed to property owners within the District. (It has been determined that up to a third of this park's total maintenance cost is considered general benefit).

- **Neighborhood Parks:** There are approximately twenty-one acres of land that have been completed as neighborhood parks. The neighborhood parks were specifically planned for the use and benefit of properties within the District. There are two primary neighborhood parks located within the District boundaries to optimize their use by the property owners. One park is located near the MID Main Canal trail system in the northeast region of the District and the other park is located just north of the Hetch Hetchy right-of-way in the southeast region of the District, which is also accessible by the trail system. The two neighborhood parks include approximately 914,760 square feet of landscaping that includes various types of landscape amenities ranging from natural non-irrigated open space area to large turf areas.

Local Benefit Improvements (Zone Specific)

The establishment of benefit zones is often necessary to equitably apportion the cost of the District improvements to those properties that receive special benefits from various improvements. Although several of the improvements installed and maintained within the District provide a direct and special benefit to all properties (Regional Improvements) and are assessed to all benefiting properties within the District, some improvements benefit only certain subdivision, parcels or regions of the District and are typically installed as part of developing properties in those areas.

Improvements such as perimeter landscaping (non-arterial landscaping), perimeter fencing and residential street lighting are typically associated with specific subdivisions or properties and provide special benefits to only those properties (in some cases adjacent properties as well). These types of improvements are often identified as "Local" or "Tract Specific" improvements. It was determined that the cost of maintaining such improvements should be the financial obligation of the properties benefiting and the law requires that only those properties be assessed. To equitably apportion these improvement costs to only the benefiting properties, parcels within a district have been grouped into local benefit zones ("Zones"). Each of these Zones consists of specific parcels and subdivisions that benefit from similar or specific local improvements. The cost of providing local improvements within each Zone is proportionately spread to only the parcels within that Zone.

When the District was formed, the District included only a few residential subdivisions and much of the District was vacant undeveloped land. At that time, three zones of benefit were established:

- Zone 01 included parcels within the residential developments north of Morrill Road that had limited improvements (street lighting and perimeter fencing).
- Zone 02 incorporated the new residential developments south of Morrill Road, which installed tract specific street lighting and landscaping along the perimeters of these developments.
- Zone 03 incorporated the vacant undeveloped land that made up the rest of the District and because these properties had not yet developed, the Zone provided no local improvements and assessments for properties. Zone 03 consisted of only their proportional share of the costs to provide the Regional Improvements within the District.

In 2003, a significant portion of the undeveloped land was moving forward with development and Zone 04 was established to identify the improvements and properties associated with those residential developments, thus providing an appropriate allocation of the costs associated with the local landscaping and lighting improvements resulting from those developments. The following provides more specifics about the District's four local Zones:

Zone 01 is located north of Morrill Road, east of Oakdale Road, and south and west of the MID Main Canal. This Zone includes all parcels of land identified on the Tract Maps for the subdivisions known as Oak Crest Estates; Hayes No. 1; Stonebridge No. 2. These subdivisions and parcels include one hundred thirty eight (138) single-family residential parcels, one multifamily residential parcel, and one quasi/non-residential parcel. In addition to Regional improvements, these properties benefit and are assessed for the following:

- The maintenance, abatement and minor repairs of the block wall (approximately 3,350 linear feet) located along the south side of the MID Main Canal adjacent to the parcels within the Zone. Maintenance and abatement may include the occasional clearing and removal of weeds, debris, rubbish, and other solid wastes within the public right-of-way next to the wall; and the cleaning, sandblasting, and painting of the wall deemed necessary to remove or cover graffiti.
- All streetlights within the residential development and perimeter streets. Maintenance and servicing of the street lighting may include bulb replacement, energy costs and repair or replacement of related equipment or facilities as required.

Zone 02 is located south of Morrill Road, east of Oakdale Road, generally north of Novi Drive and west of the MID Main Canal. This Zone includes all the residential parcels and subdivisions known as Hayes No. 2; Stonebridge at Crossroads; and Morrill Ranch. These subdivisions and parcels include three hundred and seven (307) single-family

residential properties. In addition to Regional improvements, these properties benefit and are assessed for the following:

- The parkway landscaping on the south side of Morrill Avenue from the northwest corner of the Morrill Ranch subdivision (Oakdale Road) east to the northeast corner of the Stonebridge at Crossroads subdivision (approximately 250 feet west of the MID Main Canal). The partially completed landscape improvement area includes:
- Approximately 2,525 linear feet of moderate density shrubs and trees, totaling an estimated 12,625 square feet;
- Approximately 1,825 linear feet of turf and trees, totaling an estimated 9,125 square feet;
- An estimated 110 to 140 trees;
- Approximately 12,700 square feet of sidewalk and hardscape amenities; and
- An estimated 3,500 linear feet of parkway fencing that is adjacent to the subdivisions on Morrill Avenue and Oakdale Road.
- All streetlights within the residential development and perimeter streets. Maintenance and servicing of the street lighting may include bulb replacement, energy costs and repair or replacement of related equipment or facilities as required.

Zone 03 currently includes all properties within the District boundaries that are not included within Zones 01, 02 or 04. The parcels within this zone are currently only assessed for their proportional share of the Regional Improvements. As properties within this Zone are developed and subdivided, they will likely be incorporated into one of the District's other local Zones or a new local Zone may be established to address their specific improvement and benefits. In either case, these changes will facilitate increased assessments for the affected properties. All such assessment increases will be subject to the substantive and procedural requirements of Article XIID.

Zone 04 incorporates a significant portion of the residential developments within the District and generally includes all residential subdivisions south and east of Zone 02 and north of the Commercial Center. The parcels and subdivisions of Zone 04 (including the four new residential subdivisions known as the Heartlands, the Cottages, the Gables and Prospector's Court) represent one thousand five hundred and fifty-two (1,552) single-family residential parcels, one hundred thirty nine (139) multifamily parcels, and one nonresidential parcel. In addition to Regional improvements, these properties benefit and are assessed for the following:

- Parkway landscaping including planting areas and turf along portions of Crawford Road and Roselle Avenue;
- Parkway landscaping (planting area, turf stamped concrete, and entryway, totaling approximately 131,534 square feet (57,110 square feet for planting area, 68,324 square feet for turf and 6,100 square feet for stamped concrete);

- Entrance medians, plant and turf areas and stamped concrete on a traffic circle located on Crawford Road and turf areas on Chancellor Way roundabouts;
- Split sidewalk landscaping on the north side of Prospector Way and the east side of Saxon Way adjacent to the school/park site and on the north side of Blacksand Creek Way adjacent to Hetch Hetchy;
- Entryway monument into the District at Roselle Avenue and Oakdale Road;
- All streetlights within the residential development and perimeter streets. Maintenance and servicing of the street lighting may include bulb replacement, energy costs and repair or replacement of related equipment or facilities as required.

PART II — METHOD OF APPORTIONMENT

A. GENERAL

The 1972 Act permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements, which include the construction, maintenance, and servicing of public lights, landscaping, parks, open space areas and appurtenant facilities. The 1972 Act requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.”

The formula used for calculating all assessments for this District reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on benefit to each parcel. In addition, pursuant to *Article XIID, Section 4* of the California State Constitution a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits may be assessed.

B. BENEFIT ANALYSIS

Each of the proposed improvements, the associated costs and assessments have been identified and allocated based on special benefit pursuant to the provisions of the Constitution and 1972 Act. All improvements provided by this District have been identified as necessary, required and/or desired for the orderly development of the properties within the District to their full potential, consistent with the proposed development plans and applicable portions of the City General Plan. As such, these improvements would be necessary and required of individual property owners and the ongoing operation, servicing and maintenance of these improvements would be the financial obligation of those properties. Therefore, the majority of the District

improvements and the annual costs of ensuring the maintenance and operation of the improvements are considered a direct and special benefit to the properties within the District.

The method of apportionment (method of assessment) is based on the premise that each assessed parcel within the District receives benefit from specific improvements. The desirability and security of properties is enhanced by the presence of street lighting, well maintained landscaping, parks and open space areas in close proximity to those properties.

Special Benefits

The special benefits associated with all landscaping, parks, trails and open space improvements are specifically:

- Enhanced desirability of properties through association with the improvements.
- Improved aesthetic appeal of properties providing a positive representation of the area.
- Enhanced adaptation of the urban environment within the natural environment from adequate green space, parks, trails, open space areas and landscaping.
- Environmental enhancement through improved erosion resistance, dust and debris control, and fire prevention.
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties.
- Enhanced quality of life and recreational opportunities through well maintained recreational facilities, equipment, green belts and trails.
- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti.
- Enhanced environmental quality of the parcels by moderating temperatures, providing oxygenation and attenuating noise.

The special benefits of street lighting are the convenience, safety, and security of property, improvements, and goods. Specifically:

- Enhanced deterrence of crime and the aid to police protection.
- Increased nighttime safety on roads and streets.
- Improved ability of pedestrians and motorists to see.
- Improved ingress and egress to property.
- Reduced vandalism and other criminal act and damage to improvements or property.

- Improved traffic circulation and reduced nighttime accidents and personal property loss.
- Increased promotion of business during nighttime hours in the case of commercial properties.

All of the preceding special benefits contribute to a specific enhancement and desirability of each of the assessed parcels within the District.

General Benefit

The costs associated with a specific improvement that is considered a benefit to properties outside the District or to the public at large have been identified as general benefit and is not included in the District's annual assessments. In making this determination it should be noted that parkway; perimeter landscaping and interior landscaping throughout the City is provided and maintained by individual property owners, associations or another assessment district. The City does not typically maintain these types of improvements from General Fund Revenues and like similar improvements within the City, the ongoing maintenance of these improvements are clearly a special benefit to the properties associated with those improvements. However, due to either their location or purpose, it has been determined that portions of the improvement costs associated with the Community Park, traffic signals and medians along Oakdale Road provide not only a special benefit to properties within this District, but also provide a general benefit to the residents and property owners in the City as a whole. The determination of the amount of each improvement cost that is considered general benefit is based on different factors. General benefit costs for the Community Park (shown as General Benefit in the District Budget) have been determined based on an estimated service area as well as the availability of similar improvements in the City. For traffic signals and median landscaping, the allocation of special benefit cost versus general benefit costs is based on both the location of the improvements in relation to other properties in the area and estimated traffic circulation.

C. ASSESSMENT METHODOLOGY

The method of apportionment for this District calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels within the District. The net amount to be assessed upon parcels within the District for each improvement or type of improvement or service is apportioned among only those parcels that benefit from the particular improvement in proportion to a weighted special benefit calculation that equates each parcel's special benefits as compared to other parcels in the District that benefit from those same improvements. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels within the District as well as the proposed land use of each property as compared to other parcels that benefit from those specific improvements, which is consistent with the provisions of the 1972 Act and *Article XIID, Section 4* of the Constitution.

Equivalent Dwelling Units:

To assess benefits equitably, it is necessary to relate the different type of parcel development to each other. The Equivalent Dwelling Unit method of assessment apportionment uses the single-family home site as the basic unit of benefit and assessment. Each single-family home site is assigned one (1.0) Equivalent Dwelling Unit ("EDU"). All other land uses within the District are assigned a weighted EDU that equates the property's specific development status, type of development (land use), and size (acres or units) to that of a single-family home site. The EDU method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel is apportioned as a function of land use type, size and development.

EDU Application by Land Use:

Single-Family Residential — This land use is defined as a fully subdivided residential home site with or without a structure. This land use is assessed 1.0 EDU per lot or parcel. This is the base value that all other land use types are compared and weighted against the special benefit received by the Single Family Residence, (i.e. 1.0 EDU).

Multi-Family Residential — This land use is defined as a fully subdivided residential parcel that has more than one residential unit developed on the property or is part of a development that is considered multiple-unit complex. This land use is assessed 0.75 EDU per unit. (Currently this land use is applicable to only the new development known as Prospector's Court)

Planned-Residential Development — This land use is defined as any property not fully subdivided with a specific number of proposed single-family residential units or multi-family residential units to be developed on the parcel. This land use type is assessed at 1.0 EDU per planned single-family residential lot and or 0.75 EDU per multi-family residential unit.

Undefined Vacant Land — This land use is defined as property that is currently identified as vacant land, that is not actively being developed and/or is not directly adjacent to or associated with existing District improvements and infrastructure. This land use designation typically identifies rural vacant land. This land use is assessed at 1.0 EDU per parcel regardless of the size of the parcel.

Defined-Planned Vacant Land — This land use is defined as property that is currently identified as vacant land, but is either actively being developed and/or is directly adjacent to or associated with existing District improvements and infrastructure. This land use designation may include undeveloped residential or commercial properties that are part of an overall development plan. This land use is assessed at 1.0 EDU per acre. Parcels less than 1 acre are assigned a minimum of 1.0 EDU. Parcels over 50 acres are assigned a maximum of 50 EDU.

Developed Commercial — This land use is defined as property developed for either commercial or industrial use. This land use type is assessed at 4.0 EDU per acre.

Parcels less than 0.25 acres are assigned a minimum of 1.0 EDU and there is no maximum acreage cap, as is the case with Vacant Commercial Property.

Recreational or Limited Commercial Use — This land use is defined as property used for recreational or commercial use that is not part of the improvements provided by the District. This land use classification may include but is not limited to golf courses, commercial parking lots or commercial properties that less than ten percent of the total acreage has been developed. This land use is assessed at 2.0 EDU per acre. Similar to commercial properties, there is no maximum acreage cap for this land use, but parcels less than 0.5 acres, are assigned a minimum 1.0 EDU.

Exempt Parcels — This land use identifies properties that are not assessed and are assigned 0.00 EDU. This land use classification may include but is not limited to lots or parcels identified as public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas and rights-of-ways, public greenbelts and parkways; utility rights-of-ways; common areas, sliver parcels and bifurcated lots or any other property that cannot be developed, park properties and other publicly owned that are part of the District improvements or that have little or no improvement value. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

The following table provides a listing of land use types, land use code designations, the Equivalent Dwelling Unit factor applied to that land use type, and the multiplying factor used to calculate each parcel's individual EDU.

Property Type	EDU	Multiplier
Single Family Residential	1.00	Per Unit/Lot/Parcel
Multifamily Residential	0.75	Per Unit
Planned-Residential Development	1.00	Per Planned Single Family Unit
	0.75	Per Planned Multi-Family Unit
Undefined Vacant Lot	1.00	Per Parcel
Defined Planned Vacant Lot	1.00	Per Acre
Developed Commercial	4.00	Per Acre
Recreational or Limited Commercial Use	2.00	Per Acre
Exempt	0.00	Per Parcel

Land Use Codes and Equivalent Dwelling Units

The benefit formula applied to parcels within the District is based on the preceding discussion of Equivalent Dwelling Units and the table above. Each parcel's EDU correlates the parcel's special benefit received as compared to all other parcels benefiting from the improvements.

The following formula is used to calculate each parcel's EDU (proportional benefit).

$$\text{Parcel Type EDU} \times \text{Acres or Units} = \text{Parcel's EDU}$$

The total number of EDU's is the sum of all individual EDU's applied to parcels that receive a special benefit from the District improvements. An assessment rate per EDU ("Rate") is established by taking the "Balance to Levy" established for each Zone of the District (including the Regional Improvements) and dividing the total EDU's of all parcels benefiting from those improvements. This calculated "Rate per EDU" is then applied back to each parcel's assigned EDU to determine the parcel's proportionate benefit and assessment obligation for the improvement.

$$\begin{aligned}\text{Total Balance to Levy} / \text{Total EDU} &= \text{Rate per EDU} \\ \text{Rate per EDU} \times \text{Parcel EDU} &= \text{Parcel Levy Amount}\end{aligned}$$

The formulas described in the preceding description of calculating each parcel's Levy Amount is applied separately for both Regional (District-wide) Benefits and the Zone Benefits applicable to each parcel. The combined amount of the Regional and Zone assessment is the parcel's annual assessment amount (Levy) that will be submitted to the County for inclusion on the property tax roll.

D. ASSESSMENT RANGE FORMULA

Any new or increase in assessments require certain noticing and meeting requirements by law. Prior to the passage of Proposition 218, legislative changes in the Brown Act defined the definition of "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through SB919 (Proposition 218 implementation statutes).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. Generally, if the proposed annual assessment (levy per unit or rate) for the current fiscal year is less than or equals to the "Maximum Assessment" (or "Adjusted Maximum Assessment"), then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment for all assessments in this District is equal to the initial Assessment approved by property owners adjusted annually by the following criteria:

- Beginning in Fiscal Year 2002/03 and each fiscal year thereafter, the Maximum Assessment will be recalculated annually.
- The new adjusted Maximum Assessment for the year represents the prior year's Maximum Assessment adjusted by three percent (3.0%).
- The Maximum Assessment is adjusted each year independent of the annual assessment calculation. While the actual amount assessed may fluctuate each year, the maximum will continue to be increased by 3%, and in any given year the assessment may be applied at the Maximum Assessment.

Any proposed annual assessment (rate per EDU) less than or equal to this Maximum Assessment is not considered an increased assessment, even if the proposed assessment is greater than the assessment applied in the prior fiscal year. The City Council may reduce or freeze the Maximum Assessment at any time by amending the Engineer's Annual Report.

Although the Maximum Assessment will increase each year, the actual assessment may remain virtually unchanged. If the budget and assessments for the fiscal year does not require an increase, or the increase is less than the adjusted Maximum Assessment, then the required budget and the assessment may be approved by the City Council without a property owner balloting. If the budget and the assessments calculated requires an assessment greater than the adjusted Maximum Assessment, the assessment would be considered an assessment increase and to impose such an increase the City must comply with the provisions of *Article XIID, Section 4(c)* of the Constitution, which requires a public hearing and certain protest procedures including mailed notice of the public hearing and property owner protest balloting. Property owners through the balloting process must approve the proposed assessment increase before it can be imposed. If the proposed assessment is approved, then a new Maximum Assessment is established for the District. If the proposed assessment is not approved, the City Council may not levy an assessment greater than the adjusted Maximum Assessment previously established for the District.

PART III — DISTRICT BUDGETS

The following summarizes the District's adjusted Maximum Assessment Rates for Fiscal Year 2015/2016:

- The Maximum Assessment Rate for District-wide Improvements is \$222.39/EDU.
- The Maximum Assessment Rate for Zone 01 Improvements is \$72.68/EDU.
- The Maximum Assessment Rate for Zone 02 Improvements is \$80.48/EDU.
- The Maximum Assessment Rate for Zone 03 Improvements is \$0.00/EDU.
- The Maximum Assessment Rate for Zone 04 Improvements is \$83.13/EDU.

The Total Adjusted Maximum Assessment Rate applicable to parcels in each Zone is as follows:

- | | | |
|-----------|----------|--------------------|
| • Zone 01 | \$295.07 | (\$222.39+\$72.68) |
| • Zone 02 | \$302.87 | (\$222.39+\$80.48) |
| • Zone 03 | \$222.39 | (\$222.39+\$0.00) |
| • Zone 04 | \$305.52 | (\$222.39+\$83.13) |

The follow page outlines the Crossroads Landscaping and Lighting District's proposed budget and assessments for Fiscal Year 2015/2016. The budget identifies the estimated expenses and cost allocation of the improvements for each of the District's Zone improvements to establish the proposed District assessments for Fiscal Year 2015/2016.

The Capital Improvement Project (CIP) fund is used to upgrade certain improvements within the District. These improvements have a useful life of five years or more and include:

- Roundabout improvements on Antique Rose Way
- Install benches, shade structures and playground improvements within Silva Community Park
- Install benches along the park trail
- Install shade structures within the Neighborhood Park
- Repair to sidewalks along Crawford Road
- Installation of benches along the basin on Homewood Way.
- Install public bathroom within the Neighborhood Park.

District Budget Fiscal Year 2015/2016

BUDGET ITEM	General Benefit	District Benefit	Zone 1	Zone 2	Zone 3	Zone 4	Total Budget
DIRECT COSTS							
Parkway Landscape Maintenance	\$0	\$3,082	\$0	\$3,604	\$0	\$24,314	\$31,000
Median/Traffic Circle Maintenance	636	4,683	0	0	0	681	6,000
Trail Landscape Maintenance	0	8,520	0	0	0	0	8,520
Park/Open Space Landscape Maintenance	7,335	29,339	0	0	0	826	37,500
Drainage Channel Maintenance	0	0	0	0	0	10,000	10,000
Pedestrian Connection	0	0	0	0	0	600	600
Landscape Reserves/Weed Abatement	0	0	0	0	0	0	0
Repairs/Abatement	0	70,153	2,886	4,319	0	0	77,358
Landscape	0	1,500	0	1,000	0	2,500	5,000
Utilities	0	41,845	0	0	0	0	41,845
Neighborhood Park Maintenance	0	45,000	0	0	0	0	45,000
Miscellaneous/Materials/Equipment	0	0	0	0	0	0	0
Street Light Maintenance	49	208	125	220	0	1,398	2,000
Capital Expenditure	0	0	0	0	0	0	0
Direct Costs Subtotal	\$8,020	\$204,330	\$3,011	\$9,143	\$0	\$40,319	\$264,823
ADMINISTRATION COSTS							
Personnel/Overhead/ Professional Fees	\$0	\$5,267	\$0	\$0	\$0	\$1,967	\$7,234
Muni Admin	0	7,395	0	0	0	0	7,395
County Administration Fee	0	723	35	70	0	410	1,238
Miscellaneous Administration Expenses	0	0	0	0	0	237	237
Administrative Costs Subtotal	\$0	\$13,385	\$35	\$70	\$0	\$2,614	\$16,104
LEVY BREAKDOWN							
Total Direct and Admin. Costs	\$8,020	\$217,715	\$3,046	\$9,213	\$0	\$42,933	\$280,927
Reserve Fund Collection	0	0	0	0	0	0	0
Improvement Replacement Fund Collection	0	0	0	0	0	50,000	50,000
(Sub-Total) Levy Collection	\$8,020	\$217,715	\$3,046	\$9,213	\$0	\$92,933	\$330,927
Reserve Fund Contribution	0	(42,250)	0	0	0	(50,000)	(92,250)
Capital Improvement Project Contributions	0	0	0	0	0	0	0
Contributions & Other Revenue Sources	0	0	0	0	0	0	0
(Sub-Total) Levy Reduction	0	(42,250)	0	0	0	(50,000)	(92,250)
Balance to Levy	\$8,020.00	\$175,465.00	\$3,046.00	\$9,213.00	\$0.00	\$42,933.00	\$238,677.00
DISTRICT STATISTICS							
Total Parcels		2,218	141	307	40	1,730	
Total Parcels Levied		2,183	141	307	40	1,728	
Total Equivalent Dwelling Units (EDU)		2,363.11	150.60	307.00	213.27	1,692.24	
Levy per EDU		\$74.25	\$20.23	\$30.01	\$0.00	\$25.37	
Maximum Levy per EDU		\$222.39	\$72.68	\$80.48	\$0.00	\$83.13	
RESERVE INFORMATION							
Reserve Fund Balance		\$95,673	\$65,892	\$188,218	\$0	\$197,638	\$547,420
Reserve Fund Activity		(42,250)	0	0	0	(50,000)	(92,250)
Projected Ending Reserve Fund Balance		\$53,423	\$65,892	\$188,218	\$0	\$147,638	\$455,170
Capital Improvement Project Fund Balance		\$56,440	\$22,578	\$33,133	\$0	\$80,311	\$192,462
Capital Expenditure/Improvement Fund Activity		0	0	0	0	50,000	50,000
Projected Ending Improvement Fund Balance		\$56,440	\$22,578	\$33,133	\$0	\$130,311	\$242,462
Total Projected Available Fund Balance		\$109,863	\$88,470	\$221,351	\$0	\$277,949	\$697,632

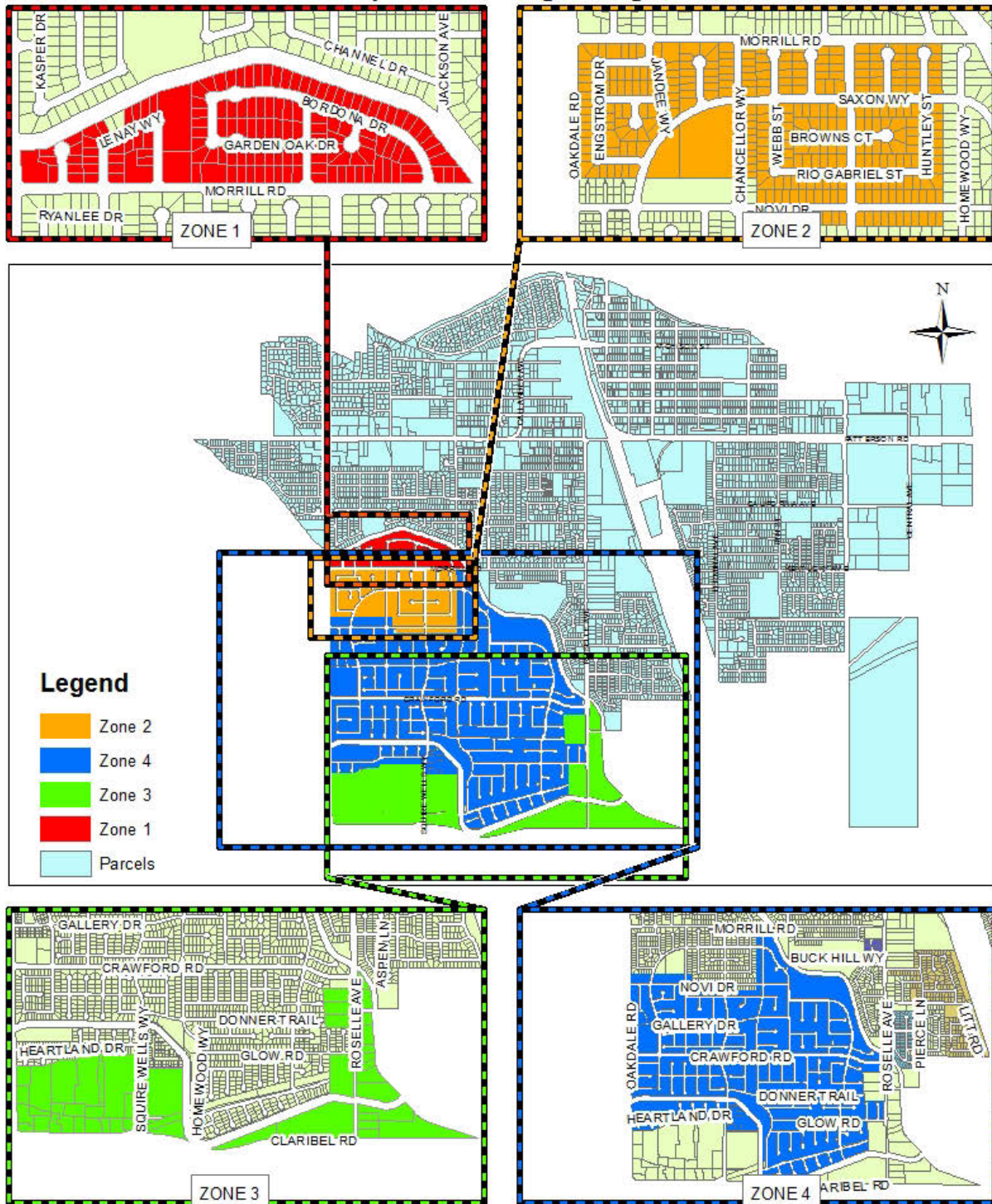
PART V — DISTRICT DIAGRAMS

The parcels within the Riverbank Crossroads Landscaping and Lighting District consist of all lots, parcels and subdivisions of land located in the development area known as the “Crossroads Specific Plan”. The following page provides a Boundary Diagram that provides an overview of the District’s location and identifies the exterior boundaries of the District as well as the Zones within the District. Together the Boundary Diagram and the Assessment Roll contained in Part V of this Report constitute the District’s Assessment Diagram for Fiscal Year 2015/2016. Details regarding the lines and dimensions of the parcels within the District are shown on the Stanislaus County Assessor’s Parcel Maps (APN Maps) and by reference the APN Maps are made part of this Report.

**MAP OF ASSESSED PARCELS WITHIN THE
RIVERBANK CROSSROADS LANDSCAPING AND LIGHTING DISTRICT
CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF CALIFORNIA**



**Riverbank Crossroads
Landscape and Lighting District**



PART VI — ASSESSMENT ROLL

Parcel identification for each lot or parcel within the District shall be the parcel as shown on the Stanislaus County Secured Roll for the year in which this Report is prepared and reflective of the Assessor's Parcel Maps. A listing of parcels assessed within this District, along with the proposed assessment amounts is included in the following pages.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate contained in this Report as approved by the City Council.

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-051-001-000	01	1.00	\$74.25	\$20.23	\$94.46
075-051-002-000	01	1.00	74.25	20.23	94.46
075-051-003-000	01	1.00	74.25	20.23	94.46
075-051-004-000	01	1.00	74.25	20.23	94.46
075-051-005-000	01	1.00	74.25	20.23	94.46
075-051-006-000	01	1.00	74.25	20.23	94.46
075-051-007-000	01	1.00	74.25	20.23	94.46
075-051-008-000	01	1.00	74.25	20.23	94.46
075-051-009-000	01	1.00	74.25	20.23	94.46
075-051-010-000	01	1.00	74.25	20.23	94.46
075-051-011-000	01	1.00	74.25	20.23	94.46
075-051-012-000	01	1.00	74.25	20.23	94.46
075-051-013-000	01	1.00	74.25	20.23	94.46
075-051-014-000	01	1.00	74.25	20.23	94.46
075-051-015-000	01	1.00	74.25	20.23	94.46
075-051-016-000	01	1.00	74.25	20.23	94.46
075-051-017-000	01	1.00	74.25	20.23	94.46
075-051-018-000	01	1.00	74.25	20.23	94.46
075-051-019-000	01	1.00	74.25	20.23	94.46
075-051-020-000	01	1.00	74.25	20.23	94.46
075-051-021-000	01	1.00	74.25	20.23	94.46
075-051-022-000	01	1.00	74.25	20.23	94.46
075-051-023-000	01	1.00	74.25	20.23	94.46
075-051-024-000	01	1.00	74.25	20.23	94.46
075-051-025-000	01	1.00	74.25	20.23	94.46
075-051-026-000	01	1.00	74.25	20.23	94.46
075-051-027-000	01	1.00	74.25	20.23	94.46
075-051-028-000	01	1.00	74.25	20.23	94.46
075-051-029-000	01	1.00	74.25	20.23	94.46
075-051-030-000	01	1.00	74.25	20.23	94.46
075-051-032-000	01	1.00	74.25	20.23	94.46
075-051-033-000	01	1.00	74.25	20.23	94.46
075-051-034-000	01	1.00	74.25	20.23	94.46
075-051-035-000	01	1.00	74.25	20.23	94.46
075-051-036-000	01	1.00	74.25	20.23	94.46
075-051-037-000	01	1.00	74.25	20.23	94.46
075-051-038-000	01	1.00	74.25	20.23	94.46
075-051-039-000	01	1.00	74.25	20.23	94.46
075-051-040-000	01	1.00	74.25	20.23	94.46
075-051-041-000	01	1.00	74.25	20.23	94.46
075-051-042-000	01	1.00	74.25	20.23	94.46
075-051-043-000	01	1.00	74.25	20.23	94.46
075-051-044-000	01	1.00	74.25	20.23	94.46
075-051-045-000	01	1.00	74.25	20.23	94.46
075-051-046-000	01	1.00	74.25	20.23	94.46
075-051-047-000	01	1.00	74.25	20.23	94.46
075-051-048-000	01	1.00	74.25	20.23	94.46
075-051-049-000	01	1.00	74.25	20.23	94.46
075-051-050-000	01	1.00	74.25	20.23	94.46
075-051-051-000	01	1.00	74.25	20.23	94.46
075-051-052-000	01	1.00	74.25	20.23	94.46
075-051-053-000	01	1.00	74.25	20.23	94.46
075-051-054-000	01	1.00	74.25	20.23	94.46
075-051-055-000	01	1.00	74.25	20.23	94.46
075-051-056-000	01	1.00	74.25	20.23	94.46
075-051-057-000	01	1.00	74.25	20.23	94.46
075-051-058-000	01	1.00	74.25	20.23	94.46
075-051-059-000	01	1.00	74.25	20.23	94.46
075-051-060-000	01	1.00	74.25	20.23	94.46
075-051-061-000	01	1.00	74.25	20.23	94.46
075-051-062-000	01	1.00	74.25	20.23	94.46
075-051-063-000	01	1.00	74.25	20.23	94.46

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-051-064-000	01	1.00	74.25	20.23	94.46
075-051-065-000	01	1.00	74.25	20.23	94.46
075-051-066-000	01	1.00	74.25	20.23	94.46
075-051-067-000	01	1.00	74.25	20.23	94.46
075-051-068-000	01	1.00	74.25	20.23	94.46
075-051-069-000	01	1.00	74.25	20.23	94.46
075-051-070-000	01	1.00	74.25	20.23	94.46
075-053-001-000	01	1.00	74.25	20.23	94.46
075-053-002-000	01	1.00	74.25	20.23	94.46
075-053-003-000	01	1.00	74.25	20.23	94.46
075-053-004-000	01	1.00	74.25	20.23	94.46
075-053-005-000	01	1.00	74.25	20.23	94.46
075-053-006-000	01	1.00	74.25	20.23	94.46
075-053-007-000	01	1.00	74.25	20.23	94.46
075-053-008-000	01	1.00	74.25	20.23	94.46
075-053-009-000	01	1.00	74.25	20.23	94.46
075-053-010-000	01	1.00	74.25	20.23	94.46
075-053-011-000	01	1.00	74.25	20.23	94.46
075-053-012-000	01	1.00	74.25	20.23	94.46
075-053-013-000	01	1.00	74.25	20.23	94.46
075-053-014-000	01	1.00	74.25	20.23	94.46
075-053-015-000	01	1.00	74.25	20.23	94.46
075-053-016-000	01	1.00	74.25	20.23	94.46
075-053-017-000	01	1.00	74.25	20.23	94.46
075-053-018-000	01	1.00	74.25	20.23	94.46
075-053-019-000	01	1.00	74.25	20.23	94.46
075-053-020-000	01	1.00	74.25	20.23	94.46
075-053-021-000	01	1.00	74.25	20.23	94.46
075-053-022-000	01	1.00	74.25	20.23	94.46
075-053-023-000	01	1.00	74.25	20.23	94.46
075-053-024-000	01	1.00	74.25	20.23	94.46
075-053-025-000	01	1.00	74.25	20.23	94.46
075-053-026-000	01	1.00	74.25	20.23	94.46
075-053-027-000	01	1.00	74.25	20.23	94.46
075-053-028-000	01	1.00	74.25	20.23	94.46
075-053-029-000	01	1.00	74.25	20.23	94.46
075-053-030-000	01	1.00	74.25	20.23	94.46
075-053-031-000	01	1.00	74.25	20.23	94.46
075-053-032-000	01	1.00	74.25	20.23	94.46
075-053-033-000	01	1.00	74.25	20.23	94.46
075-053-034-000	01	1.00	74.25	20.23	94.46
075-053-035-000	01	1.00	74.25	20.23	94.46
075-053-036-000	01	1.00	74.25	20.23	94.46
075-053-037-000	01	1.00	74.25	20.23	94.46
075-057-001-000	01	2.60	193.05	52.59	245.64
075-057-002-000	01	1.00	74.25	20.23	94.46
075-057-003-000	01	1.00	74.25	20.23	94.46
075-057-004-000	01	1.00	74.25	20.23	94.46
075-057-005-000	01	1.00	74.25	20.23	94.46
075-057-006-000	01	1.00	74.25	20.23	94.46
075-057-007-000	01	1.00	74.25	20.23	94.46
075-057-008-000	01	1.00	74.25	20.23	94.46
075-057-009-000	01	1.00	74.25	20.23	94.46
075-057-010-000	01	1.00	74.25	20.23	94.46
075-057-011-000	01	1.00	74.25	20.23	94.46
075-057-012-000	01	1.00	74.25	20.23	94.46
075-057-013-000	01	1.00	74.25	20.23	94.46
075-057-014-000	01	1.00	74.25	20.23	94.46
075-057-015-000	01	1.00	74.25	20.23	94.46
075-057-016-000	01	1.00	74.25	20.23	94.46
075-057-019-000	01	1.00	74.25	20.23	94.46
075-057-020-000	01	1.00	74.25	20.23	94.46

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-057-021-000	01	1.00	74.25	20.23	94.46
075-057-022-000	01	1.00	74.25	20.23	94.46
075-057-026-000	01	1.00	74.25	20.23	94.46
075-057-027-000	01	1.00	74.25	20.23	94.46
075-057-028-000	01	1.00	74.25	20.23	94.46
075-057-029-000	01	1.00	74.25	20.23	94.46
075-057-030-000	01	1.00	74.25	20.23	94.46
075-057-031-000	01	1.00	74.25	20.23	94.46
075-057-032-000	01	1.00	74.25	20.23	94.46
075-057-033-000	01	1.00	74.25	20.23	94.46
075-057-034-000	01	1.00	74.25	20.23	94.46
075-057-035-000	01	1.00	74.25	20.23	94.46
075-057-036-000	01	1.00	74.25	20.23	94.46
075-057-037-000	01	1.00	74.25	20.23	94.46
075-057-038-000	01	1.00	74.25	20.23	94.46
075-057-039-000	01	10.00	742.52	202.26	944.76
075-059-001-000	02	1.00	74.25	30.01	104.26
075-059-002-000	02	1.00	74.25	30.01	104.26
075-059-003-000	02	1.00	74.25	30.01	104.26
075-059-004-000	02	1.00	74.25	30.01	104.26
075-059-005-000	02	1.00	74.25	30.01	104.26
075-059-006-000	02	1.00	74.25	30.01	104.26
075-059-007-000	02	1.00	74.25	30.01	104.26
075-059-008-000	02	1.00	74.25	30.01	104.26
075-059-009-000	02	1.00	74.25	30.01	104.26
075-059-010-000	02	1.00	74.25	30.01	104.26
075-059-011-000	02	1.00	74.25	30.01	104.26
075-059-012-000	02	1.00	74.25	30.01	104.26
075-059-013-000	02	1.00	74.25	30.01	104.26
075-059-014-000	02	1.00	74.25	30.01	104.26
075-059-015-000	02	1.00	74.25	30.01	104.26
075-059-016-000	02	1.00	74.25	30.01	104.26
075-059-017-000	02	1.00	74.25	30.01	104.26
075-059-018-000	02	1.00	74.25	30.01	104.26
075-059-019-000	02	1.00	74.25	30.01	104.26
075-059-020-000	02	1.00	74.25	30.01	104.26
075-059-021-000	02	1.00	74.25	30.01	104.26
075-059-022-000	02	1.00	74.25	30.01	104.26
075-059-023-000	02	1.00	74.25	30.01	104.26
075-059-024-000	02	1.00	74.25	30.01	104.26
075-059-025-000	02	1.00	74.25	30.01	104.26
075-059-026-000	02	1.00	74.25	30.01	104.26
075-059-027-000	02	1.00	74.25	30.01	104.26
075-059-028-000	02	1.00	74.25	30.01	104.26
075-059-029-000	02	1.00	74.25	30.01	104.26
075-059-030-000	02	1.00	74.25	30.01	104.26
075-059-031-000	02	1.00	74.25	30.01	104.26
075-059-032-000	02	1.00	74.25	30.01	104.26
075-059-033-000	02	1.00	74.25	30.01	104.26
075-059-034-000	02	1.00	74.25	30.01	104.26
075-059-035-000	02	1.00	74.25	30.01	104.26
075-059-036-000	02	1.00	74.25	30.01	104.26
075-059-037-000	02	1.00	74.25	30.01	104.26
075-059-038-000	02	1.00	74.25	30.01	104.26
075-059-039-000	02	1.00	74.25	30.01	104.26
075-059-041-000	02	1.00	74.25	30.01	104.26
075-059-042-000	02	1.00	74.25	30.01	104.26
075-059-043-000	02	1.00	74.25	30.01	104.26
075-059-044-000	02	1.00	74.25	30.01	104.26
075-059-045-000	02	1.00	74.25	30.01	104.26
075-059-046-000	02	1.00	74.25	30.01	104.26
075-059-047-000	02	1.00	74.25	30.01	104.26

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-059-048-000	02	1.00	74.25	30.01	104.26
075-059-049-000	02	1.00	74.25	30.01	104.26
075-059-050-000	02	1.00	74.25	30.01	104.26
075-059-051-000	02	1.00	74.25	30.01	104.26
075-059-052-000	02	1.00	74.25	30.01	104.26
075-059-053-000	02	1.00	74.25	30.01	104.26
075-059-054-000	02	1.00	74.25	30.01	104.26
075-059-055-000	02	1.00	74.25	30.01	104.26
075-059-056-000	02	1.00	74.25	30.01	104.26
075-059-057-000	02	1.00	74.25	30.01	104.26
075-059-058-000	02	1.00	74.25	30.01	104.26
075-059-059-000	02	1.00	74.25	30.01	104.26
075-059-060-000	02	1.00	74.25	30.01	104.26
075-059-062-000	02	1.00	74.25	30.01	104.26
075-059-063-000	02	1.00	74.25	30.01	104.26
075-060-001-000	02	1.00	74.25	30.01	104.26
075-060-002-000	02	1.00	74.25	30.01	104.26
075-060-003-000	02	1.00	74.25	30.01	104.26
075-060-004-000	02	1.00	74.25	30.01	104.26
075-060-005-000	02	1.00	74.25	30.01	104.26
075-060-006-000	02	1.00	74.25	30.01	104.26
075-060-007-000	02	1.00	74.25	30.01	104.26
075-060-008-000	02	1.00	74.25	30.01	104.26
075-060-009-000	02	1.00	74.25	30.01	104.26
075-060-010-000	02	1.00	74.25	30.01	104.26
075-060-011-000	02	1.00	74.25	30.01	104.26
075-060-013-000	02	1.00	74.25	30.01	104.26
075-060-014-000	02	1.00	74.25	30.01	104.26
075-060-015-000	02	1.00	74.25	30.01	104.26
075-060-016-000	02	1.00	74.25	30.01	104.26
075-060-017-000	02	1.00	74.25	30.01	104.26
075-060-018-000	02	1.00	74.25	30.01	104.26
075-060-019-000	02	1.00	74.25	30.01	104.26
075-060-020-000	02	1.00	74.25	30.01	104.26
075-060-021-000	02	1.00	74.25	30.01	104.26
075-060-022-000	02	1.00	74.25	30.01	104.26
075-060-023-000	02	1.00	74.25	30.01	104.26
075-060-024-000	02	1.00	74.25	30.01	104.26
075-060-025-000	02	1.00	74.25	30.01	104.26
075-060-026-000	02	1.00	74.25	30.01	104.26
075-060-027-000	02	1.00	74.25	30.01	104.26
075-060-028-000	02	1.00	74.25	30.01	104.26
075-060-029-000	02	1.00	74.25	30.01	104.26
075-060-030-000	02	1.00	74.25	30.01	104.26
075-060-031-000	02	1.00	74.25	30.01	104.26
075-060-032-000	02	1.00	74.25	30.01	104.26
075-060-033-000	02	1.00	74.25	30.01	104.26
075-060-034-000	02	1.00	74.25	30.01	104.26
075-060-035-000	02	1.00	74.25	30.01	104.26
075-060-036-000	02	1.00	74.25	30.01	104.26
075-060-037-000	02	1.00	74.25	30.01	104.26
075-060-038-000	02	1.00	74.25	30.01	104.26
075-060-039-000	02	1.00	74.25	30.01	104.26
075-060-040-000	02	1.00	74.25	30.01	104.26
075-060-041-000	02	1.00	74.25	30.01	104.26
075-060-042-000	02	1.00	74.25	30.01	104.26
075-060-043-000	02	1.00	74.25	30.01	104.26
075-060-044-000	02	1.00	74.25	30.01	104.26
075-060-045-000	02	1.00	74.25	30.01	104.26
075-060-046-000	02	1.00	74.25	30.01	104.26
075-060-047-000	02	1.00	74.25	30.01	104.26
075-060-048-000	02	1.00	74.25	30.01	104.26

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-060-049-000	02	1.00	74.25	30.01	104.26
075-060-050-000	02	1.00	74.25	30.01	104.26
075-060-051-000	02	1.00	74.25	30.01	104.26
075-060-052-000	02	1.00	74.25	30.01	104.26
075-060-053-000	02	1.00	74.25	30.01	104.26
075-060-054-000	02	1.00	74.25	30.01	104.26
075-060-055-000	02	1.00	74.25	30.01	104.26
075-060-056-000	02	1.00	74.25	30.01	104.26
075-060-057-000	02	1.00	74.25	30.01	104.26
075-060-058-000	02	1.00	74.25	30.01	104.26
075-060-059-000	02	1.00	74.25	30.01	104.26
075-060-060-000	02	1.00	74.25	30.01	104.26
075-060-061-000	02	1.00	74.25	30.01	104.26
075-060-062-000	02	1.00	74.25	30.01	104.26
075-060-063-000	02	1.00	74.25	30.01	104.26
075-060-064-000	02	1.00	74.25	30.01	104.26
075-060-065-000	02	1.00	74.25	30.01	104.26
075-060-066-000	02	1.00	74.25	30.01	104.26
075-060-067-000	02	1.00	74.25	30.01	104.26
075-060-068-000	02	1.00	74.25	30.01	104.26
075-060-069-000	02	1.00	74.25	30.01	104.26
075-060-070-000	02	1.00	74.25	30.01	104.26
075-060-071-000	02	1.00	74.25	30.01	104.26
075-060-072-000	02	1.00	74.25	30.01	104.26
075-060-073-000	02	1.00	74.25	30.01	104.26
075-060-074-000	02	1.00	74.25	30.01	104.26
075-060-075-000	02	1.00	74.25	30.01	104.26
075-060-076-000	02	1.00	74.25	30.01	104.26
075-060-077-000	02	1.00	74.25	30.01	104.26
075-060-078-000	02	1.00	74.25	30.01	104.26
075-061-001-000	02	1.00	74.25	30.01	104.26
075-061-002-000	02	1.00	74.25	30.01	104.26
075-061-003-000	02	1.00	74.25	30.01	104.26
075-061-004-000	02	1.00	74.25	30.01	104.26
075-061-005-000	02	1.00	74.25	30.01	104.26
075-061-006-000	02	1.00	74.25	30.01	104.26
075-061-007-000	02	1.00	74.25	30.01	104.26
075-061-008-000	02	1.00	74.25	30.01	104.26
075-061-009-000	02	1.00	74.25	30.01	104.26
075-061-010-000	02	1.00	74.25	30.01	104.26
075-061-011-000	02	1.00	74.25	30.01	104.26
075-061-012-000	02	1.00	74.25	30.01	104.26
075-061-013-000	02	1.00	74.25	30.01	104.26
075-061-014-000	02	1.00	74.25	30.01	104.26
075-061-015-000	02	1.00	74.25	30.01	104.26
075-061-016-000	02	1.00	74.25	30.01	104.26
075-061-017-000	02	1.00	74.25	30.01	104.26
075-061-018-000	02	1.00	74.25	30.01	104.26
075-061-019-000	02	1.00	74.25	30.01	104.26
075-061-020-000	02	1.00	74.25	30.01	104.26
075-061-021-000	02	1.00	74.25	30.01	104.26
075-061-022-000	02	1.00	74.25	30.01	104.26
075-061-023-000	02	1.00	74.25	30.01	104.26
075-061-024-000	02	1.00	74.25	30.01	104.26
075-061-025-000	02	1.00	74.25	30.01	104.26
075-061-026-000	02	1.00	74.25	30.01	104.26
075-061-027-000	02	1.00	74.25	30.01	104.26
075-061-028-000	02	1.00	74.25	30.01	104.26
075-061-029-000	02	1.00	74.25	30.01	104.26
075-061-030-000	02	1.00	74.25	30.01	104.26
075-061-031-000	02	1.00	74.25	30.01	104.26
075-061-032-000	02	1.00	74.25	30.01	104.26

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-061-033-000	02	1.00	74.25	30.01	104.26
075-061-034-000	02	1.00	74.25	30.01	104.26
075-061-035-000	02	1.00	74.25	30.01	104.26
075-061-036-000	02	1.00	74.25	30.01	104.26
075-061-037-000	02	1.00	74.25	30.01	104.26
075-061-038-000	02	1.00	74.25	30.01	104.26
075-061-039-000	02	1.00	74.25	30.01	104.26
075-061-040-000	02	1.00	74.25	30.01	104.26
075-061-041-000	02	1.00	74.25	30.01	104.26
075-061-042-000	02	1.00	74.25	30.01	104.26
075-061-043-000	02	1.00	74.25	30.01	104.26
075-061-044-000	02	1.00	74.25	30.01	104.26
075-061-045-000	02	1.00	74.25	30.01	104.26
075-061-046-000	02	1.00	74.25	30.01	104.26
075-061-047-000	02	1.00	74.25	30.01	104.26
075-061-048-000	02	1.00	74.25	30.01	104.26
075-061-049-000	02	1.00	74.25	30.01	104.26
075-061-050-000	02	1.00	74.25	30.01	104.26
075-061-051-000	02	1.00	74.25	30.01	104.26
075-061-052-000	02	1.00	74.25	30.01	104.26
075-061-053-000	02	1.00	74.25	30.01	104.26
075-061-054-000	02	1.00	74.25	30.01	104.26
075-061-055-000	02	1.00	74.25	30.01	104.26
075-061-056-000	02	1.00	74.25	30.01	104.26
075-061-057-000	02	1.00	74.25	30.01	104.26
075-061-058-000	02	1.00	74.25	30.01	104.26
075-061-059-000	02	1.00	74.25	30.01	104.26
075-061-060-000	02	1.00	74.25	30.01	104.26
075-061-061-000	02	1.00	74.25	30.01	104.26
075-061-062-000	02	1.00	74.25	30.01	104.26
075-061-063-000	02	1.00	74.25	30.01	104.26
075-061-064-000	02	1.00	74.25	30.01	104.26
075-061-065-000	02	1.00	74.25	30.01	104.26
075-061-066-000	02	1.00	74.25	30.01	104.26
075-061-067-000	02	1.00	74.25	30.01	104.26
075-061-068-000	02	1.00	74.25	30.01	104.26
075-061-069-000	02	1.00	74.25	30.01	104.26
075-062-001-000	02	1.00	74.25	30.01	104.26
075-062-002-000	02	1.00	74.25	30.01	104.26
075-062-003-000	02	1.00	74.25	30.01	104.26
075-062-004-000	02	1.00	74.25	30.01	104.26
075-062-005-000	02	1.00	74.25	30.01	104.26
075-062-006-000	02	1.00	74.25	30.01	104.26
075-062-007-000	02	1.00	74.25	30.01	104.26
075-062-008-000	02	1.00	74.25	30.01	104.26
075-062-009-000	02	1.00	74.25	30.01	104.26
075-062-010-000	02	1.00	74.25	30.01	104.26
075-062-011-000	02	1.00	74.25	30.01	104.26
075-062-012-000	02	1.00	74.25	30.01	104.26
075-062-013-000	02	1.00	74.25	30.01	104.26
075-062-014-000	02	1.00	74.25	30.01	104.26
075-062-015-000	02	1.00	74.25	30.01	104.26
075-062-016-000	02	1.00	74.25	30.01	104.26
075-062-017-000	02	1.00	74.25	30.01	104.26
075-062-018-000	02	1.00	74.25	30.01	104.26
075-062-019-000	02	1.00	74.25	30.01	104.26
075-062-020-000	02	1.00	74.25	30.01	104.26
075-062-021-000	02	1.00	74.25	30.01	104.26
075-062-022-000	02	1.00	74.25	30.01	104.26
075-062-023-000	02	1.00	74.25	30.01	104.26
075-062-024-000	02	1.00	74.25	30.01	104.26
075-062-025-000	02	1.00	74.25	30.01	104.26

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-062-026-000	02	1.00	74.25	30.01	104.26
075-062-027-000	02	1.00	74.25	30.01	104.26
075-062-028-000	02	1.00	74.25	30.01	104.26
075-062-029-000	02	1.00	74.25	30.01	104.26
075-062-030-000	02	1.00	74.25	30.01	104.26
075-062-031-000	02	1.00	74.25	30.01	104.26
075-062-032-000	02	1.00	74.25	30.01	104.26
075-079-001-000	02	1.00	74.25	30.01	104.26
075-079-002-000	02	1.00	74.25	30.01	104.26
075-079-003-000	02	1.00	74.25	30.01	104.26
075-079-004-000	02	1.00	74.25	30.01	104.26
075-079-005-000	02	1.00	74.25	30.01	104.26
075-079-006-000	02	1.00	74.25	30.01	104.26
075-079-007-000	02	1.00	74.25	30.01	104.26
075-079-008-000	02	1.00	74.25	30.01	104.26
075-079-009-000	02	1.00	74.25	30.01	104.26
075-079-010-000	02	1.00	74.25	30.01	104.26
075-079-011-000	02	1.00	74.25	30.01	104.26
075-079-012-000	02	1.00	74.25	30.01	104.26
075-079-013-000	02	1.00	74.25	30.01	104.26
075-079-014-000	02	1.00	74.25	30.01	104.26
075-079-015-000	02	1.00	74.25	30.01	104.26
075-079-016-000	02	1.00	74.25	30.01	104.26
075-079-017-000	02	1.00	74.25	30.01	104.26
075-079-018-000	02	1.00	74.25	30.01	104.26
075-079-019-000	02	1.00	74.25	30.01	104.26
075-079-020-000	02	1.00	74.25	30.01	104.26
075-079-021-000	02	1.00	74.25	30.01	104.26
075-079-022-000	02	1.00	74.25	30.01	104.26
075-079-023-000	02	1.00	74.25	30.01	104.26
075-079-024-000	02	1.00	74.25	30.01	104.26
075-079-025-000	02	1.00	74.25	30.01	104.26
075-079-026-000	02	1.00	74.25	30.01	104.26
075-079-027-000	02	1.00	74.25	30.01	104.26
075-079-028-000	02	1.00	74.25	30.01	104.26
075-079-029-000	02	1.00	74.25	30.01	104.26
075-079-030-000	02	1.00	74.25	30.01	104.26
075-079-031-000	02	1.00	74.25	30.01	104.26
075-079-032-000	02	1.00	74.25	30.01	104.26
075-079-033-000	02	1.00	74.25	30.01	104.26
075-079-034-000	02	1.00	74.25	30.01	104.26
075-079-035-000	02	1.00	74.25	30.01	104.26
075-079-036-000	02	1.00	74.25	30.01	104.26
075-079-037-000	02	1.00	74.25	30.01	104.26
075-079-038-000	02	1.00	74.25	30.01	104.26
075-079-039-000	02	1.00	74.25	30.01	104.26
075-079-040-000	02	1.00	74.25	30.01	104.26
075-079-041-000	02	1.00	74.25	30.01	104.26
075-079-042-000	02	1.00	74.25	30.01	104.26
075-079-043-000	02	1.00	74.25	30.01	104.26
075-079-044-000	02	1.00	74.25	30.01	104.26
075-079-045-000	02	1.00	74.25	30.01	104.26
075-079-046-000	02	1.00	74.25	30.01	104.26
075-079-047-000	02	1.00	74.25	30.01	104.26
075-079-048-000	02	1.00	74.25	30.01	104.26
075-079-049-000	02	1.00	74.25	30.01	104.26
075-079-050-000	02	1.00	74.25	30.01	104.26
075-079-051-000	02	1.00	74.25	30.01	104.26
075-079-052-000	02	1.00	74.25	30.01	104.26
075-079-053-000	02	1.00	74.25	30.01	104.26
075-079-054-000	02	1.00	74.25	30.01	104.26
075-079-055-000	02	1.00	74.25	30.01	104.26

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-079-056-000	02	1.00	74.25	30.01	104.26
075-079-057-000	02	1.00	74.25	30.01	104.26
075-079-058-000	02	1.00	74.25	30.01	104.26
075-079-059-000	02	1.00	74.25	30.01	104.26
075-079-060-000	02	1.00	74.25	30.01	104.26
075-079-061-000	02	1.00	74.25	30.01	104.26
075-079-062-000	02	1.00	74.25	30.01	104.26
075-079-063-000	02	1.00	74.25	30.01	104.26
075-079-064-000	02	1.00	74.25	30.01	104.26
075-079-065-000	02	1.00	74.25	30.01	104.26
075-079-066-000	02	1.00	74.25	30.01	104.26
075-079-067-000	02	1.00	74.25	30.01	104.26
075-079-068-000	02	1.00	74.25	30.01	104.26
075-014-026-000	03	11.04	819.74	0.00	819.72
075-014-027-000	03	1.00	74.25	0.00	74.24
075-021-001-000	03	1.00	74.25	0.00	74.24
075-021-002-000	03	1.00	74.25	0.00	74.24
075-021-020-000	03	1.00	74.25	0.00	74.24
075-021-021-000	03	1.00	74.25	0.00	74.24
075-021-022-000	03	1.00	74.25	0.00	74.24
075-025-003-000	03	1.00	74.25	0.00	74.24
075-025-005-000	03	1.00	74.25	0.00	74.24
075-025-007-000	03	3.72	276.22	0.00	276.20
075-025-008-000	03	3.72	276.22	0.00	276.20
075-025-009-000	03	3.72	276.22	0.00	276.20
075-025-010-000	03	13.20	980.12	0.00	980.12
075-025-011-000	03	7.00	519.76	0.00	519.76
075-069-002-000	03	1.00	74.25	0.00	74.24
075-069-003-000	03	1.00	74.25	0.00	74.24
075-073-002-000	03	1.00	74.25	0.00	74.24
075-093-024-000	03	1.44	106.92	0.00	106.92
075-093-025-000	03	2.11	156.67	0.00	156.66
075-093-030-000	03	23.92	1,776.10	0.00	1,776.10
075-093-031-000	03	19.56	1,452.36	0.00	1,452.36
075-093-034-000	03	6.24	463.33	0.00	463.32
075-093-035-000	03	3.60	267.31	0.00	267.30
075-093-036-000	03	4.32	320.77	0.00	320.76
075-093-037-000	03	2.92	216.82	0.00	216.80
075-093-038-000	03	5.40	400.96	0.00	400.94
075-093-039-000	03	1.14	84.65	0.00	84.64
075-093-040-000	03	3.80	282.16	0.00	282.14
075-093-041-000	03	26.28	1,951.33	0.00	1,951.32
075-093-043-000	03	5.80	430.66	0.00	430.64
075-093-044-000	03	1.09	80.93	0.00	80.92
075-093-045-000	03	1.25	92.81	0.00	92.80
075-093-047-000	03	0.84	62.37	0.00	62.36
075-093-049-000	03	5.12	380.17	0.00	380.16
075-093-051-000	03	23.92	1,776.10	0.00	1,776.10
075-093-052-000	03	19.56	1,452.36	0.00	1,452.36
075-093-053-000	03	1.56	115.83	0.00	115.82
075-064-001-000	04	1.00	74.25	25.37	99.62
075-064-002-000	04	1.00	74.25	25.37	99.62
075-064-003-000	04	1.00	74.25	25.37	99.62
075-064-004-000	04	1.00	74.25	25.37	99.62
075-064-005-000	04	1.00	74.25	25.37	99.62
075-064-006-000	04	1.00	74.25	25.37	99.62
075-064-007-000	04	1.00	74.25	25.37	99.62
075-064-008-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-064-009-000	04	1.00	74.25	25.37	99.62
075-064-010-000	04	1.00	74.25	25.37	99.62
075-064-011-000	04	1.00	74.25	25.37	99.62
075-064-012-000	04	1.00	74.25	25.37	99.62
075-064-013-000	04	1.00	74.25	25.37	99.62
075-064-014-000	04	1.00	74.25	25.37	99.62
075-064-015-000	04	1.00	74.25	25.37	99.62
075-064-016-000	04	1.00	74.25	25.37	99.62
075-064-017-000	04	1.00	74.25	25.37	99.62
075-064-018-000	04	1.00	74.25	25.37	99.62
075-064-019-000	04	1.00	74.25	25.37	99.62
075-064-020-000	04	1.00	74.25	25.37	99.62
075-064-021-000	04	1.00	74.25	25.37	99.62
075-064-022-000	04	1.00	74.25	25.37	99.62
075-064-023-000	04	1.00	74.25	25.37	99.62
075-064-024-000	04	1.00	74.25	25.37	99.62
075-064-025-000	04	1.00	74.25	25.37	99.62
075-064-026-000	04	1.00	74.25	25.37	99.62
075-064-027-000	04	1.00	74.25	25.37	99.62
075-064-028-000	04	1.00	74.25	25.37	99.62
075-064-029-000	04	1.00	74.25	25.37	99.62
075-064-030-000	04	1.00	74.25	25.37	99.62
075-064-031-000	04	1.00	74.25	25.37	99.62
075-064-032-000	04	1.00	74.25	25.37	99.62
075-064-033-000	04	1.00	74.25	25.37	99.62
075-064-034-000	04	1.00	74.25	25.37	99.62
075-064-035-000	04	1.00	74.25	25.37	99.62
075-064-036-000	04	1.00	74.25	25.37	99.62
075-064-037-000	04	1.00	74.25	25.37	99.62
075-064-038-000	04	1.00	74.25	25.37	99.62
075-064-040-000	04	1.00	74.25	25.37	99.62
075-064-041-000	04	1.00	74.25	25.37	99.62
075-064-042-000	04	1.00	74.25	25.37	99.62
075-064-043-000	04	1.00	74.25	25.37	99.62
075-064-044-000	04	1.00	74.25	25.37	99.62
075-064-045-000	04	1.00	74.25	25.37	99.62
075-064-046-000	04	1.00	74.25	25.37	99.62
075-064-047-000	04	1.00	74.25	25.37	99.62
075-064-048-000	04	1.00	74.25	25.37	99.62
075-064-049-000	04	1.00	74.25	25.37	99.62
075-064-050-000	04	1.00	74.25	25.37	99.62
075-064-051-000	04	1.00	74.25	25.37	99.62
075-064-052-000	04	1.00	74.25	25.37	99.62
075-064-053-000	04	1.00	74.25	25.37	99.62
075-064-054-000	04	1.00	74.25	25.37	99.62
075-064-055-000	04	1.00	74.25	25.37	99.62
075-064-056-000	04	1.00	74.25	25.37	99.62
075-064-057-000	04	1.00	74.25	25.37	99.62
075-064-058-000	04	1.00	74.25	25.37	99.62
075-064-059-000	04	1.00	74.25	25.37	99.62
075-064-060-000	04	1.00	74.25	25.37	99.62
075-064-061-000	04	1.00	74.25	25.37	99.62
075-064-062-000	04	1.00	74.25	25.37	99.62
075-064-063-000	04	1.00	74.25	25.37	99.62
075-064-064-000	04	1.00	74.25	25.37	99.62
075-064-065-000	04	1.00	74.25	25.37	99.62
075-064-066-000	04	1.00	74.25	25.37	99.62
075-064-067-000	04	1.00	74.25	25.37	99.62
075-064-068-000	04	1.00	74.25	25.37	99.62
075-064-069-000	04	1.00	74.25	25.37	99.62
075-064-070-000	04	1.00	74.25	25.37	99.62
075-065-001-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-065-002-000	04	1.00	74.25	25.37	99.62
075-065-003-000	04	1.00	74.25	25.37	99.62
075-065-004-000	04	1.00	74.25	25.37	99.62
075-065-005-000	04	1.00	74.25	25.37	99.62
075-065-006-000	04	1.00	74.25	25.37	99.62
075-065-007-000	04	1.00	74.25	25.37	99.62
075-065-008-000	04	1.00	74.25	25.37	99.62
075-065-009-000	04	1.00	74.25	25.37	99.62
075-065-010-000	04	1.00	74.25	25.37	99.62
075-065-011-000	04	1.00	74.25	25.37	99.62
075-065-012-000	04	1.00	74.25	25.37	99.62
075-065-013-000	04	1.00	74.25	25.37	99.62
075-065-014-000	04	1.00	74.25	25.37	99.62
075-065-015-000	04	1.00	74.25	25.37	99.62
075-065-016-000	04	1.00	74.25	25.37	99.62
075-065-018-000	04	1.00	74.25	25.37	99.62
075-065-019-000	04	1.00	74.25	25.37	99.62
075-065-020-000	04	1.00	74.25	25.37	99.62
075-065-021-000	04	1.00	74.25	25.37	99.62
075-065-022-000	04	1.00	74.25	25.37	99.62
075-065-023-000	04	1.00	74.25	25.37	99.62
075-065-024-000	04	1.00	74.25	25.37	99.62
075-065-025-000	04	1.00	74.25	25.37	99.62
075-065-026-000	04	1.00	74.25	25.37	99.62
075-065-027-000	04	1.00	74.25	25.37	99.62
075-065-028-000	04	1.00	74.25	25.37	99.62
075-065-029-000	04	1.00	74.25	25.37	99.62
075-065-030-000	04	1.00	74.25	25.37	99.62
075-065-031-000	04	1.00	74.25	25.37	99.62
075-065-032-000	04	1.00	74.25	25.37	99.62
075-065-033-000	04	1.00	74.25	25.37	99.62
075-065-034-000	04	1.00	74.25	25.37	99.62
075-065-035-000	04	1.00	74.25	25.37	99.62
075-065-036-000	04	1.00	74.25	25.37	99.62
075-065-037-000	04	1.00	74.25	25.37	99.62
075-065-038-000	04	1.00	74.25	25.37	99.62
075-065-039-000	04	1.00	74.25	25.37	99.62
075-065-040-000	04	1.00	74.25	25.37	99.62
075-065-041-000	04	1.00	74.25	25.37	99.62
075-065-042-000	04	1.00	74.25	25.37	99.62
075-065-043-000	04	1.00	74.25	25.37	99.62
075-065-044-000	04	1.00	74.25	25.37	99.62
075-065-045-000	04	1.00	74.25	25.37	99.62
075-065-046-000	04	1.00	74.25	25.37	99.62
075-065-047-000	04	1.00	74.25	25.37	99.62
075-065-048-000	04	1.00	74.25	25.37	99.62
075-065-049-000	04	1.00	74.25	25.37	99.62
075-065-050-000	04	1.00	74.25	25.37	99.62
075-065-051-000	04	1.00	74.25	25.37	99.62
075-065-052-000	04	1.00	74.25	25.37	99.62
075-065-053-000	04	1.00	74.25	25.37	99.62
075-065-054-000	04	1.00	74.25	25.37	99.62
075-066-006-000	04	1.00	74.25	25.37	99.62
075-066-007-000	04	1.00	74.25	25.37	99.62
075-066-008-000	04	1.00	74.25	25.37	99.62
075-066-009-000	04	1.00	74.25	25.37	99.62
075-066-010-000	04	1.00	74.25	25.37	99.62
075-066-011-000	04	1.00	74.25	25.37	99.62
075-066-012-000	04	1.00	74.25	25.37	99.62
075-066-013-000	04	1.00	74.25	25.37	99.62
075-066-014-000	04	1.00	74.25	25.37	99.62
075-066-015-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-066-016-000	04	1.00	74.25	25.37	99.62
075-066-017-000	04	1.00	74.25	25.37	99.62
075-066-018-000	04	1.00	74.25	25.37	99.62
075-066-019-000	04	1.00	74.25	25.37	99.62
075-066-020-000	04	1.00	74.25	25.37	99.62
075-066-021-000	04	1.00	74.25	25.37	99.62
075-066-022-000	04	1.00	74.25	25.37	99.62
075-066-023-000	04	1.00	74.25	25.37	99.62
075-066-024-000	04	1.00	74.25	25.37	99.62
075-066-025-000	04	1.00	74.25	25.37	99.62
075-066-026-000	04	1.00	74.25	25.37	99.62
075-066-027-000	04	1.00	74.25	25.37	99.62
075-066-028-000	04	1.00	74.25	25.37	99.62
075-066-029-000	04	1.00	74.25	25.37	99.62
075-066-030-000	04	1.00	74.25	25.37	99.62
075-066-031-000	04	1.00	74.25	25.37	99.62
075-066-032-000	04	1.00	74.25	25.37	99.62
075-066-033-000	04	1.00	74.25	25.37	99.62
075-066-034-000	04	1.00	74.25	25.37	99.62
075-066-035-000	04	1.00	74.25	25.37	99.62
075-066-036-000	04	1.00	74.25	25.37	99.62
075-066-037-000	04	1.00	74.25	25.37	99.62
075-066-038-000	04	1.00	74.25	25.37	99.62
075-066-039-000	04	1.00	74.25	25.37	99.62
075-066-040-000	04	1.00	74.25	25.37	99.62
075-066-041-000	04	1.00	74.25	25.37	99.62
075-066-042-000	04	1.00	74.25	25.37	99.62
075-067-001-000	04	1.00	74.25	25.37	99.62
075-067-002-000	04	1.00	74.25	25.37	99.62
075-067-003-000	04	1.00	74.25	25.37	99.62
075-067-004-000	04	1.00	74.25	25.37	99.62
075-067-005-000	04	1.00	74.25	25.37	99.62
075-067-006-000	04	1.00	74.25	25.37	99.62
075-067-007-000	04	1.00	74.25	25.37	99.62
075-067-008-000	04	1.00	74.25	25.37	99.62
075-067-009-000	04	1.00	74.25	25.37	99.62
075-067-010-000	04	1.00	74.25	25.37	99.62
075-067-011-000	04	1.00	74.25	25.37	99.62
075-067-012-000	04	1.00	74.25	25.37	99.62
075-067-013-000	04	1.00	74.25	25.37	99.62
075-067-014-000	04	1.00	74.25	25.37	99.62
075-067-015-000	04	1.00	74.25	25.37	99.62
075-067-016-000	04	1.00	74.25	25.37	99.62
075-067-017-000	04	1.00	74.25	25.37	99.62
075-067-018-000	04	1.00	74.25	25.37	99.62
075-067-019-000	04	1.00	74.25	25.37	99.62
075-067-020-000	04	1.00	74.25	25.37	99.62
075-067-021-000	04	1.00	74.25	25.37	99.62
075-067-022-000	04	1.00	74.25	25.37	99.62
075-067-023-000	04	1.00	74.25	25.37	99.62
075-067-024-000	04	1.00	74.25	25.37	99.62
075-067-025-000	04	1.00	74.25	25.37	99.62
075-067-026-000	04	1.00	74.25	25.37	99.62
075-067-027-000	04	1.00	74.25	25.37	99.62
075-067-028-000	04	1.00	74.25	25.37	99.62
075-067-029-000	04	1.00	74.25	25.37	99.62
075-067-030-000	04	1.00	74.25	25.37	99.62
075-067-031-000	04	1.00	74.25	25.37	99.62
075-067-032-000	04	1.00	74.25	25.37	99.62
075-067-033-000	04	1.00	74.25	25.37	99.62
075-067-034-000	04	1.00	74.25	25.37	99.62
075-067-035-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-067-036-000	04	1.00	74.25	25.37	99.62
075-067-037-000	04	1.00	74.25	25.37	99.62
075-067-038-000	04	1.00	74.25	25.37	99.62
075-067-039-000	04	1.00	74.25	25.37	99.62
075-067-040-000	04	1.00	74.25	25.37	99.62
075-067-041-000	04	1.00	74.25	25.37	99.62
075-067-042-000	04	1.00	74.25	25.37	99.62
075-067-043-000	04	1.00	74.25	25.37	99.62
075-067-044-000	04	1.00	74.25	25.37	99.62
075-067-045-000	04	1.00	74.25	25.37	99.62
075-067-046-000	04	1.00	74.25	25.37	99.62
075-067-047-000	04	1.00	74.25	25.37	99.62
075-067-048-000	04	1.00	74.25	25.37	99.62
075-067-049-000	04	1.00	74.25	25.37	99.62
075-067-050-000	04	1.00	74.25	25.37	99.62
075-067-051-000	04	1.00	74.25	25.37	99.62
075-067-052-000	04	1.00	74.25	25.37	99.62
075-067-053-000	04	1.00	74.25	25.37	99.62
075-067-054-000	04	1.00	74.25	25.37	99.62
075-067-055-000	04	1.00	74.25	25.37	99.62
075-067-056-000	04	1.00	74.25	25.37	99.62
075-067-057-000	04	1.00	74.25	25.37	99.62
075-067-058-000	04	1.00	74.25	25.37	99.62
075-067-059-000	04	1.00	74.25	25.37	99.62
075-067-060-000	04	1.00	74.25	25.37	99.62
075-067-061-000	04	1.00	74.25	25.37	99.62
075-067-062-000	04	1.00	74.25	25.37	99.62
075-067-063-000	04	1.00	74.25	25.37	99.62
075-067-064-000	04	1.00	74.25	25.37	99.62
075-067-065-000	04	1.00	74.25	25.37	99.62
075-067-066-000	04	1.00	74.25	25.37	99.62
075-067-067-000	04	1.00	74.25	25.37	99.62
075-067-068-000	04	1.00	74.25	25.37	99.62
075-067-069-000	04	1.00	74.25	25.37	99.62
075-067-070-000	04	1.00	74.25	25.37	99.62
075-067-071-000	04	1.00	74.25	25.37	99.62
075-067-072-000	04	1.00	74.25	25.37	99.62
075-067-073-000	04	1.00	74.25	25.37	99.62
075-067-074-000	04	1.00	74.25	25.37	99.62
075-067-075-000	04	1.00	74.25	25.37	99.62
075-067-076-000	04	1.00	74.25	25.37	99.62
075-067-077-000	04	1.00	74.25	25.37	99.62
075-067-078-000	04	1.00	74.25	25.37	99.62
075-067-079-000	04	1.00	74.25	25.37	99.62
075-067-080-000	04	1.00	74.25	25.37	99.62
075-067-081-000	04	1.00	74.25	25.37	99.62
075-067-082-000	04	1.00	74.25	25.37	99.62
075-067-083-000	04	1.00	74.25	25.37	99.62
075-067-084-000	04	1.00	74.25	25.37	99.62
075-067-085-000	04	1.00	74.25	25.37	99.62
075-067-086-000	04	1.00	74.25	25.37	99.62
075-067-087-000	04	1.00	74.25	25.37	99.62
075-067-088-000	04	1.00	74.25	25.37	99.62
075-067-089-000	04	1.00	74.25	25.37	99.62
075-068-001-000	04	1.00	74.25	25.37	99.62
075-068-002-000	04	1.00	74.25	25.37	99.62
075-068-003-000	04	1.00	74.25	25.37	99.62
075-068-004-000	04	1.00	74.25	25.37	99.62
075-068-005-000	04	1.00	74.25	25.37	99.62
075-068-006-000	04	1.00	74.25	25.37	99.62
075-068-007-000	04	1.00	74.25	25.37	99.62
075-068-008-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-068-009-000	04	1.00	74.25	25.37	99.62
075-068-010-000	04	1.00	74.25	25.37	99.62
075-068-012-000	04	1.00	74.25	25.37	99.62
075-068-013-000	04	1.00	74.25	25.37	99.62
075-068-014-000	04	1.00	74.25	25.37	99.62
075-068-015-000	04	1.00	74.25	25.37	99.62
075-068-016-000	04	1.00	74.25	25.37	99.62
075-068-017-000	04	1.00	74.25	25.37	99.62
075-068-018-000	04	1.00	74.25	25.37	99.62
075-068-019-000	04	1.00	74.25	25.37	99.62
075-068-020-000	04	1.00	74.25	25.37	99.62
075-068-021-000	04	1.00	74.25	25.37	99.62
075-068-022-000	04	1.00	74.25	25.37	99.62
075-068-023-000	04	1.00	74.25	25.37	99.62
075-068-024-000	04	1.00	74.25	25.37	99.62
075-068-025-000	04	1.00	74.25	25.37	99.62
075-068-026-000	04	1.00	74.25	25.37	99.62
075-068-027-000	04	1.00	74.25	25.37	99.62
075-068-028-000	04	1.00	74.25	25.37	99.62
075-068-029-000	04	1.00	74.25	25.37	99.62
075-068-030-000	04	1.00	74.25	25.37	99.62
075-068-031-000	04	1.00	74.25	25.37	99.62
075-068-032-000	04	1.00	74.25	25.37	99.62
075-068-033-000	04	1.00	74.25	25.37	99.62
075-068-034-000	04	1.00	74.25	25.37	99.62
075-068-035-000	04	1.00	74.25	25.37	99.62
075-068-036-000	04	1.00	74.25	25.37	99.62
075-068-037-000	04	1.00	74.25	25.37	99.62
075-068-038-000	04	1.00	74.25	25.37	99.62
075-068-039-000	04	1.00	74.25	25.37	99.62
075-068-040-000	04	1.00	74.25	25.37	99.62
075-068-041-000	04	1.00	74.25	25.37	99.62
075-068-042-000	04	1.00	74.25	25.37	99.62
075-068-043-000	04	1.00	74.25	25.37	99.62
075-068-044-000	04	1.00	74.25	25.37	99.62
075-068-045-000	04	1.00	74.25	25.37	99.62
075-068-046-000	04	1.00	74.25	25.37	99.62
075-068-047-000	04	1.00	74.25	25.37	99.62
075-068-048-000	04	1.00	74.25	25.37	99.62
075-068-049-000	04	1.00	74.25	25.37	99.62
075-068-050-000	04	1.00	74.25	25.37	99.62
075-068-051-000	04	1.00	74.25	25.37	99.62
075-068-052-000	04	1.00	74.25	25.37	99.62
075-068-053-000	04	1.00	74.25	25.37	99.62
075-068-054-000	04	1.00	74.25	25.37	99.62
075-068-055-000	04	1.00	74.25	25.37	99.62
075-068-056-000	04	1.00	74.25	25.37	99.62
075-068-057-000	04	1.00	74.25	25.37	99.62
075-068-058-000	04	1.00	74.25	25.37	99.62
075-068-059-000	04	1.00	74.25	25.37	99.62
075-068-060-000	04	1.00	74.25	25.37	99.62
075-069-004-000	04	1.00	74.25	25.37	99.62
075-069-005-000	04	1.00	74.25	25.37	99.62
075-069-006-000	04	1.00	74.25	25.37	99.62
075-069-007-000	04	1.00	74.25	25.37	99.62
075-069-008-000	04	1.00	74.25	25.37	99.62
075-069-009-000	04	1.00	74.25	25.37	99.62
075-069-010-000	04	1.00	74.25	25.37	99.62
075-069-011-000	04	1.00	74.25	25.37	99.62
075-069-012-000	04	1.00	74.25	25.37	99.62
075-069-013-000	04	1.00	74.25	25.37	99.62
075-069-014-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-069-015-000	04	1.00	74.25	25.37	99.62
075-069-016-000	04	1.00	74.25	25.37	99.62
075-069-017-000	04	1.00	74.25	25.37	99.62
075-069-018-000	04	1.00	74.25	25.37	99.62
075-069-019-000	04	1.00	74.25	25.37	99.62
075-069-020-000	04	1.00	74.25	25.37	99.62
075-069-021-000	04	1.00	74.25	25.37	99.62
075-069-022-000	04	1.00	74.25	25.37	99.62
075-069-023-000	04	1.00	74.25	25.37	99.62
075-069-024-000	04	1.00	74.25	25.37	99.62
075-069-025-000	04	1.00	74.25	25.37	99.62
075-069-026-000	04	1.00	74.25	25.37	99.62
075-069-027-000	04	1.00	74.25	25.37	99.62
075-069-028-000	04	1.00	74.25	25.37	99.62
075-070-001-000	04	1.00	74.25	25.37	99.62
075-070-002-000	04	1.00	74.25	25.37	99.62
075-070-003-000	04	1.00	74.25	25.37	99.62
075-071-001-000	04	1.00	74.25	25.37	99.62
075-071-002-000	04	1.00	74.25	25.37	99.62
075-071-003-000	04	1.00	74.25	25.37	99.62
075-071-004-000	04	1.00	74.25	25.37	99.62
075-071-005-000	04	1.00	74.25	25.37	99.62
075-071-006-000	04	1.00	74.25	25.37	99.62
075-071-007-000	04	1.00	74.25	25.37	99.62
075-071-008-000	04	1.00	74.25	25.37	99.62
075-071-009-000	04	1.00	74.25	25.37	99.62
075-071-010-000	04	1.00	74.25	25.37	99.62
075-071-011-000	04	1.00	74.25	25.37	99.62
075-071-012-000	04	1.00	74.25	25.37	99.62
075-071-013-000	04	1.00	74.25	25.37	99.62
075-071-014-000	04	1.00	74.25	25.37	99.62
075-071-015-000	04	1.00	74.25	25.37	99.62
075-071-016-000	04	1.00	74.25	25.37	99.62
075-071-017-000	04	1.00	74.25	25.37	99.62
075-071-018-000	04	1.00	74.25	25.37	99.62
075-071-019-000	04	1.00	74.25	25.37	99.62
075-071-020-000	04	1.00	74.25	25.37	99.62
075-071-021-000	04	1.00	74.25	25.37	99.62
075-071-023-000	04	1.00	74.25	25.37	99.62
075-071-024-000	04	1.00	74.25	25.37	99.62
075-071-025-000	04	1.00	74.25	25.37	99.62
075-071-026-000	04	1.00	74.25	25.37	99.62
075-071-027-000	04	1.00	74.25	25.37	99.62
075-071-028-000	04	1.00	74.25	25.37	99.62
075-071-029-000	04	1.00	74.25	25.37	99.62
075-071-030-000	04	1.00	74.25	25.37	99.62
075-071-031-000	04	1.00	74.25	25.37	99.62
075-071-032-000	04	1.00	74.25	25.37	99.62
075-071-033-000	04	1.00	74.25	25.37	99.62
075-071-034-000	04	1.00	74.25	25.37	99.62
075-071-035-000	04	1.00	74.25	25.37	99.62
075-071-036-000	04	1.00	74.25	25.37	99.62
075-071-037-000	04	1.00	74.25	25.37	99.62
075-071-038-000	04	1.00	74.25	25.37	99.62
075-071-039-000	04	1.00	74.25	25.37	99.62
075-071-040-000	04	1.00	74.25	25.37	99.62
075-071-041-000	04	1.00	74.25	25.37	99.62
075-071-042-000	04	1.00	74.25	25.37	99.62
075-071-043-000	04	1.00	74.25	25.37	99.62
075-071-044-000	04	1.00	74.25	25.37	99.62
075-071-045-000	04	1.00	74.25	25.37	99.62
075-071-046-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-071-047-000	04	1.00	74.25	25.37	99.62
075-071-048-000	04	1.00	74.25	25.37	99.62
075-071-049-000	04	1.00	74.25	25.37	99.62
075-071-050-000	04	1.00	74.25	25.37	99.62
075-071-051-000	04	1.00	74.25	25.37	99.62
075-071-052-000	04	1.00	74.25	25.37	99.62
075-071-056-000	04	1.00	74.25	25.37	99.62
075-071-057-000	04	1.00	74.25	25.37	99.62
075-071-059-000	04	1.00	74.25	25.37	99.62
075-071-060-000	04	1.00	74.25	25.37	99.62
075-071-061-000	04	1.00	74.25	25.37	99.62
075-072-001-000	04	1.00	74.25	25.37	99.62
075-072-002-000	04	1.00	74.25	25.37	99.62
075-072-003-000	04	1.00	74.25	25.37	99.62
075-072-004-000	04	1.00	74.25	25.37	99.62
075-072-005-000	04	1.00	74.25	25.37	99.62
075-072-006-000	04	1.00	74.25	25.37	99.62
075-072-007-000	04	1.00	74.25	25.37	99.62
075-072-008-000	04	1.00	74.25	25.37	99.62
075-072-009-000	04	1.00	74.25	25.37	99.62
075-072-010-000	04	1.00	74.25	25.37	99.62
075-072-011-000	04	1.00	74.25	25.37	99.62
075-072-012-000	04	1.00	74.25	25.37	99.62
075-072-013-000	04	1.00	74.25	25.37	99.62
075-072-014-000	04	1.00	74.25	25.37	99.62
075-072-015-000	04	1.00	74.25	25.37	99.62
075-072-016-000	04	1.00	74.25	25.37	99.62
075-072-017-000	04	1.00	74.25	25.37	99.62
075-072-018-000	04	1.00	74.25	25.37	99.62
075-072-019-000	04	1.00	74.25	25.37	99.62
075-072-020-000	04	1.00	74.25	25.37	99.62
075-072-021-000	04	1.00	74.25	25.37	99.62
075-072-022-000	04	1.00	74.25	25.37	99.62
075-072-023-000	04	1.00	74.25	25.37	99.62
075-072-024-000	04	1.00	74.25	25.37	99.62
075-072-025-000	04	1.00	74.25	25.37	99.62
075-072-026-000	04	1.00	74.25	25.37	99.62
075-072-027-000	04	1.00	74.25	25.37	99.62
075-072-028-000	04	1.00	74.25	25.37	99.62
075-072-029-000	04	1.00	74.25	25.37	99.62
075-072-030-000	04	1.00	74.25	25.37	99.62
075-072-031-000	04	1.00	74.25	25.37	99.62
075-072-032-000	04	1.00	74.25	25.37	99.62
075-072-033-000	04	1.00	74.25	25.37	99.62
075-072-034-000	04	1.00	74.25	25.37	99.62
075-072-035-000	04	1.00	74.25	25.37	99.62
075-072-036-000	04	1.00	74.25	25.37	99.62
075-072-037-000	04	1.00	74.25	25.37	99.62
075-072-038-000	04	1.00	74.25	25.37	99.62
075-072-039-000	04	1.00	74.25	25.37	99.62
075-072-040-000	04	1.00	74.25	25.37	99.62
075-072-041-000	04	1.00	74.25	25.37	99.62
075-072-042-000	04	1.00	74.25	25.37	99.62
075-072-043-000	04	1.00	74.25	25.37	99.62
075-072-044-000	04	1.00	74.25	25.37	99.62
075-072-045-000	04	1.00	74.25	25.37	99.62
075-072-046-000	04	1.00	74.25	25.37	99.62
075-072-047-000	04	1.00	74.25	25.37	99.62
075-072-048-000	04	1.00	74.25	25.37	99.62
075-072-049-000	04	1.00	74.25	25.37	99.62
075-072-050-000	04	1.00	74.25	25.37	99.62
075-072-051-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-072-052-000	04	1.00	74.25	25.37	99.62
075-072-053-000	04	1.00	74.25	25.37	99.62
075-072-054-000	04	1.00	74.25	25.37	99.62
075-072-055-000	04	1.00	74.25	25.37	99.62
075-072-056-000	04	1.00	74.25	25.37	99.62
075-072-057-000	04	1.00	74.25	25.37	99.62
075-072-058-000	04	1.00	74.25	25.37	99.62
075-072-059-000	04	1.00	74.25	25.37	99.62
075-072-060-000	04	1.00	74.25	25.37	99.62
075-072-061-000	04	1.00	74.25	25.37	99.62
075-072-062-000	04	1.00	74.25	25.37	99.62
075-072-063-000	04	1.00	74.25	25.37	99.62
075-072-064-000	04	1.00	74.25	25.37	99.62
075-072-065-000	04	1.00	74.25	25.37	99.62
075-072-066-000	04	1.00	74.25	25.37	99.62
075-072-067-000	04	1.00	74.25	25.37	99.62
075-072-068-000	04	1.00	74.25	25.37	99.62
075-072-069-000	04	1.00	74.25	25.37	99.62
075-072-070-000	04	1.00	74.25	25.37	99.62
075-072-071-000	04	1.00	74.25	25.37	99.62
075-072-072-000	04	1.00	74.25	25.37	99.62
075-072-073-000	04	1.00	74.25	25.37	99.62
075-072-074-000	04	1.00	74.25	25.37	99.62
075-072-075-000	04	1.00	74.25	25.37	99.62
075-072-076-000	04	1.00	74.25	25.37	99.62
075-072-077-000	04	1.00	74.25	25.37	99.62
075-072-078-000	04	1.00	74.25	25.37	99.62
075-072-081-000	04	1.00	74.25	25.37	99.62
075-072-082-000	04	1.00	74.25	25.37	99.62
075-072-083-000	04	1.00	74.25	25.37	99.62
075-072-084-000	04	1.00	74.25	25.37	99.62
075-072-085-000	04	1.00	74.25	25.37	99.62
075-072-086-000	04	1.00	74.25	25.37	99.62
075-072-087-000	04	1.00	74.25	25.37	99.62
075-072-088-000	04	1.00	74.25	25.37	99.62
075-072-089-000	04	1.00	74.25	25.37	99.62
075-072-090-000	04	1.00	74.25	25.37	99.62
075-072-091-000	04	1.00	74.25	25.37	99.62
075-072-092-000	04	1.00	74.25	25.37	99.62
075-072-093-000	04	1.00	74.25	25.37	99.62
075-072-094-000	04	1.00	74.25	25.37	99.62
075-072-095-000	04	1.00	74.25	25.37	99.62
075-072-096-000	04	1.00	74.25	25.37	99.62
075-073-005-000	04	1.00	74.25	25.37	99.62
075-073-006-000	04	1.00	74.25	25.37	99.62
075-073-007-000	04	1.00	74.25	25.37	99.62
075-073-008-000	04	1.00	74.25	25.37	99.62
075-073-009-000	04	1.00	74.25	25.37	99.62
075-073-010-000	04	1.00	74.25	25.37	99.62
075-073-011-000	04	1.00	74.25	25.37	99.62
075-073-012-000	04	1.00	74.25	25.37	99.62
075-073-013-000	04	1.00	74.25	25.37	99.62
075-073-014-000	04	1.00	74.25	25.37	99.62
075-073-015-000	04	1.00	74.25	25.37	99.62
075-073-016-000	04	1.00	74.25	25.37	99.62
075-073-017-000	04	1.00	74.25	25.37	99.62
075-073-018-000	04	1.00	74.25	25.37	99.62
075-073-019-000	04	1.00	74.25	25.37	99.62
075-073-020-000	04	1.00	74.25	25.37	99.62
075-073-021-000	04	1.00	74.25	25.37	99.62
075-073-022-000	04	1.00	74.25	25.37	99.62
075-073-023-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-073-024-000	04	1.00	74.25	25.37	99.62
075-073-025-000	04	1.00	74.25	25.37	99.62
075-073-026-000	04	1.00	74.25	25.37	99.62
075-073-027-000	04	1.00	74.25	25.37	99.62
075-073-028-000	04	1.00	74.25	25.37	99.62
075-073-029-000	04	1.00	74.25	25.37	99.62
075-073-030-000	04	1.00	74.25	25.37	99.62
075-073-031-000	04	1.00	74.25	25.37	99.62
075-073-032-000	04	1.00	74.25	25.37	99.62
075-073-033-000	04	1.00	74.25	25.37	99.62
075-073-034-000	04	1.00	74.25	25.37	99.62
075-073-035-000	04	1.00	74.25	25.37	99.62
075-073-036-000	04	1.00	74.25	25.37	99.62
075-073-037-000	04	1.00	74.25	25.37	99.62
075-073-038-000	04	1.00	74.25	25.37	99.62
075-073-039-000	04	1.00	74.25	25.37	99.62
075-073-040-000	04	1.00	74.25	25.37	99.62
075-073-041-000	04	1.00	74.25	25.37	99.62
075-073-042-000	04	1.00	74.25	25.37	99.62
075-073-043-000	04	1.00	74.25	25.37	99.62
075-073-044-000	04	1.00	74.25	25.37	99.62
075-073-045-000	04	1.00	74.25	25.37	99.62
075-073-046-000	04	1.00	74.25	25.37	99.62
075-073-047-000	04	1.00	74.25	25.37	99.62
075-073-048-000	04	1.00	74.25	25.37	99.62
075-073-049-000	04	1.00	74.25	25.37	99.62
075-073-050-000	04	1.00	74.25	25.37	99.62
075-073-051-000	04	1.00	74.25	25.37	99.62
075-073-052-000	04	1.00	74.25	25.37	99.62
075-073-053-000	04	1.00	74.25	25.37	99.62
075-073-054-000	04	1.00	74.25	25.37	99.62
075-073-055-000	04	1.00	74.25	25.37	99.62
075-073-056-000	04	1.00	74.25	25.37	99.62
075-073-057-000	04	1.00	74.25	25.37	99.62
075-073-058-000	04	1.00	74.25	25.37	99.62
075-073-059-000	04	1.00	74.25	25.37	99.62
075-073-060-000	04	1.00	74.25	25.37	99.62
075-073-061-000	04	1.00	74.25	25.37	99.62
075-073-062-000	04	1.00	74.25	25.37	99.62
075-073-063-000	04	9.00	668.27	228.33	896.58
075-073-064-000	04	9.00	668.27	228.33	896.58
075-073-065-000	04	1.00	74.25	25.37	99.62
075-073-066-000	04	1.00	74.25	25.37	99.62
075-073-067-000	04	1.00	74.25	25.37	99.62
075-073-068-000	04	1.00	74.25	25.37	99.62
075-073-069-000	04	1.00	74.25	25.37	99.62
075-073-070-000	04	1.00	74.25	25.37	99.62
075-073-071-000	04	1.00	74.25	25.37	99.62
075-073-072-000	04	1.00	74.25	25.37	99.62
075-073-073-000	04	1.00	74.25	25.37	99.62
075-073-074-000	04	1.00	74.25	25.37	99.62
075-073-075-000	04	1.00	74.25	25.37	99.62
075-073-076-000	04	1.00	74.25	25.37	99.62
075-073-077-000	04	1.00	74.25	25.37	99.62
075-073-078-000	04	1.00	74.25	25.37	99.62
075-073-079-000	04	1.00	74.25	25.37	99.62
075-073-080-000	04	1.00	74.25	25.37	99.62
075-073-081-000	04	1.00	74.25	25.37	99.62
075-073-082-000	04	1.00	74.25	25.37	99.62
075-073-083-000	04	1.00	74.25	25.37	99.62
075-073-084-000	04	1.00	74.25	25.37	99.62
075-073-085-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-073-086-000	04	1.00	74.25	25.37	99.62
075-073-087-000	04	1.00	74.25	25.37	99.62
075-073-088-000	04	1.00	74.25	25.37	99.62
075-073-089-000	04	1.00	74.25	25.37	99.62
075-073-090-000	04	1.00	74.25	25.37	99.62
075-073-091-000	04	1.00	74.25	25.37	99.62
075-073-092-000	04	1.00	74.25	25.37	99.62
075-073-093-000	04	1.00	74.25	25.37	99.62
075-073-094-000	04	1.00	74.25	25.37	99.62
075-073-095-000	04	1.00	74.25	25.37	99.62
075-073-096-000	04	1.00	74.25	25.37	99.62
075-073-097-000	04	1.00	74.25	25.37	99.62
075-073-098-000	04	1.00	74.25	25.37	99.62
075-073-099-000	04	1.00	74.25	25.37	99.62
075-073-100-000	04	1.00	74.25	25.37	99.62
075-073-101-000	04	1.00	74.25	25.37	99.62
075-073-102-000	04	1.00	74.25	25.37	99.62
075-073-103-000	04	1.00	74.25	25.37	99.62
075-073-104-000	04	1.00	74.25	25.37	99.62
075-073-105-000	04	1.00	74.25	25.37	99.62
075-073-106-000	04	1.00	74.25	25.37	99.62
075-073-107-000	04	1.00	74.25	25.37	99.62
075-073-108-000	04	1.00	74.25	25.37	99.62
075-073-109-000	04	1.00	74.25	25.37	99.62
075-073-110-000	04	1.00	74.25	25.37	99.62
075-073-111-000	04	1.00	74.25	25.37	99.62
075-074-001-000	04	1.00	74.25	25.37	99.62
075-074-002-000	04	1.00	74.25	25.37	99.62
075-074-003-000	04	1.00	74.25	25.37	99.62
075-074-004-000	04	1.00	74.25	25.37	99.62
075-074-005-000	04	1.00	74.25	25.37	99.62
075-074-006-000	04	1.00	74.25	25.37	99.62
075-074-007-000	04	1.00	74.25	25.37	99.62
075-074-008-000	04	1.00	74.25	25.37	99.62
075-074-009-000	04	1.00	74.25	25.37	99.62
075-074-010-000	04	1.00	74.25	25.37	99.62
075-074-011-000	04	1.00	74.25	25.37	99.62
075-074-012-000	04	1.00	74.25	25.37	99.62
075-074-013-000	04	1.00	74.25	25.37	99.62
075-074-014-000	04	1.00	74.25	25.37	99.62
075-074-015-000	04	1.00	74.25	25.37	99.62
075-074-016-000	04	1.00	74.25	25.37	99.62
075-074-017-000	04	1.00	74.25	25.37	99.62
075-074-018-000	04	1.00	74.25	25.37	99.62
075-074-019-000	04	1.00	74.25	25.37	99.62
075-074-020-000	04	1.00	74.25	25.37	99.62
075-074-021-000	04	1.00	74.25	25.37	99.62
075-074-022-000	04	1.00	74.25	25.37	99.62
075-074-023-000	04	1.00	74.25	25.37	99.62
075-074-024-000	04	1.00	74.25	25.37	99.62
075-074-025-000	04	1.00	74.25	25.37	99.62
075-074-026-000	04	1.00	74.25	25.37	99.62
075-074-027-000	04	1.00	74.25	25.37	99.62
075-074-028-000	04	1.00	74.25	25.37	99.62
075-074-029-000	04	1.00	74.25	25.37	99.62
075-074-030-000	04	1.00	74.25	25.37	99.62
075-074-031-000	04	1.00	74.25	25.37	99.62
075-074-032-000	04	1.00	74.25	25.37	99.62
075-074-033-000	04	1.00	74.25	25.37	99.62
075-074-034-000	04	1.00	74.25	25.37	99.62
075-074-035-000	04	1.00	74.25	25.37	99.62
075-074-036-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-074-037-000	04	1.00	74.25	25.37	99.62
075-074-038-000	04	1.00	74.25	25.37	99.62
075-074-039-000	04	1.00	74.25	25.37	99.62
075-074-040-000	04	1.00	74.25	25.37	99.62
075-074-041-000	04	1.00	74.25	25.37	99.62
075-074-042-000	04	1.00	74.25	25.37	99.62
075-074-043-000	04	1.00	74.25	25.37	99.62
075-074-044-000	04	1.00	74.25	25.37	99.62
075-074-045-000	04	1.00	74.25	25.37	99.62
075-074-046-000	04	1.00	74.25	25.37	99.62
075-074-047-000	04	1.00	74.25	25.37	99.62
075-074-048-000	04	1.00	74.25	25.37	99.62
075-074-049-000	04	1.00	74.25	25.37	99.62
075-074-050-000	04	1.00	74.25	25.37	99.62
075-074-051-000	04	1.00	74.25	25.37	99.62
075-074-052-000	04	1.00	74.25	25.37	99.62
075-074-053-000	04	1.00	74.25	25.37	99.62
075-074-054-000	04	1.00	74.25	25.37	99.62
075-074-055-000	04	1.00	74.25	25.37	99.62
075-074-056-000	04	1.00	74.25	25.37	99.62
075-074-057-000	04	1.00	74.25	25.37	99.62
075-074-058-000	04	1.00	74.25	25.37	99.62
075-074-059-000	04	1.00	74.25	25.37	99.62
075-074-060-000	04	1.00	74.25	25.37	99.62
075-074-061-000	04	1.00	74.25	25.37	99.62
075-074-062-000	04	1.00	74.25	25.37	99.62
075-074-063-000	04	1.00	74.25	25.37	99.62
075-074-064-000	04	1.00	74.25	25.37	99.62
075-074-065-000	04	1.00	74.25	25.37	99.62
075-074-066-000	04	1.00	74.25	25.37	99.62
075-074-067-000	04	1.00	74.25	25.37	99.62
075-074-068-000	04	1.00	74.25	25.37	99.62
075-074-069-000	04	1.00	74.25	25.37	99.62
075-074-070-000	04	1.00	74.25	25.37	99.62
075-074-071-000	04	1.00	74.25	25.37	99.62
075-074-072-000	04	1.00	74.25	25.37	99.62
075-074-073-000	04	1.00	74.25	25.37	99.62
075-074-074-000	04	1.00	74.25	25.37	99.62
075-074-075-000	04	1.00	74.25	25.37	99.62
075-074-076-000	04	1.00	74.25	25.37	99.62
075-074-077-000	04	1.00	74.25	25.37	99.62
075-074-078-000	04	1.00	74.25	25.37	99.62
075-074-079-000	04	1.00	74.25	25.37	99.62
075-074-080-000	04	1.00	74.25	25.37	99.62
075-075-001-000	04	1.00	74.25	25.37	99.62
075-075-002-000	04	1.00	74.25	25.37	99.62
075-075-003-000	04	1.00	74.25	25.37	99.62
075-075-004-000	04	1.00	74.25	25.37	99.62
075-075-005-000	04	1.00	74.25	25.37	99.62
075-075-006-000	04	1.00	74.25	25.37	99.62
075-075-007-000	04	1.00	74.25	25.37	99.62
075-075-008-000	04	1.00	74.25	25.37	99.62
075-075-009-000	04	1.00	74.25	25.37	99.62
075-075-010-000	04	1.00	74.25	25.37	99.62
075-075-011-000	04	1.00	74.25	25.37	99.62
075-075-012-000	04	1.00	74.25	25.37	99.62
075-075-013-000	04	1.00	74.25	25.37	99.62
075-075-014-000	04	1.00	74.25	25.37	99.62
075-075-015-000	04	1.00	74.25	25.37	99.62
075-075-016-000	04	1.00	74.25	25.37	99.62
075-075-017-000	04	1.00	74.25	25.37	99.62
075-075-018-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-075-019-000	04	1.00	74.25	25.37	99.62
075-075-020-000	04	1.00	74.25	25.37	99.62
075-075-021-000	04	1.00	74.25	25.37	99.62
075-075-022-000	04	1.00	74.25	25.37	99.62
075-075-023-000	04	1.00	74.25	25.37	99.62
075-075-024-000	04	1.00	74.25	25.37	99.62
075-075-025-000	04	1.00	74.25	25.37	99.62
075-075-026-000	04	1.00	74.25	25.37	99.62
075-075-027-000	04	1.00	74.25	25.37	99.62
075-075-028-000	04	1.00	74.25	25.37	99.62
075-075-029-000	04	1.00	74.25	25.37	99.62
075-075-030-000	04	1.00	74.25	25.37	99.62
075-075-032-000	04	1.00	74.25	25.37	99.62
075-075-033-000	04	1.00	74.25	25.37	99.62
075-075-034-000	04	1.00	74.25	25.37	99.62
075-075-035-000	04	1.00	74.25	25.37	99.62
075-075-036-000	04	1.00	74.25	25.37	99.62
075-075-037-000	04	1.00	74.25	25.37	99.62
075-075-038-000	04	1.00	74.25	25.37	99.62
075-075-039-000	04	1.00	74.25	25.37	99.62
075-075-040-000	04	1.00	74.25	25.37	99.62
075-075-041-000	04	1.00	74.25	25.37	99.62
075-075-042-000	04	1.00	74.25	25.37	99.62
075-075-043-000	04	1.00	74.25	25.37	99.62
075-075-044-000	04	1.00	74.25	25.37	99.62
075-075-045-000	04	1.00	74.25	25.37	99.62
075-075-046-000	04	1.00	74.25	25.37	99.62
075-075-047-000	04	1.00	74.25	25.37	99.62
075-075-048-000	04	1.00	74.25	25.37	99.62
075-075-049-000	04	1.00	74.25	25.37	99.62
075-075-050-000	04	1.00	74.25	25.37	99.62
075-075-051-000	04	1.00	74.25	25.37	99.62
075-076-001-000	04	1.00	74.25	25.37	99.62
075-076-002-000	04	1.00	74.25	25.37	99.62
075-076-003-000	04	1.00	74.25	25.37	99.62
075-076-004-000	04	1.00	74.25	25.37	99.62
075-076-005-000	04	1.00	74.25	25.37	99.62
075-076-006-000	04	1.00	74.25	25.37	99.62
075-076-007-000	04	1.00	74.25	25.37	99.62
075-076-008-000	04	1.00	74.25	25.37	99.62
075-076-009-000	04	1.00	74.25	25.37	99.62
075-076-010-000	04	1.00	74.25	25.37	99.62
075-076-011-000	04	1.00	74.25	25.37	99.62
075-076-012-000	04	1.00	74.25	25.37	99.62
075-076-013-000	04	1.00	74.25	25.37	99.62
075-076-014-000	04	1.00	74.25	25.37	99.62
075-076-015-000	04	1.00	74.25	25.37	99.62
075-076-016-000	04	1.00	74.25	25.37	99.62
075-076-017-000	04	1.00	74.25	25.37	99.62
075-076-018-000	04	1.00	74.25	25.37	99.62
075-076-019-000	04	1.00	74.25	25.37	99.62
075-076-020-000	04	1.00	74.25	25.37	99.62
075-076-021-000	04	1.00	74.25	25.37	99.62
075-076-022-000	04	1.00	74.25	25.37	99.62
075-076-023-000	04	1.00	74.25	25.37	99.62
075-076-024-000	04	1.00	74.25	25.37	99.62
075-076-025-000	04	1.00	74.25	25.37	99.62
075-076-026-000	04	1.00	74.25	25.37	99.62
075-076-027-000	04	1.00	74.25	25.37	99.62
075-076-028-000	04	1.00	74.25	25.37	99.62
075-076-029-000	04	1.00	74.25	25.37	99.62
075-076-030-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-076-031-000	04	1.00	74.25	25.37	99.62
075-076-033-000	04	1.00	74.25	25.37	99.62
075-076-034-000	04	1.00	74.25	25.37	99.62
075-076-035-000	04	1.00	74.25	25.37	99.62
075-076-036-000	04	1.00	74.25	25.37	99.62
075-076-037-000	04	1.00	74.25	25.37	99.62
075-076-038-000	04	1.00	74.25	25.37	99.62
075-076-039-000	04	1.00	74.25	25.37	99.62
075-076-040-000	04	1.00	74.25	25.37	99.62
075-076-041-000	04	1.00	74.25	25.37	99.62
075-076-042-000	04	1.00	74.25	25.37	99.62
075-076-043-000	04	1.00	74.25	25.37	99.62
075-076-044-000	04	1.00	74.25	25.37	99.62
075-076-045-000	04	1.00	74.25	25.37	99.62
075-076-046-000	04	1.00	74.25	25.37	99.62
075-076-047-000	04	1.00	74.25	25.37	99.62
075-076-048-000	04	1.00	74.25	25.37	99.62
075-076-049-000	04	1.00	74.25	25.37	99.62
075-076-050-000	04	1.00	74.25	25.37	99.62
075-076-051-000	04	1.00	74.25	25.37	99.62
075-076-052-000	04	1.00	74.25	25.37	99.62
075-076-053-000	04	1.00	74.25	25.37	99.62
075-076-054-000	04	1.00	74.25	25.37	99.62
075-077-001-000	04	1.00	74.25	25.37	99.62
075-077-002-000	04	1.00	74.25	25.37	99.62
075-077-003-000	04	1.00	74.25	25.37	99.62
075-077-004-000	04	1.00	74.25	25.37	99.62
075-077-005-000	04	1.00	74.25	25.37	99.62
075-077-006-000	04	1.00	74.25	25.37	99.62
075-077-007-000	04	1.00	74.25	25.37	99.62
075-077-008-000	04	1.00	74.25	25.37	99.62
075-077-009-000	04	1.00	74.25	25.37	99.62
075-077-010-000	04	1.00	74.25	25.37	99.62
075-077-011-000	04	1.00	74.25	25.37	99.62
075-077-012-000	04	1.00	74.25	25.37	99.62
075-077-013-000	04	1.00	74.25	25.37	99.62
075-077-014-000	04	1.00	74.25	25.37	99.62
075-077-015-000	04	1.00	74.25	25.37	99.62
075-077-016-000	04	1.00	74.25	25.37	99.62
075-077-017-000	04	1.00	74.25	25.37	99.62
075-077-018-000	04	1.00	74.25	25.37	99.62
075-077-019-000	04	1.00	74.25	25.37	99.62
075-077-020-000	04	1.00	74.25	25.37	99.62
075-077-021-000	04	1.00	74.25	25.37	99.62
075-077-022-000	04	1.00	74.25	25.37	99.62
075-077-023-000	04	1.00	74.25	25.37	99.62
075-077-024-000	04	1.00	74.25	25.37	99.62
075-077-025-000	04	1.00	74.25	25.37	99.62
075-077-026-000	04	1.00	74.25	25.37	99.62
075-077-027-000	04	1.00	74.25	25.37	99.62
075-077-028-000	04	1.00	74.25	25.37	99.62
075-077-029-000	04	1.00	74.25	25.37	99.62
075-077-030-000	04	1.00	74.25	25.37	99.62
075-077-031-000	04	1.00	74.25	25.37	99.62
075-077-032-000	04	1.00	74.25	25.37	99.62
075-077-033-000	04	1.00	74.25	25.37	99.62
075-077-034-000	04	1.00	74.25	25.37	99.62
075-077-035-000	04	1.00	74.25	25.37	99.62
075-077-036-000	04	1.00	74.25	25.37	99.62
075-077-037-000	04	1.00	74.25	25.37	99.62
075-077-038-000	04	1.00	74.25	25.37	99.62
075-077-039-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-077-040-000	04	1.00	74.25	25.37	99.62
075-077-041-000	04	1.00	74.25	25.37	99.62
075-077-042-000	04	1.00	74.25	25.37	99.62
075-077-043-000	04	1.00	74.25	25.37	99.62
075-077-044-000	04	1.00	74.25	25.37	99.62
075-077-045-000	04	1.00	74.25	25.37	99.62
075-077-046-000	04	1.00	74.25	25.37	99.62
075-077-047-000	04	1.00	74.25	25.37	99.62
075-077-048-000	04	1.00	74.25	25.37	99.62
075-077-049-000	04	1.00	74.25	25.37	99.62
075-077-050-000	04	1.00	74.25	25.37	99.62
075-077-051-000	04	1.00	74.25	25.37	99.62
075-077-052-000	04	1.00	74.25	25.37	99.62
075-077-053-000	04	1.00	74.25	25.37	99.62
075-077-054-000	04	1.00	74.25	25.37	99.62
075-077-055-000	04	1.00	74.25	25.37	99.62
075-077-056-000	04	1.00	74.25	25.37	99.62
075-077-057-000	04	1.00	74.25	25.37	99.62
075-077-058-000	04	1.00	74.25	25.37	99.62
075-077-059-000	04	1.00	74.25	25.37	99.62
075-077-060-000	04	1.00	74.25	25.37	99.62
075-077-061-000	04	1.00	74.25	25.37	99.62
075-077-062-000	04	1.00	74.25	25.37	99.62
075-077-063-000	04	1.00	74.25	25.37	99.62
075-077-064-000	04	1.00	74.25	25.37	99.62
075-077-065-000	04	1.00	74.25	25.37	99.62
075-077-066-000	04	1.00	74.25	25.37	99.62
075-077-067-000	04	1.00	74.25	25.37	99.62
075-077-068-000	04	1.00	74.25	25.37	99.62
075-077-069-000	04	1.00	74.25	25.37	99.62
075-078-001-000	04	1.00	74.25	25.37	99.62
075-078-002-000	04	1.00	74.25	25.37	99.62
075-078-003-000	04	1.00	74.25	25.37	99.62
075-078-004-000	04	1.00	74.25	25.37	99.62
075-078-007-000	04	1.00	74.25	25.37	99.62
075-078-008-000	04	1.00	74.25	25.37	99.62
075-078-009-000	04	1.00	74.25	25.37	99.62
075-078-010-000	04	1.00	74.25	25.37	99.62
075-078-011-000	04	1.00	74.25	25.37	99.62
075-078-012-000	04	1.00	74.25	25.37	99.62
075-078-013-000	04	1.00	74.25	25.37	99.62
075-078-014-000	04	1.00	74.25	25.37	99.62
075-078-015-000	04	1.00	74.25	25.37	99.62
075-078-016-000	04	1.00	74.25	25.37	99.62
075-078-017-000	04	1.00	74.25	25.37	99.62
075-078-018-000	04	1.00	74.25	25.37	99.62
075-078-019-000	04	1.00	74.25	25.37	99.62
075-078-020-000	04	1.00	74.25	25.37	99.62
075-078-021-000	04	1.00	74.25	25.37	99.62
075-078-022-000	04	1.00	74.25	25.37	99.62
075-078-023-000	04	1.00	74.25	25.37	99.62
075-078-024-000	04	1.00	74.25	25.37	99.62
075-078-025-000	04	1.00	74.25	25.37	99.62
075-078-026-000	04	1.00	74.25	25.37	99.62
075-078-027-000	04	1.00	74.25	25.37	99.62
075-078-028-000	04	1.00	74.25	25.37	99.62
075-078-029-000	04	1.00	74.25	25.37	99.62
075-078-030-000	04	1.00	74.25	25.37	99.62
075-078-031-000	04	1.00	74.25	25.37	99.62
075-078-032-000	04	1.00	74.25	25.37	99.62
075-078-033-000	04	1.00	74.25	25.37	99.62
075-078-034-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-078-035-000	04	1.00	74.25	25.37	99.62
075-078-036-000	04	1.00	74.25	25.37	99.62
075-078-037-000	04	1.00	74.25	25.37	99.62
075-078-038-000	04	1.00	74.25	25.37	99.62
075-078-039-000	04	1.00	74.25	25.37	99.62
075-078-040-000	04	1.00	74.25	25.37	99.62
075-078-041-000	04	1.00	74.25	25.37	99.62
075-078-042-000	04	1.00	74.25	25.37	99.62
075-078-043-000	04	1.00	74.25	25.37	99.62
075-078-044-000	04	1.00	74.25	25.37	99.62
075-078-045-000	04	1.00	74.25	25.37	99.62
075-078-046-000	04	1.00	74.25	25.37	99.62
075-078-047-000	04	1.00	74.25	25.37	99.62
075-078-048-000	04	1.00	74.25	25.37	99.62
075-078-049-000	04	1.00	74.25	25.37	99.62
075-078-050-000	04	1.00	74.25	25.37	99.62
075-078-051-000	04	1.00	74.25	25.37	99.62
075-078-052-000	04	1.00	74.25	25.37	99.62
075-078-053-000	04	1.00	74.25	25.37	99.62
075-078-054-000	04	1.00	74.25	25.37	99.62
075-078-055-000	04	1.00	74.25	25.37	99.62
075-078-056-000	04	1.00	74.25	25.37	99.62
075-078-057-000	04	1.00	74.25	25.37	99.62
075-078-058-000	04	1.00	74.25	25.37	99.62
075-078-059-000	04	1.00	74.25	25.37	99.62
075-078-060-000	04	1.00	74.25	25.37	99.62
075-078-061-000	04	1.00	74.25	25.37	99.62
075-078-062-000	04	1.00	74.25	25.37	99.62
075-078-063-000	04	1.00	74.25	25.37	99.62
075-078-064-000	04	1.00	74.25	25.37	99.62
075-078-065-000	04	1.00	74.25	25.37	99.62
075-078-066-000	04	1.00	74.25	25.37	99.62
075-078-068-000	04	1.00	74.25	25.37	99.62
075-078-069-000	04	1.00	74.25	25.37	99.62
075-080-001-000	04	1.00	74.25	25.37	99.62
075-080-002-000	04	1.00	74.25	25.37	99.62
075-080-003-000	04	1.00	74.25	25.37	99.62
075-080-004-000	04	1.00	74.25	25.37	99.62
075-080-005-000	04	1.00	74.25	25.37	99.62
075-080-006-000	04	1.00	74.25	25.37	99.62
075-080-007-000	04	1.00	74.25	25.37	99.62
075-080-008-000	04	1.00	74.25	25.37	99.62
075-080-009-000	04	1.00	74.25	25.37	99.62
075-080-010-000	04	1.00	74.25	25.37	99.62
075-080-011-000	04	1.00	74.25	25.37	99.62
075-080-012-000	04	1.00	74.25	25.37	99.62
075-080-013-000	04	1.00	74.25	25.37	99.62
075-080-014-000	04	1.00	74.25	25.37	99.62
075-080-015-000	04	1.00	74.25	25.37	99.62
075-080-016-000	04	1.00	74.25	25.37	99.62
075-080-017-000	04	1.00	74.25	25.37	99.62
075-080-018-000	04	1.00	74.25	25.37	99.62
075-080-019-000	04	1.00	74.25	25.37	99.62
075-080-020-000	04	1.00	74.25	25.37	99.62
075-080-021-000	04	1.00	74.25	25.37	99.62
075-080-022-000	04	1.00	74.25	25.37	99.62
075-080-023-000	04	1.00	74.25	25.37	99.62
075-080-024-000	04	1.00	74.25	25.37	99.62
075-080-025-000	04	1.00	74.25	25.37	99.62
075-080-026-000	04	1.00	74.25	25.37	99.62
075-080-027-000	04	1.00	74.25	25.37	99.62
075-080-028-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-080-029-000	04	1.00	74.25	25.37	99.62
075-080-030-000	04	1.00	74.25	25.37	99.62
075-080-031-000	04	1.00	74.25	25.37	99.62
075-080-032-000	04	1.00	74.25	25.37	99.62
075-080-033-000	04	1.00	74.25	25.37	99.62
075-080-034-000	04	1.00	74.25	25.37	99.62
075-080-035-000	04	1.00	74.25	25.37	99.62
075-080-036-000	04	1.00	74.25	25.37	99.62
075-080-037-000	04	1.00	74.25	25.37	99.62
075-080-038-000	04	1.00	74.25	25.37	99.62
075-080-039-000	04	1.00	74.25	25.37	99.62
075-080-040-000	04	1.00	74.25	25.37	99.62
075-080-041-000	04	1.00	74.25	25.37	99.62
075-080-042-000	04	1.00	74.25	25.37	99.62
075-080-043-000	04	1.00	74.25	25.37	99.62
075-080-044-000	04	1.00	74.25	25.37	99.62
075-080-045-000	04	1.00	74.25	25.37	99.62
075-080-046-000	04	1.00	74.25	25.37	99.62
075-080-047-000	04	1.00	74.25	25.37	99.62
075-080-048-000	04	1.00	74.25	25.37	99.62
075-080-049-000	04	1.00	74.25	25.37	99.62
075-080-050-000	04	1.00	74.25	25.37	99.62
075-080-051-000	04	1.00	74.25	25.37	99.62
075-080-052-000	04	1.00	74.25	25.37	99.62
075-080-053-000	04	1.00	74.25	25.37	99.62
075-080-054-000	04	1.00	74.25	25.37	99.62
075-081-001-000	04	1.00	74.25	25.37	99.62
075-081-002-000	04	1.00	74.25	25.37	99.62
075-081-003-000	04	1.00	74.25	25.37	99.62
075-081-004-000	04	1.00	74.25	25.37	99.62
075-081-005-000	04	1.00	74.25	25.37	99.62
075-081-006-000	04	1.00	74.25	25.37	99.62
075-081-007-000	04	1.00	74.25	25.37	99.62
075-081-008-000	04	1.00	74.25	25.37	99.62
075-081-009-000	04	1.00	74.25	25.37	99.62
075-081-010-000	04	1.00	74.25	25.37	99.62
075-081-011-000	04	1.00	74.25	25.37	99.62
075-081-012-000	04	1.00	74.25	25.37	99.62
075-081-013-000	04	1.00	74.25	25.37	99.62
075-081-014-000	04	1.00	74.25	25.37	99.62
075-081-015-000	04	1.00	74.25	25.37	99.62
075-081-016-000	04	1.00	74.25	25.37	99.62
075-081-017-000	04	1.00	74.25	25.37	99.62
075-081-018-000	04	1.00	74.25	25.37	99.62
075-081-019-000	04	1.00	74.25	25.37	99.62
075-081-020-000	04	1.00	74.25	25.37	99.62
075-081-021-000	04	1.00	74.25	25.37	99.62
075-081-022-000	04	1.00	74.25	25.37	99.62
075-081-023-000	04	1.00	74.25	25.37	99.62
075-081-024-000	04	1.00	74.25	25.37	99.62
075-081-025-000	04	1.00	74.25	25.37	99.62
075-081-026-000	04	1.00	74.25	25.37	99.62
075-081-027-000	04	1.00	74.25	25.37	99.62
075-081-028-000	04	1.00	74.25	25.37	99.62
075-081-029-000	04	1.00	74.25	25.37	99.62
075-081-030-000	04	1.00	74.25	25.37	99.62
075-081-031-000	04	1.00	74.25	25.37	99.62
075-081-032-000	04	1.00	74.25	25.37	99.62
075-081-034-000	04	1.00	74.25	25.37	99.62
075-081-035-000	04	1.00	74.25	25.37	99.62
075-081-036-000	04	1.00	74.25	25.37	99.62
075-081-037-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-081-038-000	04	1.00	74.25	25.37	99.62
075-081-039-000	04	1.00	74.25	25.37	99.62
075-081-040-000	04	1.00	74.25	25.37	99.62
075-081-041-000	04	1.00	74.25	25.37	99.62
075-081-042-000	04	1.00	74.25	25.37	99.62
075-081-043-000	04	1.00	74.25	25.37	99.62
075-081-044-000	04	1.00	74.25	25.37	99.62
075-081-045-000	04	1.00	74.25	25.37	99.62
075-081-046-000	04	1.00	74.25	25.37	99.62
075-081-047-000	04	1.00	74.25	25.37	99.62
075-081-048-000	04	1.00	74.25	25.37	99.62
075-081-049-000	04	1.00	74.25	25.37	99.62
075-081-050-000	04	1.00	74.25	25.37	99.62
075-081-051-000	04	1.00	74.25	25.37	99.62
075-081-052-000	04	1.00	74.25	25.37	99.62
075-081-053-000	04	1.00	74.25	25.37	99.62
075-081-054-000	04	1.00	74.25	25.37	99.62
075-081-055-000	04	1.00	74.25	25.37	99.62
075-081-056-000	04	1.00	74.25	25.37	99.62
075-081-057-000	04	1.00	74.25	25.37	99.62
075-081-058-000	04	1.00	74.25	25.37	99.62
075-081-059-000	04	1.00	74.25	25.37	99.62
075-081-060-000	04	1.00	74.25	25.37	99.62
075-082-001-000	04	1.00	74.25	25.37	99.62
075-082-002-000	04	1.00	74.25	25.37	99.62
075-082-003-000	04	1.00	74.25	25.37	99.62
075-082-004-000	04	1.00	74.25	25.37	99.62
075-082-005-000	04	1.00	74.25	25.37	99.62
075-082-006-000	04	1.00	74.25	25.37	99.62
075-082-007-000	04	1.00	74.25	25.37	99.62
075-082-008-000	04	1.00	74.25	25.37	99.62
075-082-009-000	04	1.00	74.25	25.37	99.62
075-082-010-000	04	1.00	74.25	25.37	99.62
075-082-011-000	04	1.00	74.25	25.37	99.62
075-082-012-000	04	1.00	74.25	25.37	99.62
075-082-013-000	04	1.00	74.25	25.37	99.62
075-082-014-000	04	1.00	74.25	25.37	99.62
075-082-015-000	04	1.00	74.25	25.37	99.62
075-082-016-000	04	1.00	74.25	25.37	99.62
075-082-017-000	04	1.00	74.25	25.37	99.62
075-082-018-000	04	1.00	74.25	25.37	99.62
075-082-019-000	04	1.00	74.25	25.37	99.62
075-082-020-000	04	1.00	74.25	25.37	99.62
075-082-021-000	04	1.00	74.25	25.37	99.62
075-082-022-000	04	1.00	74.25	25.37	99.62
075-082-023-000	04	1.00	74.25	25.37	99.62
075-082-024-000	04	1.00	74.25	25.37	99.62
075-082-025-000	04	1.00	74.25	25.37	99.62
075-082-026-000	04	1.00	74.25	25.37	99.62
075-082-027-000	04	1.00	74.25	25.37	99.62
075-082-028-000	04	1.00	74.25	25.37	99.62
075-082-029-000	04	1.00	74.25	25.37	99.62
075-082-030-000	04	1.00	74.25	25.37	99.62
075-082-031-000	04	1.00	74.25	25.37	99.62
075-082-032-000	04	1.00	74.25	25.37	99.62
075-082-033-000	04	1.00	74.25	25.37	99.62
075-082-034-000	04	1.00	74.25	25.37	99.62
075-082-035-000	04	1.00	74.25	25.37	99.62
075-082-036-000	04	1.00	74.25	25.37	99.62
075-082-037-000	04	1.00	74.25	25.37	99.62
075-082-038-000	04	1.00	74.25	25.37	99.62
075-082-039-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-082-040-000	04	1.00	74.25	25.37	99.62
075-082-041-000	04	1.00	74.25	25.37	99.62
075-082-042-000	04	1.00	74.25	25.37	99.62
075-082-043-000	04	1.00	74.25	25.37	99.62
075-082-044-000	04	1.00	74.25	25.37	99.62
075-082-045-000	04	1.00	74.25	25.37	99.62
075-082-046-000	04	1.00	74.25	25.37	99.62
075-082-047-000	04	1.00	74.25	25.37	99.62
075-082-048-000	04	1.00	74.25	25.37	99.62
075-082-049-000	04	1.00	74.25	25.37	99.62
075-082-050-000	04	1.00	74.25	25.37	99.62
075-082-051-000	04	1.00	74.25	25.37	99.62
075-082-052-000	04	1.00	74.25	25.37	99.62
075-082-053-000	04	1.00	74.25	25.37	99.62
075-082-054-000	04	1.00	74.25	25.37	99.62
075-083-001-000	04	1.00	74.25	25.37	99.62
075-083-002-000	04	1.00	74.25	25.37	99.62
075-083-003-000	04	1.00	74.25	25.37	99.62
075-083-004-000	04	1.00	74.25	25.37	99.62
075-083-005-000	04	1.00	74.25	25.37	99.62
075-083-006-000	04	1.00	74.25	25.37	99.62
075-083-007-000	04	1.00	74.25	25.37	99.62
075-083-008-000	04	1.00	74.25	25.37	99.62
075-083-009-000	04	1.00	74.25	25.37	99.62
075-083-010-000	04	1.00	74.25	25.37	99.62
075-083-011-000	04	1.00	74.25	25.37	99.62
075-083-012-000	04	1.00	74.25	25.37	99.62
075-083-013-000	04	1.00	74.25	25.37	99.62
075-083-014-000	04	1.00	74.25	25.37	99.62
075-083-015-000	04	1.00	74.25	25.37	99.62
075-083-016-000	04	1.00	74.25	25.37	99.62
075-083-017-000	04	1.00	74.25	25.37	99.62
075-083-018-000	04	1.00	74.25	25.37	99.62
075-083-019-000	04	1.00	74.25	25.37	99.62
075-083-020-000	04	1.00	74.25	25.37	99.62
075-083-021-000	04	1.00	74.25	25.37	99.62
075-083-022-000	04	1.00	74.25	25.37	99.62
075-083-023-000	04	1.00	74.25	25.37	99.62
075-083-024-000	04	1.00	74.25	25.37	99.62
075-083-025-000	04	1.00	74.25	25.37	99.62
075-083-026-000	04	1.00	74.25	25.37	99.62
075-083-027-000	04	1.00	74.25	25.37	99.62
075-083-028-000	04	1.00	74.25	25.37	99.62
075-083-029-000	04	1.00	74.25	25.37	99.62
075-083-030-000	04	1.00	74.25	25.37	99.62
075-083-031-000	04	1.00	74.25	25.37	99.62
075-083-032-000	04	1.00	74.25	25.37	99.62
075-083-033-000	04	1.00	74.25	25.37	99.62
075-083-034-000	04	1.00	74.25	25.37	99.62
075-083-035-000	04	1.00	74.25	25.37	99.62
075-083-036-000	04	1.00	74.25	25.37	99.62
075-083-037-000	04	1.00	74.25	25.37	99.62
075-083-038-000	04	1.00	74.25	25.37	99.62
075-083-039-000	04	1.00	74.25	25.37	99.62
075-083-040-000	04	1.00	74.25	25.37	99.62
075-083-041-000	04	1.00	74.25	25.37	99.62
075-083-042-000	04	1.00	74.25	25.37	99.62
075-083-043-000	04	1.00	74.25	25.37	99.62
075-083-044-000	04	1.00	74.25	25.37	99.62
075-083-045-000	04	1.00	74.25	25.37	99.62
075-083-046-000	04	1.00	74.25	25.37	99.62
075-083-047-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-083-048-000	04	1.00	74.25	25.37	99.62
075-083-049-000	04	1.00	74.25	25.37	99.62
075-083-050-000	04	1.00	74.25	25.37	99.62
075-083-051-000	04	1.00	74.25	25.37	99.62
075-084-001-000	04	1.00	74.25	25.37	99.62
075-084-002-000	04	1.00	74.25	25.37	99.62
075-084-003-000	04	1.00	74.25	25.37	99.62
075-084-004-000	04	1.00	74.25	25.37	99.62
075-084-005-000	04	1.00	74.25	25.37	99.62
075-084-006-000	04	1.00	74.25	25.37	99.62
075-084-007-000	04	1.00	74.25	25.37	99.62
075-084-008-000	04	1.00	74.25	25.37	99.62
075-084-009-000	04	1.00	74.25	25.37	99.62
075-084-010-000	04	1.00	74.25	25.37	99.62
075-084-011-000	04	1.00	74.25	25.37	99.62
075-084-012-000	04	1.00	74.25	25.37	99.62
075-084-013-000	04	1.00	74.25	25.37	99.62
075-084-014-000	04	1.00	74.25	25.37	99.62
075-084-015-000	04	1.00	74.25	25.37	99.62
075-084-016-000	04	1.00	74.25	25.37	99.62
075-084-017-000	04	1.00	74.25	25.37	99.62
075-084-018-000	04	1.00	74.25	25.37	99.62
075-084-019-000	04	1.00	74.25	25.37	99.62
075-084-020-000	04	1.00	74.25	25.37	99.62
075-084-021-000	04	1.00	74.25	25.37	99.62
075-084-022-000	04	1.00	74.25	25.37	99.62
075-084-023-000	04	1.00	74.25	25.37	99.62
075-084-024-000	04	1.00	74.25	25.37	99.62
075-084-025-000	04	1.00	74.25	25.37	99.62
075-084-026-000	04	1.00	74.25	25.37	99.62
075-084-027-000	04	1.00	74.25	25.37	99.62
075-084-028-000	04	1.00	74.25	25.37	99.62
075-084-029-000	04	1.00	74.25	25.37	99.62
075-084-030-000	04	1.00	74.25	25.37	99.62
075-084-031-000	04	1.00	74.25	25.37	99.62
075-084-032-000	04	1.00	74.25	25.37	99.62
075-084-033-000	04	1.00	74.25	25.37	99.62
075-084-034-000	04	1.00	74.25	25.37	99.62
075-084-035-000	04	1.00	74.25	25.37	99.62
075-084-036-000	04	1.00	74.25	25.37	99.62
075-084-037-000	04	1.00	74.25	25.37	99.62
075-084-038-000	04	1.00	74.25	25.37	99.62
075-084-039-000	04	1.00	74.25	25.37	99.62
075-084-040-000	04	1.00	74.25	25.37	99.62
075-084-041-000	04	1.00	74.25	25.37	99.62
075-084-042-000	04	1.00	74.25	25.37	99.62
075-084-043-000	04	1.00	74.25	25.37	99.62
075-084-044-000	04	1.00	74.25	25.37	99.62
075-084-045-000	04	1.00	74.25	25.37	99.62
075-084-046-000	04	1.00	74.25	25.37	99.62
075-084-047-000	04	1.00	74.25	25.37	99.62
075-084-048-000	04	1.00	74.25	25.37	99.62
075-084-049-000	04	1.00	74.25	25.37	99.62
075-084-050-000	04	1.00	74.25	25.37	99.62
075-084-051-000	04	1.00	74.25	25.37	99.62
075-084-052-000	04	1.00	74.25	25.37	99.62
075-084-053-000	04	1.00	74.25	25.37	99.62
075-084-054-000	04	1.00	74.25	25.37	99.62
075-084-055-000	04	1.00	74.25	25.37	99.62
075-084-056-000	04	1.00	74.25	25.37	99.62
075-084-057-000	04	1.00	74.25	25.37	99.62
075-084-058-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-084-059-000	04	1.00	74.25	25.37	99.62
075-084-060-000	04	1.00	74.25	25.37	99.62
075-084-061-000	04	1.00	74.25	25.37	99.62
075-084-062-000	04	1.00	74.25	25.37	99.62
075-084-063-000	04	1.00	74.25	25.37	99.62
075-084-064-000	04	1.00	74.25	25.37	99.62
075-084-065-000	04	1.00	74.25	25.37	99.62
075-084-066-000	04	1.00	74.25	25.37	99.62
075-084-067-000	04	1.00	74.25	25.37	99.62
075-085-001-000	04	1.00	74.25	25.37	99.62
075-085-002-000	04	1.00	74.25	25.37	99.62
075-085-003-000	04	1.00	74.25	25.37	99.62
075-085-004-000	04	1.00	74.25	25.37	99.62
075-085-005-000	04	1.00	74.25	25.37	99.62
075-085-006-000	04	1.00	74.25	25.37	99.62
075-085-007-000	04	1.00	74.25	25.37	99.62
075-085-008-000	04	1.00	74.25	25.37	99.62
075-085-009-000	04	1.00	74.25	25.37	99.62
075-085-010-000	04	1.00	74.25	25.37	99.62
075-085-011-000	04	1.00	74.25	25.37	99.62
075-085-012-000	04	1.00	74.25	25.37	99.62
075-085-013-000	04	1.00	74.25	25.37	99.62
075-085-014-000	04	1.00	74.25	25.37	99.62
075-085-015-000	04	1.00	74.25	25.37	99.62
075-085-016-000	04	1.00	74.25	25.37	99.62
075-085-017-000	04	1.00	74.25	25.37	99.62
075-085-018-000	04	1.00	74.25	25.37	99.62
075-085-019-000	04	1.00	74.25	25.37	99.62
075-085-020-000	04	1.00	74.25	25.37	99.62
075-085-021-000	04	1.00	74.25	25.37	99.62
075-085-022-000	04	1.00	74.25	25.37	99.62
075-085-023-000	04	1.00	74.25	25.37	99.62
075-085-024-000	04	1.00	74.25	25.37	99.62
075-085-025-000	04	1.00	74.25	25.37	99.62
075-085-026-000	04	1.00	74.25	25.37	99.62
075-085-027-000	04	1.00	74.25	25.37	99.62
075-085-028-000	04	1.00	74.25	25.37	99.62
075-085-029-000	04	1.00	74.25	25.37	99.62
075-085-030-000	04	1.00	74.25	25.37	99.62
075-085-031-000	04	1.00	74.25	25.37	99.62
075-085-032-000	04	1.00	74.25	25.37	99.62
075-085-033-000	04	1.00	74.25	25.37	99.62
075-085-034-000	04	1.00	74.25	25.37	99.62
075-085-035-000	04	1.00	74.25	25.37	99.62
075-085-036-000	04	1.00	74.25	25.37	99.62
075-085-037-000	04	1.00	74.25	25.37	99.62
075-085-038-000	04	1.00	74.25	25.37	99.62
075-085-039-000	04	1.00	74.25	25.37	99.62
075-085-040-000	04	1.00	74.25	25.37	99.62
075-085-041-000	04	1.00	74.25	25.37	99.62
075-085-042-000	04	1.00	74.25	25.37	99.62
075-085-043-000	04	1.00	74.25	25.37	99.62
075-085-044-000	04	1.00	74.25	25.37	99.62
075-085-045-000	04	1.00	74.25	25.37	99.62
075-085-046-000	04	1.00	74.25	25.37	99.62
075-085-047-000	04	1.00	74.25	25.37	99.62
075-085-048-000	04	1.00	74.25	25.37	99.62
075-085-049-000	04	1.00	74.25	25.37	99.62
075-085-050-000	04	1.00	74.25	25.37	99.62
075-085-051-000	04	1.00	74.25	25.37	99.62
075-085-052-000	04	1.00	74.25	25.37	99.62
075-085-053-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-085-054-000	04	1.00	74.25	25.37	99.62
075-085-055-000	04	1.00	74.25	25.37	99.62
075-085-056-000	04	1.00	74.25	25.37	99.62
075-085-057-000	04	1.00	74.25	25.37	99.62
075-085-058-000	04	1.00	74.25	25.37	99.62
075-085-059-000	04	1.00	74.25	25.37	99.62
075-085-060-000	04	1.00	74.25	25.37	99.62
075-085-061-000	04	1.00	74.25	25.37	99.62
075-085-062-000	04	1.00	74.25	25.37	99.62
075-085-063-000	04	1.00	74.25	25.37	99.62
075-085-064-000	04	1.00	74.25	25.37	99.62
075-085-065-000	04	1.00	74.25	25.37	99.62
075-085-066-000	04	1.00	74.25	25.37	99.62
075-085-067-000	04	1.00	74.25	25.37	99.62
075-085-068-000	04	1.00	74.25	25.37	99.62
075-085-069-000	04	1.00	74.25	25.37	99.62
075-085-070-000	04	1.00	74.25	25.37	99.62
075-085-071-000	04	1.00	74.25	25.37	99.62
075-085-072-000	04	1.00	74.25	25.37	99.62
075-085-073-000	04	1.00	74.25	25.37	99.62
075-085-074-000	04	1.00	74.25	25.37	99.62
075-085-075-000	04	1.00	74.25	25.37	99.62
075-085-076-000	04	1.00	74.25	25.37	99.62
075-085-077-000	04	1.00	74.25	25.37	99.62
075-085-078-000	04	1.00	74.25	25.37	99.62
075-085-079-000	04	1.00	74.25	25.37	99.62
075-086-001-000	04	1.00	74.25	25.37	99.62
075-086-002-000	04	1.00	74.25	25.37	99.62
075-086-003-000	04	1.00	74.25	25.37	99.62
075-086-004-000	04	1.00	74.25	25.37	99.62
075-086-005-000	04	1.00	74.25	25.37	99.62
075-086-006-000	04	1.00	74.25	25.37	99.62
075-086-007-000	04	1.00	74.25	25.37	99.62
075-086-008-000	04	1.00	74.25	25.37	99.62
075-086-009-000	04	1.00	74.25	25.37	99.62
075-086-010-000	04	1.00	74.25	25.37	99.62
075-086-011-000	04	1.00	74.25	25.37	99.62
075-086-012-000	04	1.00	74.25	25.37	99.62
075-086-013-000	04	1.00	74.25	25.37	99.62
075-086-014-000	04	1.00	74.25	25.37	99.62
075-086-015-000	04	1.00	74.25	25.37	99.62
075-086-016-000	04	1.00	74.25	25.37	99.62
075-086-017-000	04	1.00	74.25	25.37	99.62
075-086-018-000	04	1.00	74.25	25.37	99.62
075-086-019-000	04	1.00	74.25	25.37	99.62
075-086-020-000	04	1.00	74.25	25.37	99.62
075-086-021-000	04	1.00	74.25	25.37	99.62
075-086-022-000	04	1.00	74.25	25.37	99.62
075-086-023-000	04	1.00	74.25	25.37	99.62
075-086-024-000	04	1.00	74.25	25.37	99.62
075-086-025-000	04	1.00	74.25	25.37	99.62
075-086-026-000	04	1.00	74.25	25.37	99.62
075-086-027-000	04	1.00	74.25	25.37	99.62
075-086-028-000	04	1.00	74.25	25.37	99.62
075-086-029-000	04	1.00	74.25	25.37	99.62
075-086-030-000	04	1.00	74.25	25.37	99.62
075-086-031-000	04	1.00	74.25	25.37	99.62
075-086-032-000	04	1.00	74.25	25.37	99.62
075-086-033-000	04	1.00	74.25	25.37	99.62
075-086-034-000	04	1.00	74.25	25.37	99.62
075-086-035-000	04	1.00	74.25	25.37	99.62
075-086-036-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-086-037-000	04	1.00	74.25	25.37	99.62
075-086-038-000	04	1.00	74.25	25.37	99.62
075-086-039-000	04	1.00	74.25	25.37	99.62
075-086-040-000	04	1.00	74.25	25.37	99.62
075-086-041-000	04	1.00	74.25	25.37	99.62
075-086-042-000	04	1.00	74.25	25.37	99.62
075-086-043-000	04	1.00	74.25	25.37	99.62
075-086-044-000	04	1.00	74.25	25.37	99.62
075-086-045-000	04	1.00	74.25	25.37	99.62
075-086-046-000	04	1.00	74.25	25.37	99.62
075-086-047-000	04	1.00	74.25	25.37	99.62
075-086-048-000	04	1.00	74.25	25.37	99.62
075-086-049-000	04	1.00	74.25	25.37	99.62
075-086-050-000	04	1.00	74.25	25.37	99.62
075-086-051-000	04	1.00	74.25	25.37	99.62
075-086-052-000	04	1.00	74.25	25.37	99.62
075-086-053-000	04	1.00	74.25	25.37	99.62
075-086-054-000	04	1.00	74.25	25.37	99.62
075-086-055-000	04	1.00	74.25	25.37	99.62
075-087-001-000	04	1.00	74.25	25.37	99.62
075-087-002-000	04	1.00	74.25	25.37	99.62
075-087-003-000	04	1.00	74.25	25.37	99.62
075-087-004-000	04	1.00	74.25	25.37	99.62
075-087-005-000	04	1.00	74.25	25.37	99.62
075-087-006-000	04	1.00	74.25	25.37	99.62
075-087-007-000	04	1.00	74.25	25.37	99.62
075-087-008-000	04	1.00	74.25	25.37	99.62
075-087-009-000	04	1.00	74.25	25.37	99.62
075-087-010-000	04	1.00	74.25	25.37	99.62
075-087-011-000	04	1.00	74.25	25.37	99.62
075-087-012-000	04	1.00	74.25	25.37	99.62
075-087-013-000	04	1.00	74.25	25.37	99.62
075-087-014-000	04	1.00	74.25	25.37	99.62
075-087-015-000	04	1.00	74.25	25.37	99.62
075-087-016-000	04	1.00	74.25	25.37	99.62
075-087-017-000	04	1.00	74.25	25.37	99.62
075-087-018-000	04	1.00	74.25	25.37	99.62
075-087-019-000	04	1.00	74.25	25.37	99.62
075-087-020-000	04	1.00	74.25	25.37	99.62
075-087-021-000	04	1.00	74.25	25.37	99.62
075-087-022-000	04	1.00	74.25	25.37	99.62
075-087-023-000	04	1.00	74.25	25.37	99.62
075-087-024-000	04	1.00	74.25	25.37	99.62
075-087-025-000	04	1.00	74.25	25.37	99.62
075-087-026-000	04	1.00	74.25	25.37	99.62
075-087-027-000	04	1.00	74.25	25.37	99.62
075-087-028-000	04	1.00	74.25	25.37	99.62
075-087-029-000	04	1.00	74.25	25.37	99.62
075-087-030-000	04	1.00	74.25	25.37	99.62
075-087-031-000	04	1.00	74.25	25.37	99.62
075-087-032-000	04	1.00	74.25	25.37	99.62
075-087-033-000	04	1.00	74.25	25.37	99.62
075-087-034-000	04	1.00	74.25	25.37	99.62
075-091-001-000	04	1.00	74.25	25.37	99.62
075-091-002-000	04	1.00	74.25	25.37	99.62
075-091-003-000	04	1.00	74.25	25.37	99.62
075-091-004-000	04	1.00	74.25	25.37	99.62
075-091-005-000	04	1.00	74.25	25.37	99.62
075-091-006-000	04	1.00	74.25	25.37	99.62
075-091-007-000	04	1.00	74.25	25.37	99.62
075-091-008-000	04	1.00	74.25	25.37	99.62
075-091-009-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-091-010-000	04	1.00	74.25	25.37	99.62
075-091-011-000	04	1.00	74.25	25.37	99.62
075-091-012-000	04	1.00	74.25	25.37	99.62
075-091-013-000	04	1.00	74.25	25.37	99.62
075-091-014-000	04	1.00	74.25	25.37	99.62
075-091-015-000	04	1.00	74.25	25.37	99.62
075-091-016-000	04	1.00	74.25	25.37	99.62
075-091-017-000	04	1.00	74.25	25.37	99.62
075-091-018-000	04	1.00	74.25	25.37	99.62
075-091-019-000	04	1.00	74.25	25.37	99.62
075-091-020-000	04	1.00	74.25	25.37	99.62
075-091-021-000	04	1.00	74.25	25.37	99.62
075-091-022-000	04	1.00	74.25	25.37	99.62
075-091-023-000	04	1.00	74.25	25.37	99.62
075-091-024-000	04	1.00	74.25	25.37	99.62
075-091-025-000	04	1.00	74.25	25.37	99.62
075-091-026-000	04	1.00	74.25	25.37	99.62
075-091-027-000	04	1.00	74.25	25.37	99.62
075-091-028-000	04	1.00	74.25	25.37	99.62
075-091-029-000	04	1.00	74.25	25.37	99.62
075-091-030-000	04	1.00	74.25	25.37	99.62
075-091-031-000	04	1.00	74.25	25.37	99.62
075-091-032-000	04	1.00	74.25	25.37	99.62
075-091-033-000	04	1.00	74.25	25.37	99.62
075-091-034-000	04	1.00	74.25	25.37	99.62
075-091-035-000	04	1.00	74.25	25.37	99.62
075-091-036-000	04	1.00	74.25	25.37	99.62
075-091-037-000	04	1.00	74.25	25.37	99.62
075-091-038-000	04	1.00	74.25	25.37	99.62
075-091-039-000	04	1.00	74.25	25.37	99.62
075-091-040-000	04	1.00	74.25	25.37	99.62
075-091-041-000	04	1.00	74.25	25.37	99.62
075-092-001-000	04	1.00	74.25	25.37	99.62
075-092-002-000	04	1.00	74.25	25.37	99.62
075-092-003-000	04	1.00	74.25	25.37	99.62
075-092-004-000	04	1.00	74.25	25.37	99.62
075-092-005-000	04	1.00	74.25	25.37	99.62
075-092-006-000	04	1.00	74.25	25.37	99.62
075-092-007-000	04	1.00	74.25	25.37	99.62
075-092-008-000	04	1.00	74.25	25.37	99.62
075-092-009-000	04	1.00	74.25	25.37	99.62
075-092-010-000	04	1.00	74.25	25.37	99.62
075-092-011-000	04	1.00	74.25	25.37	99.62
075-092-012-000	04	1.00	74.25	25.37	99.62
075-092-013-000	04	1.00	74.25	25.37	99.62
075-092-014-000	04	1.00	74.25	25.37	99.62
075-092-015-000	04	1.00	74.25	25.37	99.62
075-092-016-000	04	1.00	74.25	25.37	99.62
075-092-017-000	04	1.00	74.25	25.37	99.62
075-092-018-000	04	1.00	74.25	25.37	99.62
075-092-019-000	04	1.00	74.25	25.37	99.62
075-092-020-000	04	1.00	74.25	25.37	99.62
075-092-021-000	04	1.00	74.25	25.37	99.62
075-092-022-000	04	1.00	74.25	25.37	99.62
075-092-023-000	04	1.00	74.25	25.37	99.62
075-092-024-000	04	1.00	74.25	25.37	99.62
075-092-025-000	04	1.00	74.25	25.37	99.62
075-096-001-000	04	1.00	74.25	25.37	99.62
075-096-002-000	04	1.00	74.25	25.37	99.62
075-096-003-000	04	1.00	74.25	25.37	99.62
075-096-004-000	04	1.00	74.25	25.37	99.62
075-096-005-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-096-006-000	04	1.00	74.25	25.37	99.62
075-096-007-000	04	1.00	74.25	25.37	99.62
075-096-008-000	04	1.00	74.25	25.37	99.62
075-096-009-000	04	1.00	74.25	25.37	99.62
075-096-010-000	04	1.00	74.25	25.37	99.62
075-096-011-000	04	1.00	74.25	25.37	99.62
075-096-012-000	04	1.00	74.25	25.37	99.62
075-096-013-000	04	1.00	74.25	25.37	99.62
075-096-014-000	04	1.00	74.25	25.37	99.62
075-096-015-000	04	1.00	74.25	25.37	99.62
075-096-016-000	04	1.00	74.25	25.37	99.62
075-096-017-000	04	1.00	74.25	25.37	99.62
075-096-018-000	04	1.00	74.25	25.37	99.62
075-096-019-000	04	1.00	74.25	25.37	99.62
075-096-020-000	04	1.00	74.25	25.37	99.62
075-096-021-000	04	1.00	74.25	25.37	99.62
075-096-022-000	04	1.00	74.25	25.37	99.62
075-096-023-000	04	1.00	74.25	25.37	99.62
075-096-024-000	04	1.00	74.25	25.37	99.62
075-096-025-000	04	1.00	74.25	25.37	99.62
075-096-026-000	04	1.00	74.25	25.37	99.62
075-096-027-000	04	1.00	74.25	25.37	99.62
075-096-028-000	04	1.00	74.25	25.37	99.62
075-096-029-000	04	1.00	74.25	25.37	99.62
075-096-030-000	04	1.00	74.25	25.37	99.62
075-096-031-000	04	1.00	74.25	25.37	99.62
075-096-032-000	04	1.00	74.25	25.37	99.62
075-096-033-000	04	1.00	74.25	25.37	99.62
075-096-034-000	04	1.00	74.25	25.37	99.62
075-096-035-000	04	1.00	74.25	25.37	99.62
075-096-036-000	04	1.00	74.25	25.37	99.62
075-096-037-000	04	1.00	74.25	25.37	99.62
075-096-038-000	04	1.00	74.25	25.37	99.62
075-096-039-000	04	1.00	74.25	25.37	99.62
075-096-040-000	04	1.00	74.25	25.37	99.62
075-096-041-000	04	1.00	74.25	25.37	99.62
075-096-042-000	04	1.00	74.25	25.37	99.62
075-096-043-000	04	1.00	74.25	25.37	99.62
075-096-044-000	04	1.00	74.25	25.37	99.62
075-096-045-000	04	1.00	74.25	25.37	99.62
075-096-046-000	04	1.00	74.25	25.37	99.62
075-096-047-000	04	1.00	74.25	25.37	99.62
075-096-048-000	04	1.00	74.25	25.37	99.62
075-096-049-000	04	1.00	74.25	25.37	99.62
075-096-050-000	04	1.00	74.25	25.37	99.62
075-096-051-000	04	1.00	74.25	25.37	99.62
075-096-052-000	04	1.00	74.25	25.37	99.62
075-096-053-000	04	1.00	74.25	25.37	99.62
075-096-054-000	04	1.00	74.25	25.37	99.62
075-097-001-000	04	1.00	74.25	25.37	99.62
075-097-002-000	04	1.00	74.25	25.37	99.62
075-097-003-000	04	1.00	74.25	25.37	99.62
075-097-004-000	04	1.00	74.25	25.37	99.62
075-097-005-000	04	1.00	74.25	25.37	99.62
075-097-006-000	04	1.00	74.25	25.37	99.62
075-097-007-000	04	1.00	74.25	25.37	99.62
075-097-008-000	04	1.00	74.25	25.37	99.62
075-097-009-000	04	1.00	74.25	25.37	99.62
075-097-010-000	04	1.00	74.25	25.37	99.62
075-097-011-000	04	1.00	74.25	25.37	99.62
075-097-012-000	04	1.00	74.25	25.37	99.62
075-097-013-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-097-014-000	04	1.00	74.25	25.37	99.62
075-097-015-000	04	1.00	74.25	25.37	99.62
075-097-016-000	04	1.00	74.25	25.37	99.62
075-097-017-000	04	1.00	74.25	25.37	99.62
075-097-018-000	04	1.00	74.25	25.37	99.62
075-097-019-000	04	1.00	74.25	25.37	99.62
075-097-020-000	04	1.00	74.25	25.37	99.62
075-097-021-000	04	1.00	74.25	25.37	99.62
075-097-022-000	04	1.00	74.25	25.37	99.62
075-097-023-000	04	1.00	74.25	25.37	99.62
075-097-024-000	04	1.00	74.25	25.37	99.62
075-097-025-000	04	1.00	74.25	25.37	99.62
075-097-026-000	04	1.00	74.25	25.37	99.62
075-097-027-000	04	1.00	74.25	25.37	99.62
075-097-028-000	04	1.00	74.25	25.37	99.62
075-097-029-000	04	1.00	74.25	25.37	99.62
075-097-030-000	04	1.00	74.25	25.37	99.62
075-097-031-000	04	1.00	74.25	25.37	99.62
075-097-032-000	04	1.00	74.25	25.37	99.62
075-097-033-000	04	1.00	74.25	25.37	99.62
075-097-034-000	04	1.00	74.25	25.37	99.62
075-097-035-000	04	1.00	74.25	25.37	99.62
075-097-036-000	04	1.00	74.25	25.37	99.62
075-097-037-000	04	1.00	74.25	25.37	99.62
075-097-038-000	04	1.00	74.25	25.37	99.62
075-097-039-000	04	1.00	74.25	25.37	99.62
075-097-040-000	04	1.00	74.25	25.37	99.62
075-097-041-000	04	1.00	74.25	25.37	99.62
075-097-042-000	04	1.00	74.25	25.37	99.62
075-098-001-000	04	1.00	74.25	25.37	99.62
075-098-002-000	04	1.00	74.25	25.37	99.62
075-098-003-000	04	1.00	74.25	25.37	99.62
075-098-004-000	04	1.00	74.25	25.37	99.62
075-098-005-000	04	1.00	74.25	25.37	99.62
075-098-006-000	04	1.00	74.25	25.37	99.62
075-098-007-000	04	1.00	74.25	25.37	99.62
075-098-008-000	04	1.00	74.25	25.37	99.62
075-098-009-000	04	1.00	74.25	25.37	99.62
075-098-010-000	04	1.00	74.25	25.37	99.62
075-098-011-000	04	1.00	74.25	25.37	99.62
075-098-012-000	04	1.00	74.25	25.37	99.62
075-098-013-000	04	1.00	74.25	25.37	99.62
075-098-014-000	04	1.00	74.25	25.37	99.62
075-098-015-000	04	1.00	74.25	25.37	99.62
075-098-016-000	04	1.00	74.25	25.37	99.62
075-098-017-000	04	1.00	74.25	25.37	99.62
075-098-018-000	04	1.00	74.25	25.37	99.62
075-098-019-000	04	1.00	74.25	25.37	99.62
075-098-020-000	04	1.00	74.25	25.37	99.62
075-098-021-000	04	1.00	74.25	25.37	99.62
075-098-022-000	04	1.00	74.25	25.37	99.62
075-098-023-000	04	1.00	74.25	25.37	99.62
075-098-024-000	04	1.00	74.25	25.37	99.62
075-098-025-000	04	1.00	74.25	25.37	99.62
075-098-026-000	04	1.00	74.25	25.37	99.62
075-098-027-000	04	1.00	74.25	25.37	99.62
075-098-028-000	04	1.00	74.25	25.37	99.62
075-098-029-000	04	1.00	74.25	25.37	99.62
075-098-030-000	04	1.00	74.25	25.37	99.62
075-098-031-000	04	1.00	74.25	25.37	99.62
075-098-032-000	04	1.00	74.25	25.37	99.62
075-098-033-000	04	1.00	74.25	25.37	99.62

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-098-034-000	04	1.00	74.25	25.37	99.62
075-098-035-000	04	1.00	74.25	25.37	99.62
075-098-036-000	04	1.00	74.25	25.37	99.62
075-098-037-000	04	1.00	74.25	25.37	99.62
075-098-038-000	04	1.00	74.25	25.37	99.62
075-098-039-000	04	1.00	74.25	25.37	99.62
075-098-040-000	04	1.00	74.25	25.37	99.62
075-098-041-000	04	1.00	74.25	25.37	99.62
075-098-042-000	04	1.00	74.25	25.37	99.62
075-098-043-000	04	1.00	74.25	25.37	99.62
075-098-044-000	04	1.00	74.25	25.37	99.62
075-098-045-000	04	1.00	74.25	25.37	99.62
075-098-046-000	04	1.00	74.25	25.37	99.62
075-098-047-000	04	1.00	74.25	25.37	99.62
075-098-048-000	04	1.00	74.25	25.37	99.62
075-098-049-000	04	1.00	74.25	25.37	99.62
075-098-050-000	04	1.00	74.25	25.37	99.62
075-098-051-000	04	1.00	74.25	25.37	99.62
075-098-052-000	04	1.00	74.25	25.37	99.62
075-098-053-000	04	1.00	74.25	25.37	99.62
075-098-054-000	04	1.00	74.25	25.37	99.62
075-098-055-000	04	1.00	74.25	25.37	99.62
075-098-056-000	04	1.00	74.25	25.37	99.62
075-099-001-000	04	0.75	55.69	19.03	74.70
075-099-002-000	04	0.75	55.69	19.03	74.70
075-099-003-000	04	0.75	55.69	19.03	74.70
075-099-004-000	04	0.75	55.69	19.03	74.70
075-099-005-000	04	0.75	55.69	19.03	74.70
075-099-006-000	04	0.75	55.69	19.03	74.70
075-099-007-000	04	0.75	55.69	19.03	74.70
075-099-008-000	04	0.75	55.69	19.03	74.70
075-099-009-000	04	0.75	55.69	19.03	74.70
075-099-010-000	04	0.75	55.69	19.03	74.70
075-099-011-000	04	0.75	55.69	19.03	74.70
075-099-012-000	04	0.75	55.69	19.03	74.70
075-099-013-000	04	0.75	55.69	19.03	74.70
075-099-014-000	04	0.75	55.69	19.03	74.70
075-099-015-000	04	0.75	55.69	19.03	74.70
075-099-016-000	04	0.75	55.69	19.03	74.70
075-099-017-000	04	0.75	55.69	19.03	74.70
075-099-018-000	04	0.75	55.69	19.03	74.70
075-099-019-000	04	0.75	55.69	19.03	74.70
075-099-020-000	04	1.00	74.25	25.37	99.62
075-099-021-000	04	1.00	74.25	25.37	99.62
075-099-022-000	04	0.75	55.69	19.03	74.70
075-099-023-000	04	1.00	74.25	25.37	99.62
075-099-024-000	04	0.75	55.69	19.03	74.70
075-099-025-000	04	0.75	55.69	19.03	74.70
075-099-026-000	04	0.75	55.69	19.03	74.70
075-099-027-000	04	0.75	55.69	19.03	74.70
075-099-028-000	04	0.75	55.69	19.03	74.70
075-099-029-000	04	0.75	55.69	19.03	74.70
075-099-030-000	04	0.75	55.69	19.03	74.70
075-099-031-000	04	0.75	55.69	19.03	74.70
075-099-032-000	04	0.75	55.69	19.03	74.70
075-099-033-000	04	0.75	55.69	19.03	74.70
075-099-034-000	04	0.75	55.69	19.03	74.70
075-099-035-000	04	0.75	55.69	19.03	74.70
075-099-036-000	04	0.75	55.69	19.03	74.70
075-099-037-000	04	0.75	55.69	19.03	74.70
075-099-038-000	04	0.75	55.69	19.03	74.70
075-099-039-000	04	0.75	55.69	19.03	74.70

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-099-040-000	04	0.75	55.69	19.03	74.70
075-099-041-000	04	0.75	55.69	19.03	74.70
075-099-042-000	04	0.75	55.69	19.03	74.70
075-099-043-000	04	0.75	55.69	19.03	74.70
075-099-044-000	04	0.75	55.69	19.03	74.70
075-099-045-000	04	0.75	55.69	19.03	74.70
075-099-046-000	04	0.75	55.69	19.03	74.70
075-099-047-000	04	0.75	55.69	19.03	74.70
075-099-048-000	04	0.75	55.69	19.03	74.70
075-099-049-000	04	0.75	55.69	19.03	74.70
075-099-050-000	04	0.75	55.69	19.03	74.70
075-099-051-000	04	0.75	55.69	19.03	74.70
075-099-052-000	04	0.75	55.69	19.03	74.70
075-099-053-000	04	0.75	55.69	19.03	74.70
075-099-054-000	04	0.75	55.69	19.03	74.70
075-099-055-000	04	0.75	55.69	19.03	74.70
075-099-056-000	04	0.75	55.69	19.03	74.70
075-099-057-000	04	0.75	55.69	19.03	74.70
075-099-058-000	04	0.75	55.69	19.03	74.70
075-099-059-000	04	0.75	55.69	19.03	74.70
075-099-060-000	04	0.75	55.69	19.03	74.70
075-099-061-000	04	0.75	55.69	19.03	74.70
075-099-062-000	04	0.75	55.69	19.03	74.70
075-099-063-000	04	0.75	55.69	19.03	74.70
075-099-064-000	04	0.75	55.69	19.03	74.70
075-099-065-000	04	0.75	55.69	19.03	74.70
075-099-066-000	04	0.75	55.69	19.03	74.70
075-099-067-000	04	0.75	55.69	19.03	74.70
075-099-068-000	04	0.00	0.00	0.00	0.00
075-099-069-000	04	0.00	0.00	0.00	0.00
075-099-070-000	04	0.00	0.00	0.00	0.00
075-099-071-000	04	0.00	0.00	0.00	0.00
075-099-072-000	04	0.00	0.00	0.00	0.00
075-099-073-000	04	0.00	0.00	0.00	0.00
075-099-074-000	04	0.00	0.00	0.00	0.00
075-099-075-000	04	0.00	0.00	0.00	0.00
075-099-076-000	04	0.00	0.00	0.00	0.00
075-099-077-000	04	0.00	0.00	0.00	0.00
075-099-078-000	04	0.00	0.00	0.00	0.00
075-099-079-000	04	0.00	0.00	0.00	0.00
075-099-080-000	04	0.00	0.00	0.00	0.00
075-099-081-000	04	0.00	0.00	0.00	0.00
075-099-082-000	04	0.00	0.00	0.00	0.00
075-099-083-000	04	0.00	0.00	0.00	0.00
075-099-084-000	04	0.00	0.00	0.00	0.00
075-100-001-000	04	0.75	55.69	19.03	74.70
075-100-002-000	04	0.75	55.69	19.03	74.70
075-100-003-000	04	0.75	55.69	19.03	74.70
075-100-004-000	04	0.75	55.69	19.03	74.70
075-100-005-000	04	0.75	55.69	19.03	74.70
075-100-006-000	04	0.75	55.69	19.03	74.70
075-100-007-000	04	0.75	55.69	19.03	74.70
075-100-008-000	04	0.75	55.69	19.03	74.70
075-100-009-000	04	0.75	55.69	19.03	74.70
075-100-010-000	04	0.75	55.69	19.03	74.70
075-100-011-000	04	0.75	55.69	19.03	74.70
075-100-012-000	04	0.75	55.69	19.03	74.70
075-100-013-000	04	0.75	55.69	19.03	74.70
075-100-014-000	04	0.75	55.69	19.03	74.70
075-100-015-000	04	0.75	55.69	19.03	74.70
075-100-016-000	04	0.75	55.69	19.03	74.70
075-100-017-000	04	0.75	55.69	19.03	74.70

APN	Zone	EBU	District Wide Charge	Zone Charge	Total Charge*
075-100-018-000	04	0.75	55.69	19.03	74.70
075-100-019-000	04	0.75	55.69	19.03	74.70
075-100-020-000	04	0.75	55.69	19.03	74.70
075-100-021-000	04	0.75	55.69	19.03	74.70
075-100-022-000	04	0.75	55.69	19.03	74.70
075-100-023-000	04	0.75	55.69	19.03	74.70
075-100-024-000	04	0.75	55.69	19.03	74.70
075-100-025-000	04	0.75	55.69	19.03	74.70
075-100-026-000	04	0.75	55.69	19.03	74.70
075-100-027-000	04	0.75	55.69	19.03	74.70
075-100-028-000	04	0.75	55.69	19.03	74.70
075-100-029-000	04	0.75	55.69	19.03	74.70
075-100-030-000	04	0.75	55.69	19.03	74.70
075-100-031-000	04	0.75	55.69	19.03	74.70
075-100-032-000	04	0.75	55.69	19.03	74.70
075-100-033-000	04	0.75	55.69	19.03	74.70
075-100-034-000	04	0.75	55.69	19.03	74.70
075-100-035-000	04	0.75	55.69	19.03	74.70
075-100-036-000	04	0.75	55.69	19.03	74.70
075-100-037-000	04	0.75	55.69	19.03	74.70
075-100-038-000	04	0.75	55.69	19.03	74.70
075-100-039-000	04	0.75	55.69	19.03	74.70
075-100-040-000	04	0.75	55.69	19.03	74.70
075-100-041-000	04	0.75	55.69	19.03	74.70
075-100-042-000	04	0.75	55.69	19.03	74.70
075-100-043-000	04	0.75	55.69	19.03	74.70
075-100-044-000	04	0.75	55.69	19.03	74.70
075-100-045-000	04	0.75	55.69	19.03	74.70
075-100-046-000	04	0.75	55.69	19.03	74.70
075-100-047-000	04	0.75	55.69	19.03	74.70
075-100-048-000	04	0.75	55.69	19.03	74.70
075-100-049-000	04	0.00	0.00	0.00	0.00
075-100-050-000	04	0.00	0.00	0.00	0.00
075-100-051-000	04	0.00	0.00	0.00	0.00
075-100-052-000	04	0.00	0.00	0.00	0.00
075-100-053-000	04	0.00	0.00	0.00	0.00
075-100-054-000	04	0.00	0.00	0.00	0.00
075-100-055-000	04	0.00	0.00	0.00	0.00
075-100-056-000	04	0.00	0.00	0.00	0.00
075-100-057-000	04	0.00	0.00	0.00	0.00
075-100-058-000	04	0.00	0.00	0.00	0.00
075-100-059-000	04	0.00	0.00	0.00	0.00
075-100-060-000	04	0.00	0.00	0.00	0.00
075-100-061-000	04	0.00	0.00	0.00	0.00
075-100-062-000	04	0.00	0.00	0.00	0.00
075-102-001-000	04	4.32	320.77	109.60	430.36
075-102-002-000	04	0.91	67.57	23.09	90.64
075-102-003-000	04	3.01	223.50	76.37	299.86
075-093-054-000	3	0.00	0.00	0.00	0.00
075-093-055-000	3	0.00	0.00	0.00	0.00
075-093-058-000	3	0.00	0.00	0.00	0.00
075-059-064-000	2	0.00	0.00	0.00	0.00
Total		2,363.11	\$175,464.94	\$55,191.99	\$230,648.22

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.3

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Ridgewood Place Landscaping & Lighting District:

- 1) **Resolution** of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Ridgewood Place Landscaping and Lighting District; and the Levy and Collection of Annual Assessments related thereto for Fiscal Year 2015/2016.
- 2) **Resolution** of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Ridgewood Place Landscaping and Lighting District; for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.

STAFF SUMMARY:

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in 1998 and is levied annually pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). The District assessments were approved by the property owners of record through a protest ballot proceeding at the time the District was formed in compliance with the substantive and procedural requirements of the California Constitution Article XIID ("Article XIID").

The Engineer's Annual Levy Report for Fiscal Year 2015/2016 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached resolutions represent the second steps in the annual levy of assessments on the district

for fiscal year 2015/2016. Ridgewood Place Landscape and Lighting District is located in and around Soares Place adjacent to Roselle Avenue. This district is currently showing a reserve of \$19,596 for fiscal year ending 2014/2015. The annual assessment rate per Equivalent Dwelling Units (EDU) will remain the same for fiscal year 2015/2016.

Therefore, it is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the Ridgewood Place Landscape and Lighting District for Fiscal Year 2015/2016 is as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$80.00	\$80.00	No Change

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolutions
2. Engineer's Annual Levy Report Ridgewood Place Landscape and Lighting District Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, AMENDING AND/OR APPROVING THE ENGINEER'S REPORT FOR THE RIDGEWOOD PLACE LANDSCAPING AND LIGHTING DISTRICT; AND THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS RELATED THERETO FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the "Act"), did by previous Resolution order the Engineer, Willdan Financial Services, to prepare and file a Report in connection with the **"Ridgewood Place Landscaping and Lighting District"** (hereafter referred to as the "District") and the proposed levy and collection of annual assessments against parcels of land for the fiscal year commencing July 1, 2015 and ending June 30, 2016 and,

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Riverbank, California and the City Clerk has presented to the City Council such report entitled **"Engineer's Annual Levy Report for Ridgewood Place Landscaping and Lighting District, Fiscal Year 2015/2016"** as required by the Act; and,

WHEREAS, the City Council pursuant to the provisions of *Chapter 2, Article 1, Section 22586* of said Act may approve the report, as filed, or may modify the report in any particular and approve it as modified; and

WHEREAS, the City Council has carefully examined and reviewed the Report as presented, considered all oral and written comments presented with respect to the District and Report at a noticed Public Hearing and has discussed any necessary or desired modifications to the Report.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council of the City of Riverbank, as follows:

Section 1 The Report as presented or as modified, contains the following:

- a. A Description of Improvements.
- b. A Diagram of the District.
- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.

- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2015/2016.

Section 2 The City Clerk is hereby directed to enter on the minutes of the City Council any and all modifications to the Report determined and approved by the City Council, and all such changes and/or modifications by reference are incorporated into the Engineer's Report.

Section 3 The City Council is satisfied with the Engineer's Report as presented or modified, each and all of the budget items and documents as set forth therein, and is satisfied that the annual assessments contained therein are consistent with the assessments approved by the property owners and spread in accordance with the special benefits received from the improvements pursuant to the provisions of the California Constitution Article XIID.

Section 4 The Report is hereby approved as submitted or modified and ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

Section 5 The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation and approval of the Report as submitted or modified.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Ridgewood Place Landscaping and Lighting District for 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE RIDGEWOOD PLACE LANDSCAPING AND LIGHTING DISTRICT FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as “**Ridgewood Place Landscaping and Lighting District**” (hereafter referred to as the “District”) for Fiscal Year 2015/2016 to pay the costs and expenses of operating, maintaining and servicing the improvements and appurtenant facilities related thereto, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the “Act”); and,

WHEREAS, the City Council did by previous resolutions initiate proceedings and declare its intention to levy and collected the annual assessments for the District for the purpose of operating, maintaining and servicing the improvements related thereto, pursuant to the Act; and,

WHEREAS, the Engineer selected by the City Council has prepared and filed with the City Clerk, and the City Clerk has presented to the City Council an Engineer’s Report that describes the District and assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 pursuant to the provisions of the Act; and,

WHEREAS, the City Council following notice duly given, has held a full and fair Public Hearing on June 23, 2015 regarding the District, the Engineer’s Report prepared in connection therewith, and considered all oral and written statements, protests and communications made or filed by interested persons regarding these matters, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council of the City of Riverbank, as follows:

Section 1 The City Council upon the conclusion of the noticed Public Hearing finds that a written majority protest does not exist, pursuant to the provisions of the Act (Chapter 2, Article 1, Sections 22593 and 22594).

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2015 and

ending June 30, 2016 to pay the costs and expenses of operating, maintaining and servicing the landscaping, lighting and appurtenant facilities located within public places within the District.

Section 3 The City Council has carefully reviewed and examined the Engineer's Report in connection with the District, and the levy and collection of assessments. Based upon its review (and amendments, as applicable) of the Engineer's Report, a copy of which has been presented to the City Council and which as been filed with the City Clerk, the City Council hereby finds and determines that:

- a. The territory of land within District will receive special benefits from the operation, maintenance and servicing of the landscaping, lighting and appurtenant facilities and improvements related thereto.
- b. The District includes all of the lands so benefited; and
- c. The net amount to be assessed upon the lands within the District, in accordance with the proposed budget for the fiscal year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

Section 4 The City Council finds the assessments as outlined in the Engineer's Report are in compliance with the provisions of California Constitution Article XIID.

Section 5 The Engineer's Report and assessments as presented to the City Council and on file in the office of the City Clerk are hereby confirmed as filed.

Section 6 The City Council hereby orders the District improvements to be made, which improvements are briefly described as the operation, administration, maintenance and servicing of all public landscaping and lighting improvements and appurtenant facilities and expenses associated with the District that were installed as part of property development within the District and that will be maintained by the City of Riverbank or their designee and all such maintenance, operation and servicing of the landscaping and lighting and all appurtenant facilities shall be performed pursuant to the "Act", namely:

- Landscaped slopes, entryways, or other landscaped areas directly associated with the properties within the District;

- Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and dedicated and accepted by the City of Riverbank for maintenance;
- Public lighting facilities including street lighting, and landscape lighting within public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

Section 7 The City Clerk, or their designate, is hereby authorized and directed to file the levy with the County Auditor upon adoption of this Resolution pursuant to *Chapter 4, Article 1, Section 22641* of the Act.

Section 8 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Ridgewood Place Landscaping and Lighting District", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 7.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor



City of Riverbank

Ridgewood Place Landscaping and Lighting District

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015

Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

City of Riverbank
Stanislaus County, State of California

Ridgewood Place Landscaping and Lighting District

This Report describes the District including the improvements, budgets, parcels and assessments to be levied for fiscal year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz Jones
Zaskia Ruiz Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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PART I - OVERVIEW

A. INTRODUCTION

The City of Riverbank ("City") annually levies and collects special assessments in order to maintain the improvements within the Ridgewood Place Landscape and Lighting District ("District"). The District was formed in 1998 and is annually levied pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). The District assessments were approved by the property owners of record through a protest ballot proceeding at the time the District was formed in compliance with the substantive and procedural requirements of the California Constitution Article XIID ("Article XIID").

This Engineer's Annual Levy Report ("Report") has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2015/2016. The proposed assessments are based on the historic and estimated costs to maintain the improvements that provide a direct and special benefit to properties within the District. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits.

For the purposes of this Report, the word "parcel" refers to an individual property assigned its own Assessment Number by the County of Stanislaus Assessor's Office. The County of Stanislaus Auditor/Controller uses Assessment Numbers and specific fund numbers to identify properties assessed for special district benefit assessments on the tax roll.

Pursuant to Chapter 3, beginning with Section 22620 of the 1972 Act, the City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District. Following the annual public hearing and review of the Report, the City Council may order amendments to the Report or confirm the Report as submitted. Following final approval of the Report and confirmation of the assessments contained therein, the City Council will, by resolution, order the improvements to be made and confirm the levy and collection of assessments pursuant to Chapter 4, Article 1, and beginning with Section 22640 of the 1972 Act. The assessment rate and method of apportionment described in this Report as approved or modified by the City Council defines the assessments to be applied to each parcel within the District for Fiscal Year 2015/2016.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid

parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

The District has been formed and is annually levied pursuant to the 1972 Act, beginning with Section 22500. The assessments and methods of apportionment described in this Report utilize commonly accepted assessment engineering practices and have been calculated and proportionately spread to each parcel based on the special benefits received.

Compliance with the Current Legislation

All assessments described in this Report and approved by the City Council are prepared in accordance with the 1972 Act and are in compliance with the provisions of the Article XIID, which was enacted with the passage of Proposition 218 in November 1996.

This District was formed after the passage of Proposition 218 and the assessments contained herein were established and approved pursuant to the provisions of the Article XIID Section 4. Specifically, parcels within the District are assessed for only the reasonable cost of the proportional special benefit conferred on those parcels pursuant to Article XIID Section 4 (a); and the assessments and assessment range formula described in this report were approved by the property owners at the time of formation through a property owner protest ballot proceeding pursuant to Article XIID Section 4 (c, d & e).

Briefly, the assessment range formula states that the assessment initially approved by the property owners may be increased each year by the greater of 3.0% or the percentage increase in the Consumer Price Index ("CPI") to establish an adjusted maximum assessment each year. This adjusted maximum assessment is calculated independently from the actual assessment approved each fiscal year. The proposed assessment for the current fiscal year may be less than or equal to the maximum assessment rate previously approved and adopted for the District. Any proposed assessment that exceeds the adjusted maximum assessment rate is considered an increased assessment. Pursuant to the provisions of the Article XIID, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of Article XIID Section 4, including a property owner protest proceeding (property owner assessment balloting).

C. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.
- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

D. DESCRIPTION OF THE IMPROVEMENTS

The improvements providing benefit to parcels within the District include specific street lighting facilities and landscaped areas originally installed as part of this residential development. The improvements maintained and serviced include five street lights and approximately 583 linear feet of parkway landscaping and any appurtenant facilities, services or improvements directly associated with these improvements including incidental expenses.

The street lighting improvements may include electrical costs, maintenance, repair and replacement of the poles, lights, wires or other equipment associated with the street lights. The street lights are identified as:

- Two street lights located on the perimeter of the development on the west side of Roselle Avenue, one north end of the subdivision and the other south of Soares Place.
- The remaining three street lights are located within the residential subdivision on Soares Place.

The landscape improvements may include street trees, turf, ground cover, shrubs, irrigation and drainage systems, entry monuments, and block walls or other fencing. The landscaped areas are within the public right-of-ways and encompass the parkway landscaped areas the entire length of the Ridgewood Place subdivision along of Roselle Avenue. The landscaped areas are identified as:

- Approximately 213 linear feet of parkway landscaping adjacent to the subdivision along the west side of Roselle Avenue and north of Soares Place.
- Approximately 370 linear feet of parkway landscaping adjacent to the subdivision along the west side of Roselle Avenue and south of Soares Place.

All improvements within the District are maintained and serviced on a regular basis. City staff will determine the frequency and specific maintenance operations required. The District assessments fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual cost of providing the improvements within the District is spread among all benefiting parcels in proportion to the benefits received. The expenditures and assessments set forth in this report are based upon the City's estimate of the costs associated with the improvements including all labor, personnel, equipment, materials and administrative expenses.

PART II - PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of landscaping, street lighting and related services and improvements within the public right-of-ways for the benefit of parcels and properties within the development known as Ridgewood Place within the City.

The District is comprised of a single residential development consisting of twenty-three (23) single-family residential parcels. The district was formed to ensure the ongoing maintenance of local landscaping and lighting improvements associated with this residential subdivision and installed as part of the development of properties within the subdivision. The annual cost and expenses of providing the improvements are equitably spread among only the benefiting parcels within the District.

E. CHANGES OR MODIFICATIONS TO THE DISTRICT

Modifications to the District structure could include but are not limited to:

- Substantial changes or expansion of the improvements provided;
- Substantial changes in the service provided;
- Modifications or restructuring of the District or Zones including annexation or detachment of Zones or specific parcels;
- Revisions in the method of apportionment;
- Proposed new or increased assessments.

Some changes or modifications to the District would require the approval of the property owners within the District. No changes or modifications to the District are proposed for Fiscal Year 2015/2016.

F. DESCRIPTION OF THE DISTRICT

The District is located generally on the West Side of Roselle Avenue, north of Morrill Road and south of Turpin Avenue at Soares Place. The District includes twenty-three single family residential parcels within the subdivision known as Ridgewood Place, identified on Book 132 Page 63 parcels 43 through 65 of the Stanislaus County Assessor's Parcel Maps.

PART III - METHOD OF APPORTIONMENT

A. GENERAL

The 1972 Act permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements which include the construction, maintenance and servicing of public lights, landscaping and appurtenant facilities. The 1972 Act further requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.”

The formula used for calculating assessments in the District therefore reflects the composition of the parcels and the improvements and services provided, to fairly apportion the costs based on estimated benefit to each parcel.

In addition, pursuant to the Article XIID Section 4, a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits are assessable and the District must separate the general benefits from the special benefits.

B. BENEFIT ANALYSIS

Each of the improvements and the associated costs has been carefully reviewed and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements was part of the conditions of property development. The property owners approved the corresponding assessments for the ongoing maintenance of the improvements at the time of formation through a property owner protest ballot proceeding pursuant to the Article XIID Section 4.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

The special benefits associated with the local landscaping improvements are specifically:

- Enhanced desirability of properties through association with the improvements;
- Improved aesthetic appeal of properties within the Zones providing a positive representation of the area;
- Enhanced adaptation of the urban environment within the natural environment from adequate green space and landscaping;
- Environmental enhancement through improved erosion resistance and dust and debris control;
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties;

- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti;
- Enhanced environmental quality of the parcels within the Zones by moderating temperatures, providing oxygenation and attenuating noise.

The special benefits of street lighting are the convenience, safety, and security of property, improvements, and goods. Specifically:

- Enhanced deterrence of crime and the aid to police protection;
- Increased nighttime safety on roads and highways;
- Improved ability of pedestrians and motorists to see;
- Improved ingress and egress to property;
- Reduced vandalism and other criminal acts and damage to improvements or property;
- Improved traffic circulation and reduced nighttime accidents and personal property loss;
- Increased promotion of business during nighttime hours in the case of commercial properties.

All of the preceding special benefits contribute to a specific enhancement and desirability of each of the assessed parcels within the District.

General Benefits - The improvements to be provided and maintained by the District are a direct result of property development within the District and would otherwise not be required or necessary. Developers typically install local improvements to enhance the marketability and value of properties within the development and/or as conditions of development. In either case, the improvements are clearly installed for the benefit of the properties being developed and not for the benefit of surrounding properties outside the District boundaries. Although local development improvements (by virtue of their location) may be visible to surrounding properties, any benefit to surrounding properties is incidental and cannot be considered a direct and special benefit. Furthermore, most developments within the City typically have various landscaping and lighting improvements specifically associated with their development and these improvements are funded by properties within those developments. Therefore, it has been determined that the District improvements and the on-going operation and maintenance of those improvements provide no identifiable or measurable general benefit to properties outside the District or to the public at large.

C. ASSESSMENT METHODOLOGY

Equivalent Dwelling Units: To assess benefits equitably, it is necessary to correlate the different type of parcels within the District to each other as well as their relationship to the improvements. The Equivalent Dwelling Unit method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for

districts formed under the 1972 Act, as the benefit to each parcel from the improvements are typically apportioned as a function of land use type, size and development.

The Equivalent Dwelling Unit method of assessment apportionment uses the single family home site as the basic unit of assessment. A single family home site equals one Equivalent Dwelling Unit (“EDU”). Every other land use is typically converted to EDUs based on an assessment formula that equates the property’s specific development status, type of development (land use), and size of the property, as compared to a single family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel’s benefit, it should be noted that all properties within this District are identified as single family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

The following formulas are used to calculate the annual assessments. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the total District EDU. This Assessment Rate multiplied by each parcel’s individual EDU determines each parcel’s levy amount.

Total Balance to Levy / Total EDU = Levy per EDU (also called Assessment Rate)

Assessment Rate x Parcel’s EDU = Parcel Levy Amount

Or more simply stated, since all District parcels are 1 EDU:

Total Balance to Levy / Total Assessable Parcels in Zone = Parcel Levy Amount

D. ASSESSMENT RANGE FORMULA

Any new or increased assessments require voting, certain noticing, and meeting requirements. Article XIID added specific requirements including an assessment ballot and weighted tabulation of the ballots to determine if majority protest exists at the Public Hearing. In Fiscal Year 1993/94 the Brown Act (Government Code Section 54954.6(o)) changed the definition of the term “new or increased assessment” to exclude certain conditions. These conditions included “any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency and approved by the voters in the area where the assessment is imposed.” This definition for a new or increased assessment was also addressed in Senate Bill 919 (the Proposition 218 implementation statutes)

An assessment range formula was proposed and approved for the assessments when the District was formed in Fiscal Year 1998/99 and is to be applied to all future assessments within the District.

The following describes the proposed assessment range formula:

Wherein, if the proposed assessment rate for each classification of property (levy per unit or rate) for the current fiscal year is less than or equal to the prior year's maximum assessment plus the adjustments described in the following, then the new assessment is not considered an increased assessment. The purpose of establishing an assessment range formula is to provide for reasonable inflationary adjustment to the assessment amounts without requiring costly noticing, balloting, and mailing procedures, which would be added to the District costs and assessments.

Beginning in Fiscal Year 1999/2000, the maximum assessment may be adjusted by the greater of three percent (3.0%) or the percentage increase in the CPI. Each year the City shall compute the percentage difference between the CPI on December 31 of each year and the CPI for the previous December 31 as determined by the Bureau of Labor Statistics for the San Francisco Oakland San Jose Area. This percentage difference shall then establish the range of increased assessments allowed based on the CPI. Should the Bureau of Labor Statistics revise such index or discontinue the preparation of such index, the City shall use the revised index or comparable system as approved by the City Council for determining fluctuations in the cost of living.

The Maximum Assessment for Fiscal Year 2015/2016 is \$387.79 which is an increase of three percent (3.0%) from prior year's maximum assessment. However, a rate of \$80 per EBU will only be levied this year.

The following table illustrates how the assessment range formula is applied. This year, we are applying the three percent increase (3.0%) because it is greater than the Annual CPI of 2.67%.

CPI Percentage Increase	Standard 3.00%	Maximum % Increase Allowed	Prior Year's Max Rate	Allowed Adjustment	New Maximum Rate
2.67%	3.00%	3.00%	\$376.50	\$11.29	\$387.79

The fact that an assessment range formula is adopted for District assessments does not require that the adjustment maximum assessment be applied each year nor does it restrict the assessments to the adjusted amount. If the budget and assessments for the District do not require an increase or the increase is less than the maximum allowable adjustment, then the required budget and assessment shall be applied. If the budget and proposed assessments require an increase greater than the maximum allowable adjustment, then the proposed assessment is considered an increased assessment and mailed notices and ballots to the property owners would be required pursuant to the Article XIID Section 4c.

PART IV - DISTRICT BUDGET FY 2015/2016

Ridgewood Landscaping and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$1,200
Utilities	200
Repairs/Abatement	1,000
Street Lighting	500
Miscellaneous/Materials/Equipment	0
Capital Expenditure	0
Direct Costs (Subtotal)	\$2,900
ADMINISTRATION COSTS	
District Administration	\$2,200
County Administration Fee	35
Administration Costs (Subtotal)	\$2,235
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$5,135
Reserve Collection/ (Transfers)	(3,295)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	\$1,840
DISTRICT STATISTICS	
Total Parcels	23
Total Parcels Levied	23
Total Equivalent Dwelling Units (EDU)	23.00
Assessment Rate (Levy Per EDU)	\$80.00
Maximum Assessment Rate Approved	\$387.79
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance	\$22,891
Reserve Fund Activity	(3,295)
Ending Reserve Fund Balance (Projected)	\$19,596
Beginning Capital Improvement Fund	\$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	\$0.00

PART V — DISTRICT BOUNDARY MAPS

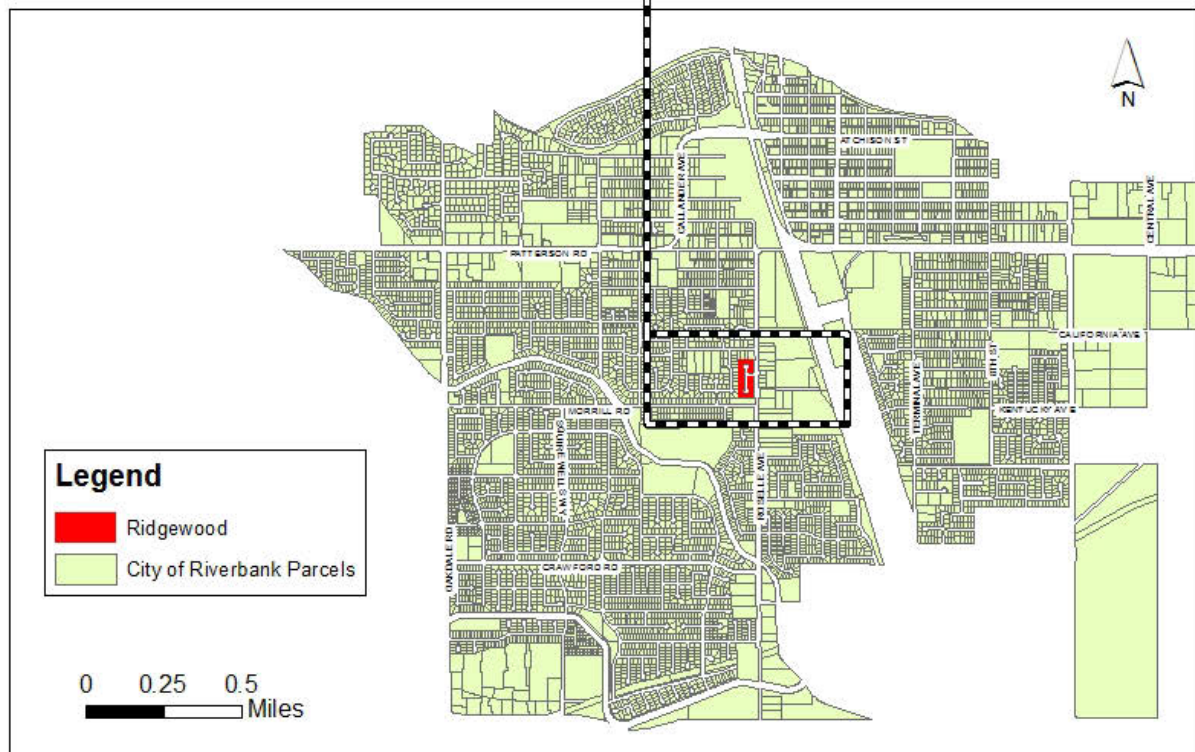
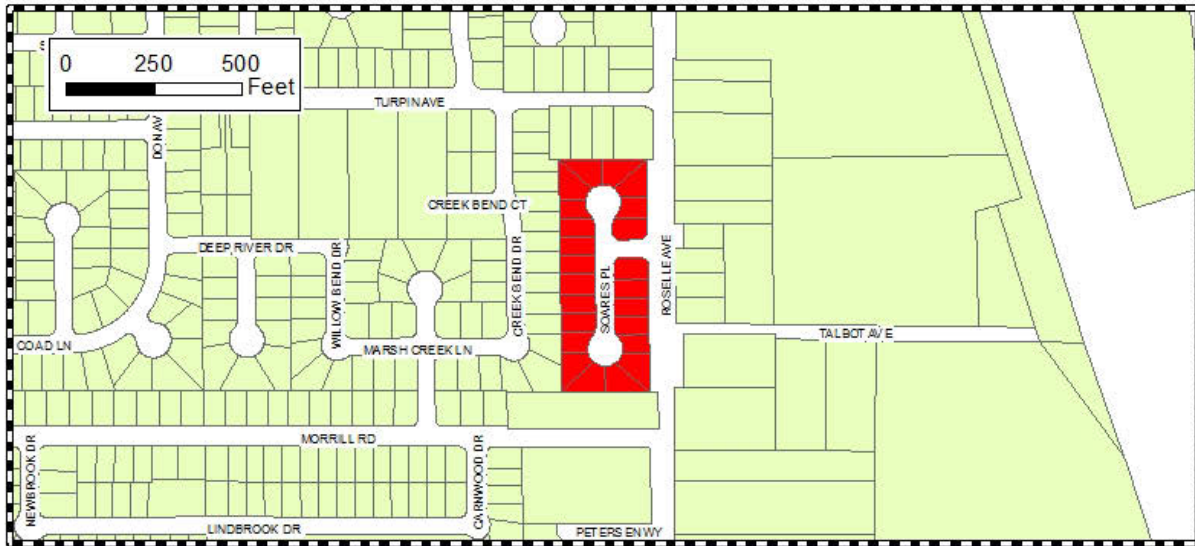
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

The boundaries for the District are contiguous with the boundaries of the Ridgewood Place subdivision and defined as the corresponding parcels identified on the Stanislaus County Assessor's Map. The parcel identification, lines, and dimensions of each parcel within the District are those lines and dimensions shown on the Stanislaus County Assessor's Map of for the year in which this Report was prepared and by reference are incorporated and made part of this Report.

The following page is a reproduction of the County Assessor's Parcel Map associated with the District.

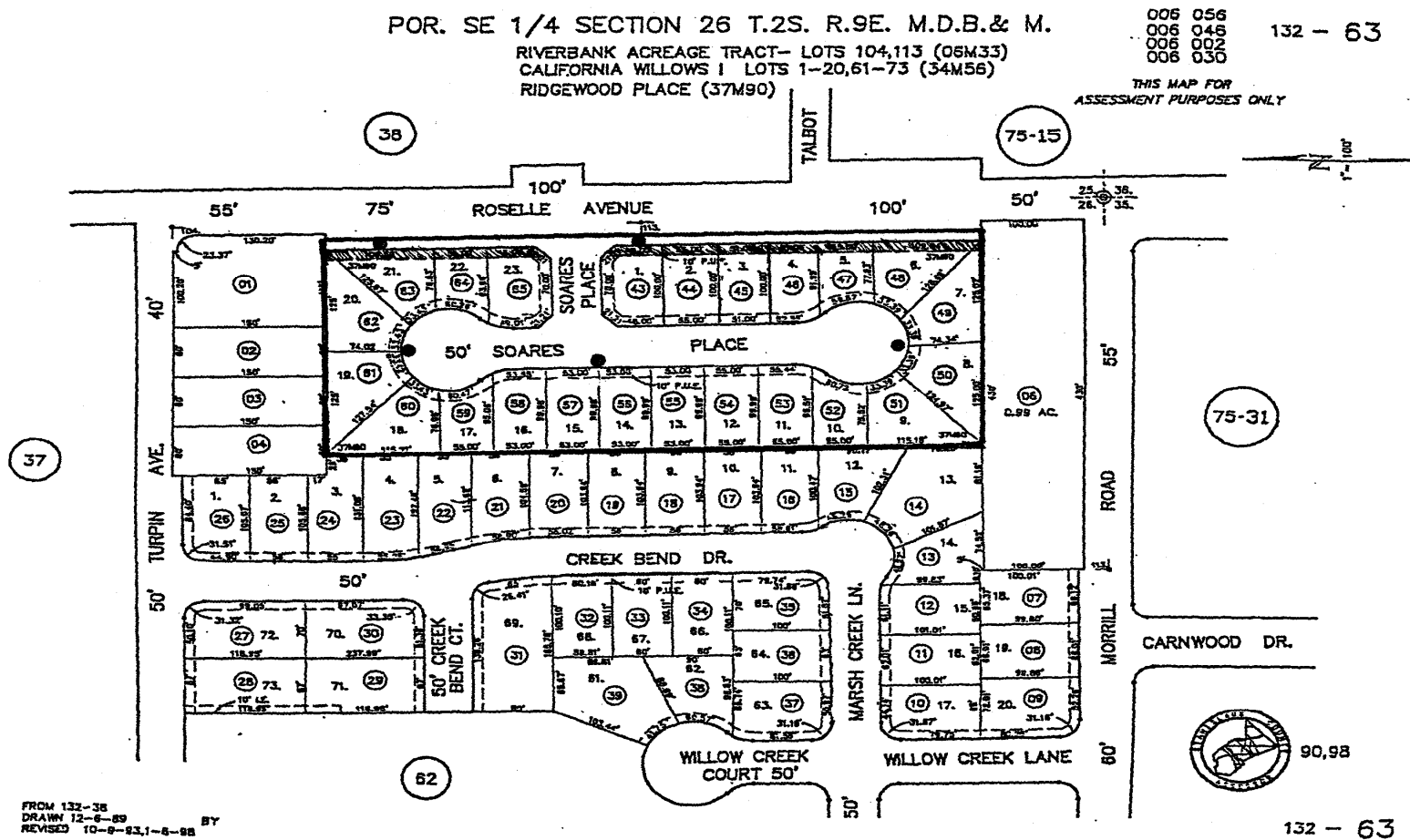


City of Riverbank Ridgewood Place Landscape and Lighting District



Boundary and Improvement Diagram Ridgewood Place

- Street Lights
- Landsaped Areas Shaded



PART VI — 2015/2016 ASSESSMENT ROLL

Parcel identification, for each lot or parcel within the District, shall be the parcel as shown on the Stanislaus County Assessor's map for the year in which this Report is prepared.

A listing of parcels assessed within this District, along with the assessment amounts, is listed below. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate approved in this Report. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

Non-assessable lots or parcels include areas of public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas and rights-of-ways including public greenbelts and parkways; utility right-of-ways; common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has specific development restrictions. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

LLD Ridgewood	EBU	Charge
132-063-043-000	1.0	\$80.00
132-063-044-000	1.0	80.00
132-063-045-000	1.0	80.00
132-063-046-000	1.0	80.00
132-063-047-000	1.0	80.00
132-063-048-000	1.0	80.00
132-063-049-000	1.0	80.00
132-063-050-000	1.0	80.00
132-063-051-000	1.0	80.00
132-063-052-000	1.0	80.00
132-063-053-000	1.0	80.00
132-063-054-000	1.0	80.00
132-063-055-000	1.0	80.00
132-063-056-000	1.0	80.00
132-063-057-000	1.0	80.00
132-063-058-000	1.0	80.00
132-063-059-000	1.0	80.00
132-063-060-000	1.0	80.00
132-063-061-000	1.0	80.00
132-063-062-000	1.0	80.00
132-063-063-000	1.0	80.00
132-063-064-000	1.0	80.00
132-063-065-000	1.0	80.00
Total	23.0	\$1,840.00

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.4

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Sierra Vista Estates Landscaping & Lighting District:

- 1) **Resolution** of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Sierra Vista Estates Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016.
- 2) **Resolution** of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Sierra Vista Estates Landscaping and Lighting District; for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

STAFF SUMMARY:

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in Fiscal Year 2000/2001 and is levied annually pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). The District includes all parcels within the residential development known as the Sierra Vista Estates.

The Engineer's Annual Levy Report for Fiscal Year 2015/2016 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached resolutions represent the second of two steps in the annual levy of assessments on the district for fiscal year 2015/2016.

The district's assessment revenues currently lower than expenses. Due to a healthy reserve it has been recommended to keep the assessment rate per equivalent dwelling unit (EDU) the same.

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the Sierra Vista Estates Landscape and Lighting District for Fiscal Year 2014/2015 will be as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$40.81	\$40.81	No Change

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolutions
2. Engineer's Annual Levy Report Sierra Vista Estates Landscape and Lighting District Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, AMENDING AND/OR APPROVING THE ENGINEER'S REPORT FOR THE SIERRA VISTA ESTATES LANDSCAPING AND LIGHTING DISTRICT; AND THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS RELATED THERE TO FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the "Act"), did by previous Resolution order the Engineer, Willdan Financial Services, to prepare and file a Report in connection with the "**Sierra Vista Estates Landscaping and Lighting District**" (hereafter referred to as the "District") and the proposed levy and collection of annual assessments against parcels of land for the fiscal year commencing July 1, 2015 and ending June 30, 2016; and

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Riverbank, California and the City Clerk has presented to the City Council such report entitled "**Engineer's Annual Levy Report for Sierra Vista Estates Landscaping and Lighting District, Fiscal Year 2015/2016**" as required by the Act; and

WHEREAS, the City Council pursuant to the provisions of *Chapter 2, Article 1, Section 22586* of said Act may approve the report, as filed, or may modify the report in any particular and approve it as modified; and

WHEREAS, the City Council has carefully examined and reviewed the Report as presented, considered all oral and written comments presented with respect to the District and Report at a noticed Public Hearing and has discussed any necessary or desired modifications to the Report.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council for the Sierra Estates Landscaping and Lighting District as follows:

Section 1 The Report as presented or as modified, contains the following:

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2015/2016.

Section 2 The City Clerk is hereby directed to enter on the minutes of the City Council any and all modifications to the Report determined and approved by the City Council, and all such changes and/or modifications by reference are incorporated into the Engineer's Report.

Section 3 The City Council is satisfied with the Engineer's Report as presented or modified, each and all of the budget items and documents as set forth therein, and is satisfied that the annual assessments contained therein are consistent with the assessments approved by the property owners and spread in accordance with the special benefits received from the improvements pursuant to the provisions of the California Constitution Article XIIID.

Section 4 The Report is hereby approved as submitted or modified and ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

Section 5 The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation and approval of the Report as submitted or modified.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Sierra Vista Estates Landscaping and Lighting District for 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE SIERRA VISTA ESTATES LANDSCAPING AND LIGHTING DISTRICT FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, desires to levy and collect annual assessments against parcels of land within said territory designated as **“Sierra Vista Estates Landscaping and Lighting District”** (hereafter referred to as the “District”) for Fiscal Year 2015/2016 to pay the costs and expenses of operating, maintaining and servicing the improvements and appurtenant facilities related thereto, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the “Act”); and

WHEREAS, the City Council did by previous resolutions initiate proceedings and declare its intention to levy and collect the annual assessments for the District for the purpose of operating, maintaining and servicing the improvements related thereto, pursuant to the Act ; and

WHEREAS, the Engineer selected by the City Council has prepared and filed with the City Clerk, and the City Clerk has presented to the City Council an Engineer’s Report that describes the District and assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015, and ending June 30, 2016, pursuant to the provisions of the Act; and

WHEREAS, the City Council following notice duly given, has held a full and fair Public Hearing on June 23, 2015 regarding the District, the Engineer’s Report prepared in connection therewith, and considered all oral and written statements, protests and communications made or filed by interested persons regarding these matters, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council of the Sierra Vista Estates Landscaping and Lighting District as follows:

Section 1 The City Council upon the conclusion of the noticed Public Hearing finds that a written majority protest does not exist, pursuant to the provisions of the Act (Chapter 2, Article 1, Sections 22593 and 22594).

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2015 and

ending June 30, 2016, to pay the costs and expenses of operating, maintaining and servicing the landscaping, lighting and appurtenant facilities located within public places within the District.

Section 3 The City Council has carefully reviewed and examined the Engineer's Report in connection with the District, and the levy and collection of assessments. Based upon its review (and amendments, as applicable) of the Engineer's Report, a copy of which has been presented to the City Council and which has been filed with the City Clerk, the City Council hereby finds and determines that:

- a. The territory of land within the District will receive special benefits from the operation, maintenance and servicing of the landscaping, lighting and appurtenant facilities and improvements related thereto;
- b. The District includes all of the lands so benefited; and,
- c. The net amount to be assessed upon the lands within the District, in accordance with the proposed budget for the fiscal year commencing July 1, 2015 and ending June 30, 2016, is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

Section 4 The City Council finds the assessments as outlined in the Engineer's Report are in compliance with the provisions of California Constitution Article XIID.

Section 5 The Engineer's Report and assessments as presented to the City Council and on file in the office of the City Clerk are hereby confirmed as filed.

Section 6 The City Council hereby orders the District improvements to be made, which improvements are briefly described as the operation, administration, maintenance and servicing of all public landscaping and lighting improvements and appurtenant facilities and expenses associated with the District that were installed as part of property development within the District and that will be maintained by the City of Riverbank or their designee and all such maintenance, operation and servicing of the landscaping and lighting and all appurtenant facilities shall be performed pursuant to the "Act", namely:

- Landscaped slopes, entryways, or other landscaped areas directly associated with the properties within the District;

- Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and dedicated and accepted by the City of Riverbank for maintenance;
- Public lighting facilities including street lighting, and landscape lighting within public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

Section 7 The City Clerk, or their designate, is hereby authorized and directed to file the levy with the County Auditor upon adoption of this Resolution pursuant to *Chapter 4, Article 1, Section 22641* of the Act.

Section 8 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the “Sierra Vista Estates Landscaping and Lighting District”, and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 6.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor



City of Riverbank

Sierra Vista Estates Landscaping and Lighting District (No. 2000-01)

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015

Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

City of Riverbank
Stanislaus County, State of California

Sierra Vista Estates Landscaping and Lighting District

This Report describes the District including the improvements, budgets, parcels and assessments to be levied for Fiscal Year 2015/2016 as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz Jones
Zaskia Ruiz Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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PART I – OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the Sierra Vista Estates Landscaping and Lighting District (“District”). The District was formed in Fiscal Year 2000/2001 and is annually levied pursuant to the *Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code* (the “1972 Act”) and in compliance with the substantive and procedural requirements of the *California Constitution Article XIID* (“Article XIID”). The District includes all parcels within the residential development known as Sierra Vista Estates and was previously referred to as the Riverbank Landscaping and Lighting District No. 2000-01.

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of *Chapter 3, Section 22622* of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2015/2016. The proposed assessments are based on the historic and estimated costs to maintain the improvements that provide a direct and special benefit to properties within the District. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcels’ special benefits.

For the purposes of this Report, the word “parcel” refers to an individual property assigned its own Assessment Number by the County of Stanislaus Assessor’s Office. The County of Stanislaus Auditor/Controller uses Assessment Numbers and specific Fund Numbers to identify properties assessed on the tax roll for special district benefit assessments.

Pursuant to *Chapter 3*, beginning with *Section 22620* of the 1972 Act, the City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District. Following the annual public hearing and review of the Engineer’s Annual Levy Report, the City Council may order amendments to the Report or confirm the Report as submitted. Following final approval of the Report and confirmation of the assessments contained therein, the City Council will, by resolution, order the improvements to be made and confirm the levy and collection of assessments pursuant to *Chapter 4, Article 1*, and beginning with *Section 22640* of the 1972 Act. The assessment rate and method of apportionment described in this Report, as approved following approval of or modification by the City Council, defines the assessments to be applied to each parcel within the District for Fiscal Year 2015/2016.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District. If any parcel

submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

The District has been formed and is annually levied pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code, beginning with Section 22500*. The assessments and methods of apportionment described in this Report utilize commonly accepted assessment engineering practices and have been calculated and proportionately spread to each parcel based on the special benefits received.

Compliance with the Current Legislation

All assessments described in this Report and approved by the City Council are prepared in accordance with the 1972 Act and are in compliance with the provisions of the *Article XIID*, which was established through the passage of Proposition 218 in November 1996.

This District was formed after the passage of Proposition 218 and the assessments contained herein were established and approved pursuant to the provisions of the *Article XIID Section 4*. Specifically, parcels within the District are assessed for only the reasonable cost of the proportional special benefit conferred on those parcels pursuant to *Article XIID Section 4 (a)*; and the assessments and assessment range formula described in this Report were approved by the property owners at the time of formation through a property owner protest ballot proceeding pursuant to *Article XIID Section 4 (c, d & e)*.

Briefly, the assessment range formula states that the maximum assessment initially approved by the property owners may be increased each year by 3.0% to establish an adjusted maximum assessment each year. This adjusted maximum assessment is calculated independently from the actual assessment approved each fiscal year. The proposed assessment for the current fiscal year may be less than or equal to the maximum assessment rate previously approved and adopted for the District. Any proposed assessment that exceeds the adjusted maximum assessment rate is considered an increased assessment. Pursuant to the provisions of *Article XIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIID Section 4*, including a property owner protest proceeding (property owner assessment balloting).

Provisions of the 1972 Act (Improvements and Services)

As generally defined, the improvements and the associated assessments for any District formed pursuant to the 1972 Act may include one or any combination of the following:

1. The installation or planting of landscaping;
2. The installation or construction of statuary, fountains, and other ornamental structures and facilities;
3. The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof;
4. The maintenance and/or servicing of any of the foregoing including the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including, but not limited to:
 - a. Repair, removal, or replacement of all or any part of any improvements;
 - b. Grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities;
 - c. Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury;
 - d. The removal of trimmings, rubbish, debris, and other solid waste;
 - e. The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti;
 - f. Electric current or energy, gas, or other agent for the lighting or operation of any other improvements; and,
 - g. Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.
5. Incidental expenses associated with the improvements including, but not limited to:
 - a. The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
 - b. The costs of printing, advertising, and the publishing, posting and mailing of notices;
 - c. Compensation payable to the County for collection of assessments;
 - d. Compensation of any engineer or attorney employed to render services;

- e. Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements; and,
- f. Costs associated with any elections held for the approval of a new or increased assessment.

PART II – PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of local landscaping, street lighting and related services and improvements within the public right-of-ways for the benefit of parcels and properties within the development known as Sierra Vista Estates within the City.

The District is comprised of a single residential development consisting of sixty-four (64) single-family residential parcels. The District was formed to ensure the ongoing maintenance of local landscaping and lighting improvements associated with this residential subdivision and installed as part of the development of properties within the subdivision. The annual cost and expenses of providing the improvements are equitably spread among only the benefiting parcels within the District.

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

Modifications to the District structure could include but are not limited to:

- Substantial changes or expansion of the improvements provided;
- Substantial changes in the service provided;
- Modifications or restructuring of the District or Zones including annexation or detachment of Zones or specific parcels;
- Revisions in the method of apportionment;
- Proposed new or increased assessments.

Some changes or modifications to the District would require the approval of the property owners within the District in accordance with the provisions of *Article XIID, Section 4*. No other changes or modifications to the District are proposed for Fiscal Year 2015/2016.

B. DESCRIPTION OF THE DISTRICT

The District is located generally on the south of Reich Lane, east of Terminal Avenue, north of Van Dusen Avenue and west of Claus Road. The District includes sixty-four (64) residential parcels within the subdivision known as Sierra Vista Estates, identified on Book 75 Page 58 parcels 02 through 20, 27 through 67 and 69 through 72 of the Stanislaus County Assessor's Parcel Maps.

C. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.
- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

D. DESCRIPTION OF IMPROVEMENTS

The improvements providing benefit to parcels within the District include specific street lighting facilities and landscaped areas originally installed as part of this residential development. The improvements may include, but are not limited to, street lighting facilities and all-landscaping material and facilities within the District, including ground cover, shrubs, trees and plants; irrigation and drainage systems; masonry walls or other fencing, entryway monument, and associated appurtenant facilities located within the District. The landscaped areas and streetlights are identified as:

- Approximately 400 linear feet of perimeter and parkway landscaping along the east side of Terminal Avenue, north of Van Dusen Avenue (approximately 2,000 square feet).
- Screening block wall approximately 400 linear feet with a height of 9 feet that was installed as part of the development associated with the landscaping.
- Twelve streetlights throughout the development.

All improvements within the District are maintained and serviced on a regular basis. City staff will determine the frequency and specific maintenance operations required. The District assessments fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual cost of providing the improvements within the District is spread among all benefiting parcels in proportion to the benefits received. The expenditures and assessments set forth in this Report are based upon the City's estimate of the costs associated with the improvements including all labor, personnel, equipment, materials and administrative expenses.

PART III – METHOD OF APPORTIONMENT

A. GENERAL

The 1972 Act permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements which include the construction, maintenance and servicing of public lights, landscaping, and appurtenant facilities. The

1972 Act further requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.”

The formula used for calculating assessments in the District therefore reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on estimated benefit to each parcel.

In addition, pursuant to the *Article XIID, Section 4*, a parcel’s assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel. *Article XIID, Section 4* provides that only special benefits are assessable and the District must separate the general benefits from the special benefits.

B. BENEFIT ANALYSIS

Each of the improvements and the associated costs has been carefully reviewed and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements was part of the conditions of property development. The property owners approved the corresponding assessments for the ongoing maintenance of the improvements at the time of formation through a property owner protest ballot proceeding pursuant to the *Article XIID, Section 4*.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

The special benefits associated with the local landscaping improvements are specifically:

- Enhanced desirability of properties through association with the improvements;
- Improved aesthetic appeal of properties within the District providing a positive representation of the area;
- Enhanced adaptation of the urban environment within the natural environment from adequate green space and landscaping;

- Environmental enhancement through improved erosion resistance and dust and debris control;
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties;
- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti;
- Enhanced environmental quality of the parcels within the District by moderating temperatures, providing oxygenation, and attenuating noise;

The special benefits of street lighting are the convenience, safety, and security of property, improvements, and goods. Specifically:

- Enhanced deterrence of crime and the aid to police protection;
- Increased nighttime safety on roads and highways;
- Improved ability of pedestrians and motorists to see;
- Improved ingress and egress to property;
- Reduced vandalism and other criminal acts and damage to improvements or property;
- Improved traffic circulation and reduced nighttime accidents and personal property loss;
- Increased promotion of business during nighttime hours in the case of commercial properties;

All of the preceding special benefits contribute to a specific enhancement and desirability of each of the assessed parcels within the District.

General Benefits – The improvements to be provided and maintained by the District are a direct result of property development within the District and would otherwise not be required or necessary. Developers typically install local improvements to enhance the marketability and value of properties within the development and/or as conditions of development. In either case, the improvements are clearly installed for the benefit of the properties being developed and not for the benefit of surrounding properties outside the District boundaries. Although local development improvements (by virtue of their location) may be visible to surrounding properties, any benefit to surrounding properties is incidental and cannot be considered a direct and special benefit. Furthermore, most developments within the City typically have various landscaping and lighting improvements specifically associated with their development and these improvements are funded by properties within those developments. Therefore, it has been determined that the District improvements and the on-going operation and maintenance of those improvements provide no identifiable or measurable general benefit to properties outside the District or to the public at large.

C. ASSESSMENT METHODOLOGY

Equivalent Dwelling Units: To assess benefits equitably, it is necessary to correlate the different type of parcels within the District to each other as well as their relationship to the improvements. The Equivalent Dwelling Unit method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel from the improvements are typically apportioned as a function of land use type, size and development.

The Equivalent Dwelling Unit method of assessment apportionment uses the single family home site as the basic unit of assessment. A single family home site equals one (1.0) Equivalent Dwelling Unit (EDU). Every other land use is typically converted to EDUs based on an assessment formula that includes the property's specific development status, type of development (land use), and size of the property as compared to a single family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel's benefit, it should be noted that all properties within this District are identified as single family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

The following formulas are used to calculate the annual assessments. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the Total District EDU. This Assessment Rate multiplied by each parcel's individual EDU determines each parcel's levy amount.

$$\text{Total Balance to Levy} / \text{Total EDU} = \text{Levy per EDU (also called Assessment Rate)}$$

$$\text{Assessment Rate} \times \text{Parcel's EDU} = \text{Parcel Levy Amount}$$

Or more simply stated, since all District parcels are 1.0 EDU:

$$\text{Total Balance to Levy} / \text{Total Assessable Parcels in Zone} = \text{Parcel Levy Amount}$$

D. ASSESSMENT RANGE FORMULA

Any new or increase in assessments require certain noticing and meeting requirements by law. Prior to the passage of Proposition 218, legislative changes in the Brown Act defined the definition of "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through SB 919 (Proposition 218 implementation statutes).

The assessment range formula applied to District Assessments provides for reasonable increases and inflationary adjustment to annual assessments without

requiring costly noticing and mailing procedures, which could add to the District costs and assessments.

The following describes the proposed assessment range formula:

Wherein, if the proposed annual assessment (levy per unit or rate) for the current fiscal year is less than or equal to the “Maximum Assessment” (or “Adjusted Maximum Assessment”), then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the initial Assessment approved by property owners adjusted annually by the following criteria:

1. Beginning in Fiscal Year 2001/02 and each fiscal year thereafter, the Maximum Assessment will be recalculated annually.
2. The new adjusted Maximum Assessment for the year represents the prior year’s Maximum Assessment adjusted by three percent (3.0%).
3. The Maximum Assessment is adjusted each year independently from the annual assessment. While the actual amount assessed may fluctuate each year, the maximum will continue to be increased by 3.0%, and in any given year, the assessment may be applied at the Maximum Assessment.

The Maximum Assessment is adjusted annually and is calculated independently of the District’s annual budget and proposed annual assessment. Any proposed annual assessment (rate per equivalent dwelling unit) less than or equal to this Maximum Assessment is not considered an increased assessment, even if the proposed assessment is greater than the assessment applied in the prior fiscal year. The City Council may reduce or freeze the Maximum Assessment at any time by amending the Engineer’s Annual Report. The Maximum Assessment for Fiscal Year 2015/2016 is \$153.36.

Although the Maximum Assessment will normally increase each year, the actual District assessments may remain virtually unchanged. The Maximum Assessment adjustment is designed to establish a reasonable limit on District assessments. The Maximum Assessment calculated each year does not require or facilitate an increase to the annual assessment and neither does it restrict assessments to the adjustment maximum amount. If the budget and assessments for the fiscal year does not require an increase, or the increase is less than the adjusted Maximum Assessment, then the required budget and assessment may be applied without additional property owner balloting. If the budget and assessments calculated requires an increase greater than the adjusted Maximum Assessment then the assessment is considered an increased assessment. To impose an increased assessment, the City Council must comply with the provisions of *Article XIID Section 4(c) of the California Constitution*, which requires a public hearing and certain protest procedures including mailed notice of the public hearing and property owner protest balloting. Through the balloting process property owners must approve the proposed assessment increase. If the proposed assessment is approved, then a new Maximum Assessment is established for the District. If the

proposed assessment is not approved, the City Council may not levy an assessment greater than the adjusted Maximum Assessment previously established for the District.

PART IV – DISTRICT BUDGET FY 2015/2016

Sierra Vista Estates Landscape and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$900
Utilities	300
Repairs/Abatement	500
Street Lighting	500
Miscellaneous/Materials/Equipment	0
Facility Maintenance Materials	0
Capital Expenditure	0
Direct Costs (Subtotal)	\$2,200
ADMINISTRATION COSTS	
District Administration	\$2,475
County Administration Fee	76
Administration Costs (Subtotal)	\$2,551
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$4,751
Reserve Collection/ (Transfers)	(2,139)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	\$2,612
DISTRICT STATISTICS	
Total Parcels	64
Total Parcels Levied	64
Total Equivalent Dwelling Units (EDU)	64.00
Assessment Rate (Levy Per EDU)	\$40.81
Maximum Assessment Rate Approved	\$153.36
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance (Estimated)	\$30,892
Reserve Collection/ (Transfers)	(2,139)
Ending Reserve Fund Balance (Projected)	\$28,753
Beginning Capital Improvement Fund	\$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	\$0.00

PART V — DISTRICT BOUNDARY MAPS

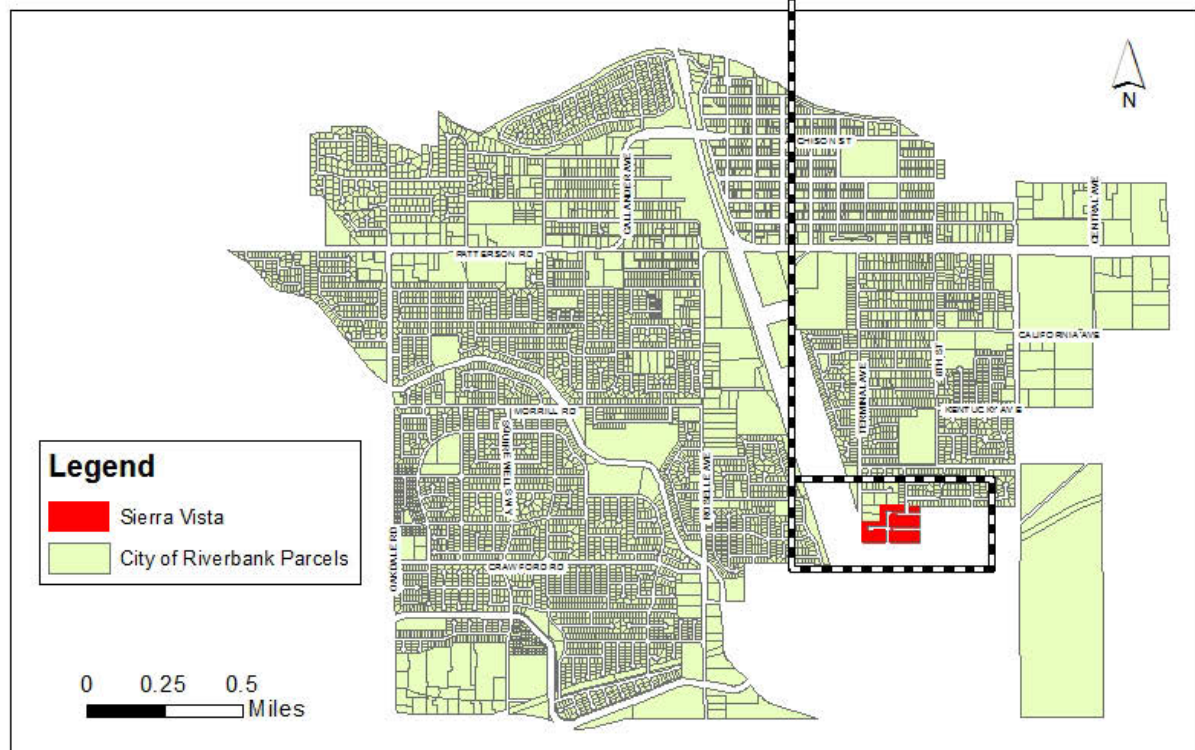
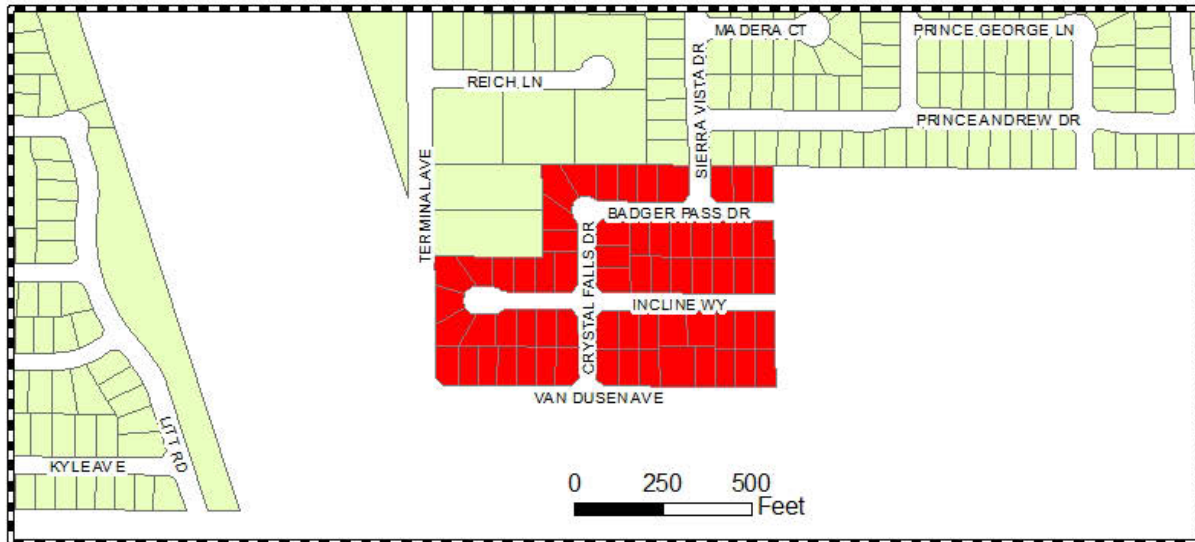
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

The boundaries for the District are contiguous with the boundaries of the Sierra Vista Estates subdivision and defined as the corresponding parcels identified on the Stanislaus County Assessor's Map. The parcel identification, lines, and dimensions of each parcel within the District are those lines and dimensions shown on the Stanislaus County Assessor's Map for the year in which this Report was prepared and by reference are incorporated and made part of this Report.

The following page is a reproduction of the original Assessment Diagram for the District.



City of Riverbank Sierra Vista Estates Landscape and Lighting District



PART VI — 2015/2016 ASSESSMENT ROLL

Parcel identification, for each lot or parcel within the District, shall be the parcel as shown on the Stanislaus County Assessor's map for the year in which this Report is prepared.

A listing of parcels assessed within this District, along with the assessment amounts, is below. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate approved in this Report. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

Non-assessable lots or parcels include areas of public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas and right-of-ways including public greenbelts and parkways; utility right-of-ways; common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has specific development restrictions. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

APN	EBU	Charge
075-058-002-000	1.0	\$40.80
075-058-003-000	1.0	40.80
075-058-004-000	1.0	40.80
075-058-005-000	1.0	40.80
075-058-006-000	1.0	40.80
075-058-007-000	1.0	40.80
075-058-008-000	1.0	40.80
075-058-009-000	1.0	40.80
075-058-010-000	1.0	40.80
075-058-011-000	1.0	40.80
075-058-012-000	1.0	40.80
075-058-013-000	1.0	40.80
075-058-014-000	1.0	40.80
075-058-015-000	1.0	40.80
075-058-016-000	1.0	40.80
075-058-017-000	1.0	40.80
075-058-018-000	1.0	40.80
075-058-019-000	1.0	40.80
075-058-020-000	1.0	40.80
075-058-027-000	1.0	40.80
075-058-028-000	1.0	40.80

APN	EBU	Charge
075-058-029-000	1.0	40.80
075-058-030-000	1.0	40.80
075-058-031-000	1.0	40.80
075-058-032-000	1.0	40.80
075-058-033-000	1.0	40.80
075-058-034-000	1.0	40.80
075-058-035-000	1.0	40.80
075-058-036-000	1.0	40.80
075-058-037-000	1.0	40.80
075-058-038-000	1.0	40.80
075-058-039-000	1.0	40.80
075-058-040-000	1.0	40.80
075-058-041-000	1.0	40.80
075-058-042-000	1.0	40.80
075-058-043-000	1.0	40.80
075-058-044-000	1.0	40.80
075-058-045-000	1.0	40.80
075-058-046-000	1.0	40.80
075-058-047-000	1.0	40.80
075-058-048-000	1.0	40.80
075-058-049-000	1.0	40.80
075-058-050-000	1.0	40.80
075-058-051-000	1.0	40.80
075-058-052-000	1.0	40.80
075-058-053-000	1.0	40.80
075-058-054-000	1.0	40.80
075-058-055-000	1.0	40.80
075-058-056-000	1.0	40.80
075-058-057-000	1.0	40.80
075-058-058-000	1.0	40.80
075-058-059-000	1.0	40.80
075-058-060-000	1.0	40.80
075-058-061-000	1.0	40.80
075-058-062-000	1.0	40.80
075-058-063-000	1.0	40.80
075-058-064-000	1.0	40.80
075-058-065-000	1.0	40.80
075-058-066-000	1.0	40.80
075-058-067-000	1.0	40.80
075-058-069-000	1.0	40.80
075-058-070-000	1.0	40.80
075-058-071-000	1.0	40.80
075-058-072-000	1.0	40.80
Total	64.0	\$2,611.20

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.5

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: River Cove Landscaping & Lighting District:

- 1) **Resolution** of the City Council of the City of Riverbank California, Amending and/or Approving the Engineer's Report for the Landscaping and Lighting District No. 01, River Cove Subdivision; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2015/2016.
- 2) **Resolution** of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Landscaping and Lighting District No. 1, River Cove Subdivision; for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Lighting and Landscaping District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.

STAFF SUMMARY:

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in 1993 and is levied annually pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). The District includes all parcels within the residential development known as the RiverCove subdivision.

The Engineer's Annual Levy Report for Fiscal Year 2015/2016 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached

resolutions represent the second steps in the annual levy of assessments on the district for fiscal year 2015/2016.

Due to the additional maintenance occurring at Zerillo Park and along the Stanislaus River levee, there is currently no reserve in this District and future maintenance will continue to be watched closely.

It is recommended that the City Council adopt Resolutions to amend and/or approve the Engineer's Report and order the levy and collection of annual assessments for the Lighting and Landscaping District No. 1 River Cove Subdivision for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the River Cove District for Fiscal Year 2015/2016 will be as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$196.90	\$196.90	No Change

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolutions
2. Engineer's Annual Levy Report for River Cove Landscaping and Lighting District Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, AMENDING AND/OR APPROVING THE ENGINEER'S REPORT FOR THE LANDSCAPING AND LIGHTING DISTRICT NO. 01, RIVER COVE SUBDIVISION; AND THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS RELATED THERETO FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the "Act"), did by previous Resolution order the Engineer, Willdan Financial Services, to prepare and file a Report in connection with the "**Landscaping and Lighting District No. 01**" (hereafter referred to as the "District") for the River Cove Subdivision, and the proposed levy and collection of annual assessments against parcels of land for the fiscal year commencing July 1, 2015 and ending June 30, 2016; and

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Riverbank, California and the City Clerk has presented to the City Council such report entitled "**Engineer's Annual Levy Report for Landscaping and Lighting District No. 01, Fiscal Year 2015/2016**" as required by the Act; and

WHEREAS, the City Council pursuant to the provisions of *Chapter 2, Article 1, Section 22586* of said Act may approve the report, as filed, or may modify the report in any particular and approve it as modified; and

WHEREAS, the City Council has carefully examined and reviewed the Report as presented, considered all oral and written comments presented with respect to the District and Report at a noticed Public Hearing and has discussed any necessary or desired modifications to the Report.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council for the Landscape and Lighting District No. 1 River Cove Subdivision as follows:

Section 1 The Report as presented or as modified, contains the following:

- a. A Description of Improvements.
- b. A Diagram of the District.
- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.

- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2015/2016.

Section 2 The City Clerk is hereby directed to enter on the minutes of the City Council any and all modifications to the Report determined and approved by the City Council, and all such changes and/or modifications by reference are incorporated into the Engineer's Report.

Section 3 The City Council is satisfied with the Engineer's Report as presented or modified, each and all of the budget items and documents as set forth therein, and is satisfied that the annual assessments contained therein are consistent with the assessments approved by the property owners and spread in accordance with the special benefits received from the improvements pursuant to the provisions of the California Constitution Article XIIID.

Section 4 The Report is hereby approved as submitted or modified and ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

Section 5 The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation and approval of the Report as submitted or modified.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report River Cove Landscaping and Lighting District for 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE LANDSCAPING AND LIGHTING DISTRICT NO. 01, RIVER COVE SUBDIVISION FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as **“Landscaping and Lighting District No. 01”** (hereafter referred to as the “District”) for the River Cove Subdivision, for fiscal year 2015/2016 to pay the costs and expenses of operating, maintaining and servicing the improvements and appurtenant facilities related thereto, pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of California, beginning with Section 22500* (hereafter referred to as the “Act”); and,

WHEREAS, the City Council did by previous resolutions initiate proceedings and declare its intention to levy and collected the annual assessments for the District for the purpose of operating, maintaining and servicing the improvements related thereto, pursuant to the Act; and,

WHEREAS, the Engineer selected by the City Council has prepared and filed with the City Clerk, and the City Clerk has presented to the City Council an Engineer’s Report that describes the District and assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016, pursuant to the provisions of the Act; and,

WHEREAS, the City Council following notice duly given, has held a full and fair Public Hearing on Tuesday, June 23, 2015 regarding the District, the Engineer’s Report prepared in connection therewith, and considered all oral and written statements, protests and communications made or filed by interested persons regarding these matters, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council for the Landscape and Lighting District No. 1 River Cove Subdivision as follows:

Section 1 The City Council upon the conclusion of the noticed Public Hearing finds that a written majority protest does not exist, pursuant to the provisions of the Act (Chapter 2, Article 1, Sections 22593 and 22594).

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2015 and ending June 30, 2016, to pay the costs and expenses of operating,

maintaining and servicing the landscaping, lighting and appurtenant facilities located within public places within the District.

Section 3 The City Council has carefully reviewed and examined the Engineer's Report in connection with the District, and the levy and collection of assessments. Based upon its review (and amendments, as applicable) of the Engineer's Report, a copy of which has been presented to the City Council and which as been filed with the City Clerk, the City Council hereby finds and determines that:

- a. The territory of land within District will receive special benefits from the operation, maintenance and servicing of the landscaping, lighting and appurtenant facilities and improvements related thereto.
- b. The District includes all of the lands so benefited; and
- c. The net amount to be assessed upon the lands within the District, in accordance with the proposed budget for the fiscal year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

Section 4 The City Council finds the assessments as outlined in the Engineer's Report are in compliance with the provisions of California Constitution Article XIID.

Section 5 The Engineer's Report and assessments as presented to the City Council and on file in the office of the City Clerk are hereby confirmed as filed.

Section 6 The City Council hereby orders the District improvements to be made, which improvements are briefly described as the operation, administration, maintenance and servicing of all public landscaping and lighting improvements and appurtenant facilities and expenses associated with the District that were installed as part of property development within the District and that will be maintained by the City of Riverbank or their designee and all such maintenance, operation and servicing of the landscaping and lighting and all appurtenant facilities shall be performed pursuant to the "Act", namely:

- Landscaped slopes, entryways, or other landscaped areas directly associated with the properties within the District;
- Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and

dedicated and accepted by the City of Riverbank for maintenance;

- Natural and passive landscaped areas, parks, trails, open space areas, and natural habitats that are maintained and/or abated;
- Active parks including all landscaping, lighting, equipment and facilities (i.e., playgrounds, tot-lots, ball fields, sidewalks, landscaped areas and greenbelts);
- Public lighting facilities including street lighting, and lighting within the park and other public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

Section 7 The City Clerk, or their designate, is hereby authorized and directed to file the levy with the County Auditor upon adoption of this Resolution pursuant to *Chapter 4, Article 1, Section 22641* of the Act.

Section 8 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Landscaping and Lighting District No. 01", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 6.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor



City of Riverbank

River Cove Landscaping and Lighting District

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015

Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



ENGINEER'S REPORT AFFIDAVIT

City of Riverbank
Stanislaus County, State of California

River Cove Landscaping and Lighting District

This Report describes the District including the improvements, budgets, parcels and assessments to be levied for Fiscal Year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz-Jones
Zaskia Ruiz-Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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PART I – OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the River Cove Landscaping and Lighting District (“District”). The District was formed in 1993 and is annually levied pursuant to the *Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code* (“1972 Act”). The District included all parcels within the residential development known as the River Cove subdivision and was previously referred to as the Riverbank Landscaping and Lighting District No. 1. The overall District improvements to be maintained at build out and a maximum assessment for those improvements were approved by the property owners of record when the District was formed.

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of *Chapter 3, Section 22622* of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2015/2016. The proposed assessments are based on the historic and estimated costs to maintain the improvements that provide a direct and special benefit to properties within the District. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel’s special benefits.

For the purposes of this Report, the word “parcel” refers to an individual property assigned its own Assessment Number by the County of Stanislaus Assessor’s Office. The County of Stanislaus Auditor/Controller uses Assessment Numbers and specific fund numbers to identify properties assessed for special district benefit assessments on the tax roll.

Pursuant to *Chapter 3*, beginning with *Section 22620* of the 1972 Act the City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District. Following the annual public hearing and review of the Report, the City Council may order amendments to the Report or confirm the Report as submitted. Following final approval of the Report and confirmation of the assessments contained therein, the City Council will, by resolution, order the improvements to be made and confirm the levy and collection of assessments pursuant to *Chapter 4, Article 1*, and beginning with *Section 22640* of the 1972 Act. The assessment rate and method of apportionment described in this Report, as approved or modified by the City Council, defines the assessments to be applied to each parcel within the District for Fiscal Year 2015/2016.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District. If any parcel submitted

for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

The District has been formed and is annually levied pursuant to the 1972 Act, beginning with *Section 22500*. The assessments and methods of apportionment described in this Report utilize commonly accepted assessment engineering practices and have been calculated and proportionately spread to each parcel based on the special benefits received.

Compliance with the California Constitution

All assessments described in this Report and approved by the City Council are prepared in accordance with the 1972 Act and are in compliance with the provisions of the *California Constitution Article XIID* ("Article XIID"), which was enacted with the passage of Proposition 218 in November 1996.

Pursuant to the *Article XIID Section 5*, certain existing assessments are exempt from the substantive and procedural requirements of *Article XIID Section 4* and property owner balloting for the assessments is not required until such time that the assessments are increased. Specifically, the City determined that all improvements and the annual assessments originally established for the District were part of the conditions of property development and approved by the original property owner (developer at the time of the District formation in 1993). As such, pursuant to *Article XIID Section 5(b)*, all the property owners approved the existing District assessments at the time the assessments were created (originally imposed pursuant to a 100% landowner petition). Therefore, the pre-existing assessment amount (the maximum assessment rate identified in this Report) is exempt from the procedural requirements of *Article XIID Section 4*.

The current maximum assessment rate of \$196.90 per Equivalent Dwelling Unit was originally approved by the property owners (developer) and any assessment amount less than that amount is considered an exempt assessment pursuant to *Article XIID Section 5(b)*. The proposed assessment for any fiscal year may be increased over the previous fiscal year provided the assessment rate does not exceed the maximum assessment rate of \$196.90 adopted and levied in fiscal year 1993/94. Pursuant to the provisions of *Article XIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIID Section 4*, including a property owner protest proceeding (property owner assessment balloting).

Provisions of the 1972 Act (Improvements and Services)

As generally defined, the improvements and the associated assessments for any District formed pursuant to the 1972 Act may include one or any combination of the following:

1. The installation or planting of landscaping.
2. The installation or construction of statuary, fountains, and other ornamental structures and facilities.
3. The installation or construction of public lighting facilities, including, but not limited to streetlights and traffic signals.
4. The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof; including but not limited to, grading, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
5. The installation of park or recreational improvements including, but not limited to the following:
 - a. Land preparation, such as grading, leveling, cutting and filling, sod, landscaping, irrigation systems, sidewalks, and drainage.
 - b. Lights, playground equipment, play courts and public restrooms.
6. The maintenance or servicing, or both, of any of the foregoing including the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including, but not limited to:
 - a. Repair, removal, or replacement of all or any part of any improvements;
 - b. Grading, clearing, removal of debris, the installation, repair or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities;
 - c. Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury;
 - d. The removal of trimmings, rubbish, debris, and other solid waste;
 - e. The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti;
 - f. Electric current or energy, gas, or other agent for the lighting or operation of any other improvements; and,
 - g. Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.
7. The acquisition of land for park, recreational or open-space purposes, or the acquisition of any existing improvement otherwise authorized by the 1972 Act.

8. Incidental expenses associated with the improvements including, but not limited to:
- a. The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
 - b. The costs of printing, advertising, and the publishing, posting and mailing of notices;
 - c. Compensation payable to the County for collection of assessments;
 - d. Compensation of any engineer or attorney employed to render services;
 - e. Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements; and,
 - f. Costs associated with any elections held for the approval of a new or increased assessment.

PART II — PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of landscaping and street lighting improvements and related services and improvements within the public right-of-ways for the benefit of parcels and properties within the development known as River Cove within the City.

The District is comprised of a residential development built in several phases and consisting of two hundred forty-one (241) single-family residential parcels. The District was formed to ensure the ongoing maintenance of specific local landscaping and lighting improvements associated with this residential development and installed as a condition of developing all properties within the various subdivisions. The annual cost and expenses of providing the improvements are equitably spread among only the benefiting parcels within the District.

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

Modifications to the District structure could include but are not limited to:

- Substantial changes or expansion of the improvements provided;
- Substantial changes in the service provided;
- Modifications or restructuring of the District or Zones including annexation or detachment of Zones or specific parcels;
- Revisions in the method of apportionment;
- Proposed new or increased assessments.

Some changes or modifications to the District would require the approval of the property owners within the District. No other changes or modifications to the District are proposed for Fiscal Year 2015/2016.

B. IMPROVEMENTS AUTHORIZED UNDER THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.

- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

C. DESCRIPTION OF IMPROVEMENTS AND IMPROVEMENTS

The location, boundaries and specific improvements provided within the District are described in this section. The determination and calculation of special benefit is discussed in the Method of Apportionment and the corresponding expenses, revenues and assessments are summarized in the annual budget.

The District is located generally west of Burneyville Road, south of the Stanislaus River and north of State Highway 108 at Prestwick Drive. The District includes two hundred forty-one (241) residential parcels within the subdivision known as River Cove, identified on the Stanislaus County Assessor's Parcel Maps as:

Subdivision	Parcel Map Book	Page	Residential Lots	Total Parcels
River Cove Unit No. 2	75	48	0	3
River Cove Unit No. 2	75	47	67	68
River Cove Unit No. 3	75	50	78	78
River Cove Unit No. 4	75	52	44	45
River Cove Unit No. 5	75	54	1	2
River Cove Unit No. 6	75	55	21	21
River Cove Unit No. 7	75	56	30	31
Totals			241	248

The improvements providing benefit to parcels within the District include specific street lighting facilities and landscaped areas originally installed as part of this residential development. The improvements maintained and serviced include fifty-two (52) streetlights and approximately 12.22 acres of parkway, open space, greenbelt and park landscaping and any appurtenant facilities, services or improvements directly associated with these improvements including incidental expenses.

The fifty-two (52) streetlights are located throughout the District and the improvements may include electrical costs, maintenance, repair and replacement of the poles, lights, wires or other equipment associated with the street lights.

The landscape improvements may include street trees, turf, ground cover, shrubs, irrigation and drainage systems, playground equipment, trails and paths, entry monuments, and block walls or other fencing. The landscaped areas are within the public right-of-ways and landscaped easements and are identified as:

- **Parcel 075-047-069:** 1.43 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot C of River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.02 acres of parkway and entryway landscaping located on the north side of Briarcliff Drive and the west side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.02 acres of parkway and entryway landscaping located on the north side of Briarcliff Drive and the east side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.05 acres of parkway and entryway landscaping located on the north side of State Highway 108 and the east side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.05 acres of parkway and entryway landscaping located on the north side of State Highway 108 and the west side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel 075-048-001:** 5.53 acres of park and parkway landscaped areas located south of Briarcliff Drive and east of Dunbar Lane; Identified as Lot D of River Cove Unit No. 2
- **Parcel 075-048-002:** 0.50 acres of parkway and open space landscaping south of River Cove Drive and west of Burneyville Road; Identified as Lot A of River Cove Unit No. 2
- **Parcel 075-048-003:** 0.50 acres of parkway and open space landscaping north of River Cove Drive and west of Burneyville Road; Identified as Lot B of River Cove Unit No. 2
- **Parcel 075-050-079:** 1.31 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 3
- **Parcel 075-052-045:** 0.79 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 4
- **Parcel 075-054-002:** 2.02 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 5

All improvements within the District are maintained and serviced on a regular basis. City staff will determine the frequency and specific maintenance operations required. The District assessments may fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual cost of providing the improvements within the District is spread among all benefiting parcels in proportion to the benefits received. The expenditures and assessments set forth in this Report are based upon the City's estimate of the costs associated with the improvements including all labor, personnel, equipment, materials and administrative expenses.

The park area within the District is clearly a special benefit to the properties and property owners within the District. Because of the Park's size and location it provides no benefit to parcels outside the District or to the public at large and therefore the entire cost of

maintaining this park could be assessed to parcels within the District. However, the City currently funds the maintenance of all parks within the City of Riverbank from the General Fund. Therefore, the District budget includes a General Fund Contribution to offset the costs associated with maintaining the Park area.

PART III — METHOD OF APPORTIONMENT

A. GENERAL

The 1972 Act permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements, which include the construction, maintenance, and servicing of public lights, landscaping, parks, open space areas and appurtenant facilities. The 1972 Act requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.”

The formula used for calculating all assessments for this District reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on benefit to each parcel.

In addition, pursuant to *Article XIID Section 4*, a parcel’s assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits are assessable and the District must separate the general benefits from the special benefits. The general benefit portion of the improvement costs have been estimated by the City and are shown as a General Benefit Contribution in the District Budget section of this Report.

B. BENEFIT ANALYSIS

Each of the improvements and their associated costs has been carefully reviewed by the City and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements and approval of an annual assessment were part of the conditions of property development and approved by the original property owner (developer). As such, pursuant to *Article XIID Section 5b*, all the property owners approved the maximum assessment amount identified in this Report at the time the assessment was created (originally imposed pursuant to a 100% landowner petition). Therefore the existing maximum assessment amount of \$196.90 is not subject to the procedural requirements of *Article XIID Section 4* (property owner ballot proceedings). Although the current assessment does not require additional property owner approval (unless increased), the improvements within the District clearly provide a special benefit to the parcels assessed and therefore, the existing assessments are in compliance with the substantive requirements of *Article XIID Section 4*.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original improvement. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

The special benefits associated with the local landscaping improvements are specifically:

- Enhanced desirability of properties through association with the improvements;
- Improved aesthetic appeal of properties within the Zones providing a positive representation of the area;
- Enhanced adaptation of the urban environment within the natural environment from adequate green space and landscaping;
- Environmental enhancement through improved erosion resistance, and dust and debris control;
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties;
- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti;
- Enhanced environmental quality of the parcels within the Zones by moderating temperatures, providing oxygenation and attenuating noise.

The special benefits of street lighting are the convenience, safety, and security of property, improvements, and goods. Specifically:

- Enhanced deterrence of crime and the aid to police protection;
- Increased nighttime safety on roads and highways;
- Improved ability of pedestrians and motorists to see;
- Improved ingress and egress to property;
- Reduced vandalism and other criminal acts and damage to improvements or property;
- Improved traffic circulation and reduced nighttime accidents and personal property loss;

- Increased promotion of business during nighttime hours in the case of commercial properties;

All of the preceding special benefits contribute to a specific enhancement and desirability of each of the assessed parcels within the District.

C. ASSESSMENT METHODOLOGY

Equivalent Dwelling Units: To assess benefits equitably, it is necessary to correlate the different type of parcels within the District to each other as well as their relationship to the improvements. The Equivalent Dwelling Unit method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel from the improvements are typically apportioned as a function of land use type, size and development.

The Equivalent Dwelling Unit method of assessment apportionment uses the single-family home site as the basic unit of assessment. A single-family home site equals one Equivalent Dwelling Unit ("EDU"). Every other land use is typically converted to EDU based on an assessment formula that equates the property's specific development status, type of development (land use), and size of the property, as compared to a single-family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel's benefit, it should be noted that all properties within this District are identified as single-family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

The following formulas are used to calculate the annual assessments. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the total District EDU. This Assessment Rate multiplied by each parcel's individual EDU determines each parcel's levy amount.

Total Balance to Levy / Total EDU = Levy per EDU (also called Assessment Rate)

Assessment Rate x Parcel's EDU = Parcel's Levy Amount

Or more simply stated, since all District parcels are 1 EDU:

Total Balance to Levy / Total Assessable Parcels in Zone = Parcel Levy Amount

PART IV — 2015/2016 DISTRICT BUDGET

River Cove Landscaping and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$31,800
Utilities	3,500
Repairs/Abatement	5,000
Street Lighting	1,000
Miscellaneous/Materials/Equipment	0
Direct Costs (Subtotal)	\$41,300
ADMINISTRATION COSTS	
City Administration & Overhead	\$2,766
District Administration	3,400
County Administration Fee	80
Administration Costs (Subtotal)	\$6,246
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$47,546
Reserve Collection/ (Transfers)	0
Contribution Replenishment	0
Other Revenues/General Fund Contribution	(94)
CIP Collection/(Transfer)	0
Balance to Levy	\$47,452
DISTRICT STATISTICS	
Total Parcels	241
Total Parcels Levied	241
Total Equivalent Dwelling Units (EDU)	241.00
Assessment Rate (Levy Per EDU)	\$196.90
Maximum Assessment Rate Approved	\$196.90
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance (Estimated)	\$14,367
Collections/(Transfers)	0
Ending Reserve Fund Balance (Projected)	\$14,367.00
Beginning Capital Improvement Fund	\$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	\$0

PART V — DISTRICT DIAGRAMS

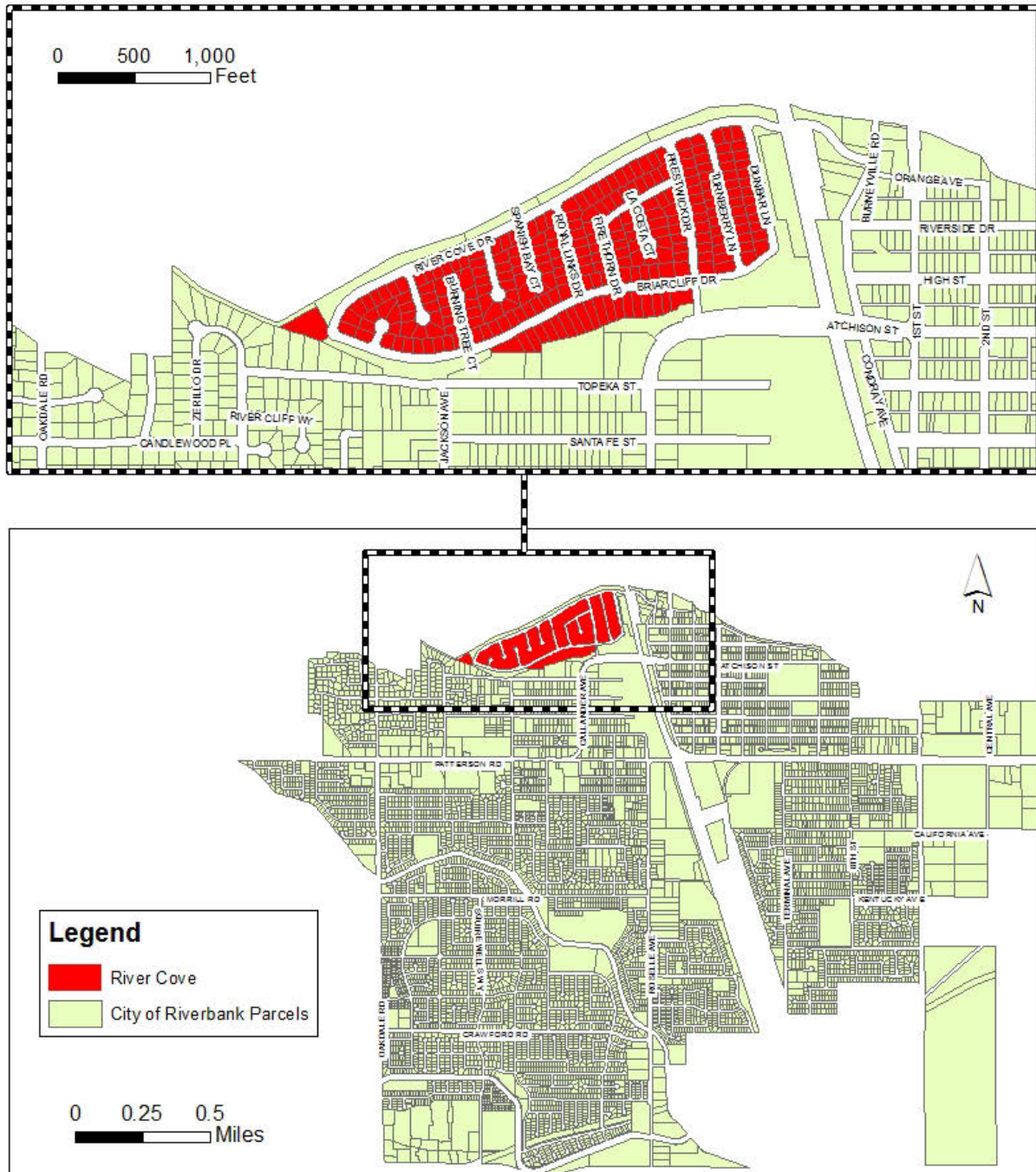
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

The boundaries for the District are contiguous with the boundaries of the River Cove subdivision and defined as the corresponding parcels identified on the Stanislaus County Assessor's Map. The parcel identification, lines, and dimensions of each parcel within the District are those lines and dimensions shown on the Stanislaus County Assessor's Map for the year in which this Report was prepared and by reference are incorporated and made part of this Report.

The following pages are reproductions of the County Assessor's Parcel Map associated with the District.



City of Riverbank Landscape and Lighting District No. 1 River Cove Subdivision



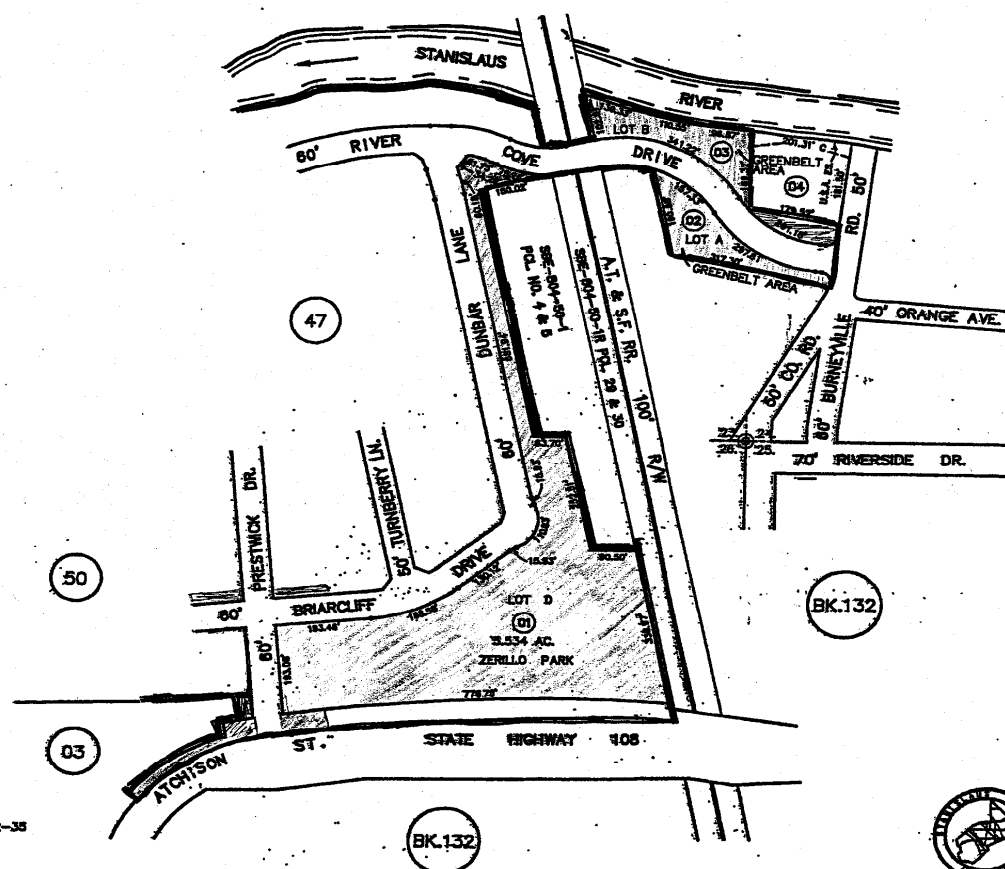
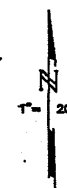
**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

■ Landscaped Areas Shaded

POR. SECTIONS 23,24 & 25 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO.2 LOT A, B & D (36-27)

006 035 75 - 48
006 065

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 4-10, 4-38 75-03, 132-35
DRAWN 1-15-83 BY NC
REVISED BY



75 - 48

POR. N 1/2 SECTION 26 & S 1/2 SECTION 23 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO. 3 (36M54)

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



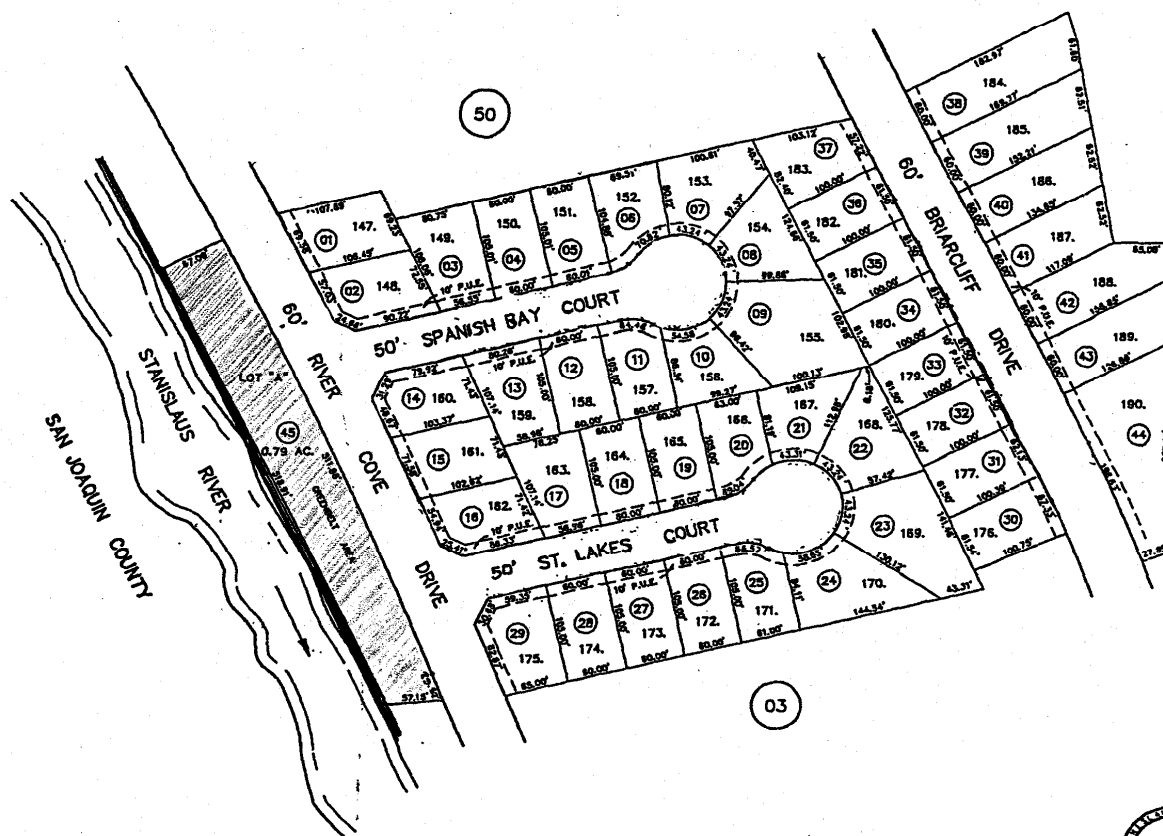
**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

■ Landscaped Areas Shaded

POR. N 1/2 SEC. 23 & S 1/2 SEC. 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO.4 (37M14)

006 035 75 - 52

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 75-03
DRAWN 4-19-95 BY NC
REVISED BY



96

75 - 52

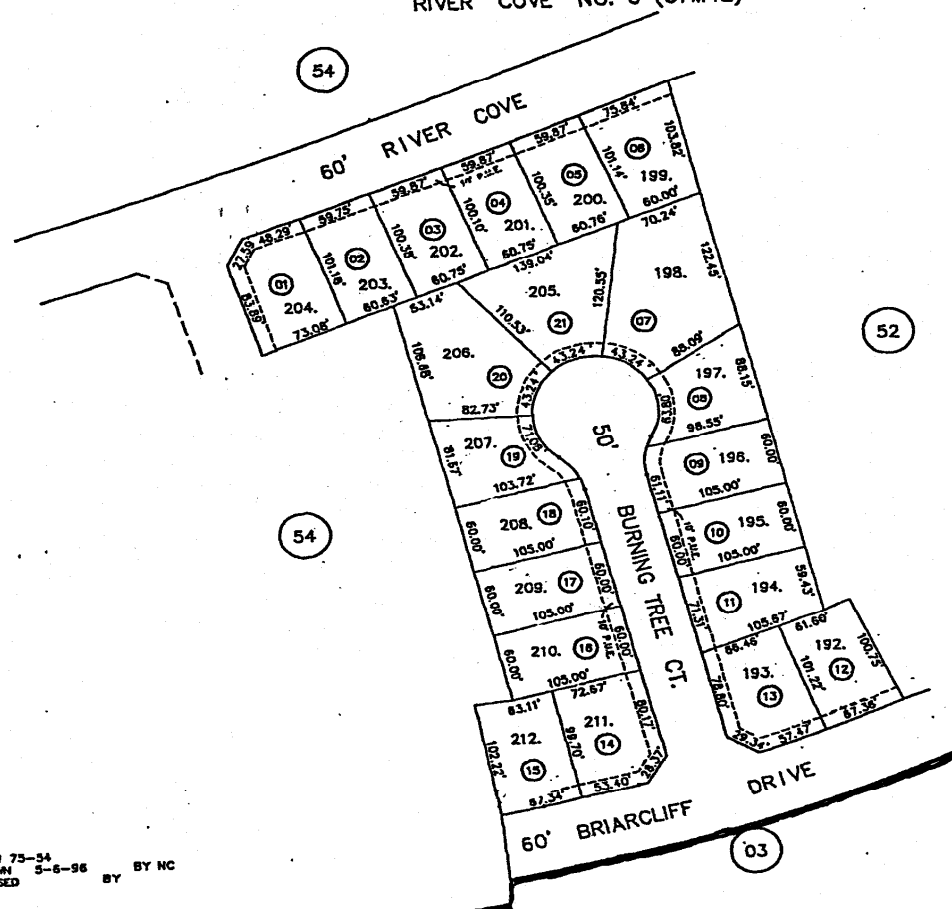
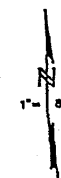
POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO.5 (37M26)

**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO. 6 (37M42)

006 035 75 - 55

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 75-54
DRAWN 5-6-56 BY NC
REVISED



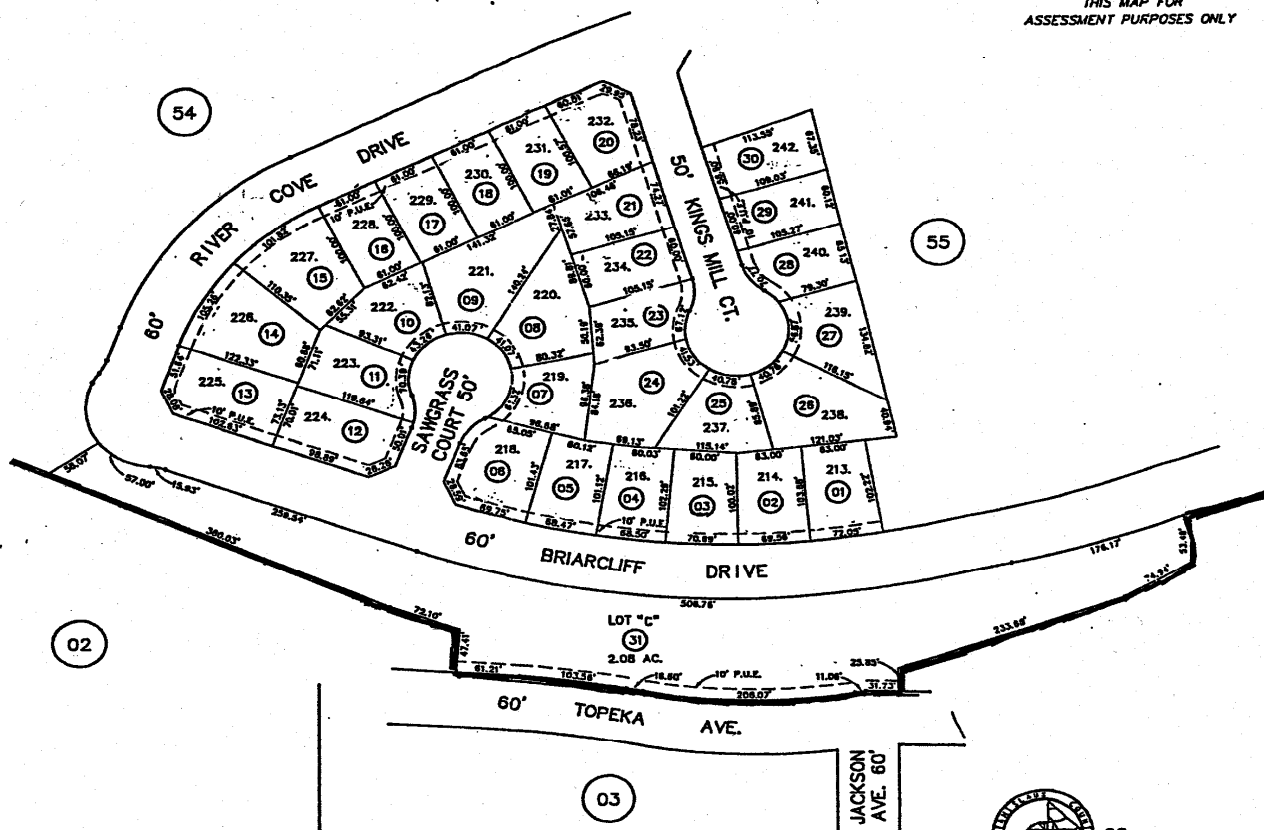
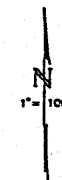
75 - 55

**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE PHASE NO.7 (37M76)

006 035 75 - 56

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 75-34
DRAWN 10-24-97 BY NC
REVISED BY



98

75 - 56

PART VI — 2015/2016 ASSESSMENT ROLL

Parcel identification, for each lot or parcel within the District, shall be the parcel as shown on the Stanislaus County Assessor's map for the year in which this Report is prepared.

A listing of parcels assessed within this District, along with the assessment amounts, is included on the following pages. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate approved in this Report. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

Non-assessable lots or parcels include areas of public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas and right-of-ways including public greenbelts and parkways; utility right-of-ways; common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has specific development restrictions. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

APN	EBU	Charge
075-047-001-000	1.0	\$196.90
075-047-002-000	1.0	196.90
075-047-003-000	1.0	196.90
075-047-004-000	1.0	196.90
075-047-005-000	1.0	196.90
075-047-006-000	1.0	196.90
075-047-007-000	1.0	196.90
075-047-008-000	1.0	196.90
075-047-009-000	1.0	196.90
075-047-010-000	1.0	196.90
075-047-011-000	1.0	196.90
075-047-012-000	1.0	196.90
075-047-013-000	1.0	196.90
075-047-014-000	1.0	196.90
075-047-015-000	1.0	196.90
075-047-016-000	1.0	196.90
075-047-017-000	1.0	196.90
075-047-018-000	1.0	196.90

APN	EBU	Charge
075-047-019-000	1.0	196.90
075-047-020-000	1.0	196.90
075-047-021-000	1.0	196.90
075-047-022-000	1.0	196.90
075-047-023-000	1.0	196.90
075-047-024-000	1.0	196.90
075-047-025-000	1.0	196.90
075-047-026-000	1.0	196.90
075-047-027-000	1.0	196.90
075-047-028-000	1.0	196.90
075-047-029-000	1.0	196.90
075-047-030-000	1.0	196.90
075-047-031-000	1.0	196.90
075-047-032-000	1.0	196.90
075-047-033-000	1.0	196.90
075-047-034-000	1.0	196.90
075-047-035-000	1.0	196.90
075-047-036-000	1.0	196.90
075-047-037-000	1.0	196.90
075-047-038-000	1.0	196.90
075-047-039-000	1.0	196.90
075-047-040-000	1.0	196.90
075-047-041-000	1.0	196.90
075-047-042-000	1.0	196.90
075-047-043-000	1.0	196.90
075-047-044-000	1.0	196.90
075-047-045-000	1.0	196.90
075-047-046-000	1.0	196.90
075-047-047-000	1.0	196.90
075-047-048-000	1.0	196.90
075-047-049-000	1.0	196.90
075-047-050-000	1.0	196.90
075-047-051-000	1.0	196.90
075-047-052-000	1.0	196.90
075-047-053-000	1.0	196.90
075-047-054-000	1.0	196.90
075-047-055-000	1.0	196.90
075-047-056-000	1.0	196.90
075-047-057-000	1.0	196.90
075-047-059-000	1.0	196.90
075-047-060-000	1.0	196.90
075-047-061-000	1.0	196.90

APN	EBU	Charge
075-047-062-000	1.0	196.90
075-047-063-000	1.0	196.90
075-047-064-000	1.0	196.90
075-047-065-000	1.0	196.90
075-047-066-000	1.0	196.90
075-047-067-000	1.0	196.90
075-047-068-000	1.0	196.90
075-050-001-000	1.0	196.90
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075-050-005-000	1.0	196.90
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075-050-007-000	1.0	196.90
075-050-008-000	1.0	196.90
075-050-009-000	1.0	196.90
075-050-010-000	1.0	196.90
075-050-011-000	1.0	196.90
075-050-012-000	1.0	196.90
075-050-013-000	1.0	196.90
075-050-014-000	1.0	196.90
075-050-015-000	1.0	196.90
075-050-016-000	1.0	196.90
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075-050-029-000	1.0	196.90
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075-050-035-000	1.0	196.90

APN	EBU	Charge
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075-050-039-000	1.0	196.90
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075-050-077-000	1.0	196.90

APN	EBU	Charge
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075-052-005-000	1.0	196.90
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075-052-012-000	1.0	196.90
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075-052-029-000	1.0	196.90
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075-052-031-000	1.0	196.90
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075-052-037-000	1.0	196.90
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075-052-039-000	1.0	196.90
075-052-040-000	1.0	196.90
075-052-041-000	1.0	196.90

APN	EBU	Charge
075-052-042-000	1.0	196.90
075-052-043-000	1.0	196.90
075-052-044-000	1.0	196.90
075-054-001-000	1.0	196.90
075-055-001-000	1.0	196.90
075-055-002-000	1.0	196.90
075-055-003-000	1.0	196.90
075-055-004-000	1.0	196.90
075-055-005-000	1.0	196.90
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075-056-013-000	1.0	196.90
075-056-014-000	1.0	196.90
075-056-015-000	1.0	196.90
075-056-016-000	1.0	196.90
075-056-017-000	1.0	196.90

APN	EBU	Charge
075-056-018-000	1.0	196.90
075-056-019-000	1.0	196.90
075-056-020-000	1.0	196.90
075-056-021-000	1.0	196.90
075-056-022-000	1.0	196.90
075-056-023-000	1.0	196.90
075-056-024-000	1.0	196.90
075-056-025-000	1.0	196.90
075-056-026-000	1.0	196.90
075-056-027-000	1.0	196.90
075-056-028-000	1.0	196.90
075-056-029-000	1.0	196.90
075-056-030-000	1.0	196.90
Total	241.0	\$47,452.90

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.6

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands):

- 1) **Resolution** of the City Council of the City of Riverbank, County of Stanislaus, State of California, Ordering the Levy and Collection of Assessments Within the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016

Submitted by: Kathleen Cleek, Development Services Admin. Manager

City Manager Approval: _____

RECOMMENDATION:

It is recommended that the City Council adopt Resolution ordering the levy and collection of annual assessments for the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016.

STAFF SUMMARY:

Pursuant to the provisions of the Benefit Assessment Act of 1982, Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California commencing with Section 54703, a special benefit assessment district was formed and designated as the Riverbank Storm Drain District No. 2006-01 (Heartlands). The assessments from this District provide for the maintenance and operation of storm drain facilities and improvements. The special benefit District includes the Heartlands and the Cottages Subdivisions as well as the Crossroads commercial development.

The attached resolution represents the second of two steps in the annual levy of assessments on the district for fiscal year 2015/2016.

The District assessment rates per equivalent dwelling unit (EDU) will not increase this year, and the current reserve ending fiscal year 2014-2015 is \$109,826.

It is recommended that the City Council adopt Resolution ordering the levy and collection of annual assessments for the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2015/2016 are as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Residential Parcel Assessments	\$37.62	\$37.62	No change

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Resolution
2. Engineer's Annual Levy Report Riverbank Storm Drain District No. 2006-01 (Heartlands) Fiscal Year 2015/2016

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ASSESSMENTS WITHIN THE RIVERBANK STORM DRAIN MAINTENANCE DISTRICT NO. 2006-01 (HEARTLANDS) FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council has by previous Resolutions initiated proceedings and declared its intention to levy assessments for the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) (hereafter referred to as the "District") for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 pursuant to the provisions of the *Benefit Assessment Act of 1982, Chapter 6.4 of Part 1 of Division 2, Article 4 of the Government Code of California, beginning with Section 54703* (hereafter referred to as the "Act") to pay the costs and expenses of operating, maintaining, and servicing improvements and facilities located within public places within the boundaries of the District; and

WHEREAS, the Engineer selected by the Council has prepared and filed with the City Clerk, and the City Clerk has presented to the Council, the Engineer's Annual Levy Report (hereafter referred to as the "Report") for the District that describes the District and the proposed levy and collection of assessments upon eligible parcels of land within the District, and the Council did by previous Resolution approve such Report; and

WHEREAS, the City Council desires to levy and collect assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 to pay the costs and expenses of operating, maintaining, and servicing improvements and facilities located within the boundaries of the District; and

WHEREAS, this City and its legal counsel have reviewed the provisions of Section XIID of the California State Constitution and found that the proposed assessments comply with these provisions.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine and order by the City Council for the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) as follows:

Section 1 Following notice duly given, the City Council has held a full and fair Public Hearing regarding the District, the levy and collection of assessments, the Report prepared in connection therewith, and considered all oral and written statements, protests, and communications made or filed by interested persons regarding these matters.

Section 2 Based upon its review (and amendments, as applicable) of the Report, the City Council hereby finds and determines that:

- i) The land within the District will receive special benefit by the operation, maintenance, and servicing of improvements and facilities located in public places within the boundaries of the District; and,
- ii) The District includes all of the lands so benefited; and,
- iii) The net amount to be assessed upon the lands within the District in accordance with the fee for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the estimated benefits to be received by each parcel from the improvements and services.

Section 3 The Report and assessments as presented to the City Council and on file in the Office of the City Clerk are hereby confirmed as filed.

Section 4 The maintenance, operation, and servicing of the improvements and appurtenant facilities shall be performed pursuant to the Act. The City Council hereby orders the proposed improvements to be made, which improvements are briefly described as follows: the maintenance and operation of the following described improvements of a local nature on public lands within said District including street sweeping, storm drain lines, including necessary cleaning, repairs, replacement, electric current, supervision, debris removal, engineering and supervision and any and all other items of work necessary and incidental for the proper maintenance and operation thereof. The Report describes all new improvements or substantial changes in existing improvements.

Section 5 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 6 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands)", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 4.

Section 7 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of __ :

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Riverbank Storm Drain District No. 2006-01
(Heartlands) for Fiscal Year 2015/2016



City of Riverbank

Riverbank Storm Drain District No. 2006-01 (Heartlands)

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015

Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



ENGINEER'S REPORT AFFIDAVIT

City of Riverbank,
County of Stanislaus, State of California

Riverbank Storm Drain District No. 2006-01 (Heartlands)

The District includes all parcels of land within the residential and commercial subdivisions known as the Heartlands, the Cottages and Crossroads Commercial Center.

This Report describes the District and all relevant zones therein including the improvements, budgets, parcels and assessments to be levied for Fiscal Year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz Jones
Zaskia Ruiz Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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INTRODUCTION

Pursuant to the provisions of the Benefit Assessment Act of 1982, being *Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California commencing with Section 54703* (hereafter referred to as the “1982 Benefit Act”), and in compliance with the substantive and procedural requirements of the *California State Constitution, Article XIII D* (hereafter referred to as the “California Constitution”), the City Council of the City of Riverbank, County of Stanislaus, State of California (hereafter referred to as “City”), in connection with the proceedings required for the assessment of the special benefit assessment district designated as:

Riverbank Storm Drain District No. 2006-01 (Heartlands)

(hereafter referred to as “District”), to provide for the maintenance and operation of storm drain facilities and improvements associated with the development of properties therein. Said District shall include all lots and parcels of land within the City of Riverbank that receive direct and special benefits from the improvements including the residential subdivisions known as the Heartlands and the Cottages as well as the commercial development located on the north side of Claribel Road between Oakdale Road and the MID Lateral No. 6 (hereafter referred to as the “Crossroads Commercial Center”). This Engineer’s Report (hereafter referred to as “Report”) describes the District, the improvements therein, any annexations or other modifications to the District, including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2015/2016. This Report describes the District, the improvements, and the assessments to be levied on the County tax rolls to fund the costs and expenses to service and maintain storm drain improvements associated with and resulting from the development of properties within the District and for which the properties receive special benefits. This District will provide an ongoing funding source (annual assessments) for the continued operation and maintenance of storm drain improvements installed in connection with the development of properties within the District and is made pursuant to the 1982 Benefit Act and the substantive and procedural provisions of the California Constitution.

The improvements and assessments described in this Report are based on the existing and planned development of properties and storm drain infrastructure within the District and represent an estimate of the direct expenditures, incidental expenses, and fund balances that will be necessary to maintain and service the improvements. The formation of the District, the structure of the District (organization), the improvements, the method of apportionment, and assessments described herein are based on current development plans and specifications for the Heartlands, the Cottages, and the Crossroads Commercial Center developments; and by reference these plans and specifications are made part of this Report.

The word “parcel,” for the purposes of this Report, refers to an individual property assigned its own Assessor’s Parcel Number (APN) by the Stanislaus County Assessor’s Office. The Stanislaus County Auditor/Controller uses Assessor’s Parcel Numbers and specific Fund Numbers to identify properties assessed on the tax roll for special district benefit assessments.

The assessments as approved will be submitted to the Stanislaus County Auditor/Controller to be included on the property tax roll for each parcel in Fiscal Year 2015/2016.

Pursuant to the 1982 Benefit Act, in no case shall the annual assessments exceed the maximum assessment rate (including the annual inflationary adjustment) established and approved by the property owners as part of the formation proceedings, without subsequent approval of the property owners of such new or increased assessment in accordance with the provisions of the California Constitution, *Article XIII D*. It should be noted that an increased assessment to an individual property resulting from changes in development or land use does not constitute an increased assessment.

This Report consists of five (5) parts:

Plans and Specifications: A description of the District boundaries and the improvements associated with said District. This District is a single benefit zone encompassing all properties within the territory identified as the Heartlands, the Cottages and the Crossroads Commercial Center.

Method of Apportionment: A discussion of benefits the improvements provide to properties within the District and the method of calculating each property’s proportional special benefit and annual assessment. An Assessment Range Formula described herein defines the maximum assessment that may be imposed in subsequent fiscal years without additional property owner ballot proceedings

District Budget: An estimate of the annual costs to maintain and service the storm drain improvements installed and constructed as part of the development of properties within the District. The maximum assessment and assessment range formula established for the District is based on the development plans and estimated annual cost and expenses associated with the improvements at build-out. The assessments to provide the improvements shall be based on the estimated net annual cost of operating and maintaining of the District improvements for that fiscal year. The maximum assessment (Rate per Equivalent Benefit Unit) identified in the budget of this Report establishes the initial maximum assessment for the District in Fiscal Year 2015/2016.

District Diagram: A Diagram showing the exterior boundaries of the District is provided in this Report and includes all parcels that will receive special benefits from the improvements. Parcel identification, the lines and dimensions of each lot, parcel, and subdivision of land within the District, are inclusive of all parcels as shown on the Stanislaus County Assessor’s Parcel Maps as they existed at the time of the passage of the Resolution of Intention, and shall include all subsequent subdivisions, lot line adjustments or parcel changes therein. Reference is hereby made to the Stanislaus

County Assessor's maps for a detailed description of the lines and dimensions of each lot and parcel of land within the District.

Assessment Roll: A listing of the assessment amount to be presented to the property owners of record. Said assessment amounts represent each parcel's proportional special benefit from the improvements and services to be provided by the District based on an initial maximum assessment rate per Equivalent Benefit Unit (EBU). The maximum assessment rate has been established based on the planned development of properties within the District and the net annual cost to maintain and service the improvements as outlined in the District budget and method of apportionment described herein.

PART I - PLANS AND SPECIFICATIONS

A. DESCRIPTION OF THE DISTRICT

The territory within the District consists of all lots, parcels and subdivisions of land within the residential and commercial subdivisions known as the Heartlands, the Cottages and the Crossroads Commercial Center, which encompass an area of land totaling approximately eighty-eight acres (88.11 acres) of which approximately four acres (4.01 acres) is the drainage basin area, twenty-two acres (22.22 acres) that represents the area of residential development consisting of one hundred fifty-two (152) planned single-family residential units and approximately sixty-two acres (61.88 acres) that represents the area of commercial development. The residential area includes the subdivisions of the Heartlands and the Cottages representing 96 and 56 single-family residential homes, respectively. The District and parcels therein are generally located:
East of Oakland Road,
North of Claribel Road, and
South and West of the M.I.D Lateral No. 6.

The parcels within the District at the time of the Resolution of Intention are identified by the Stanislaus County Assessor's Office as:

Parcel number 075-097-043 for the drainage basin area, which is located on the northwest corner of the District;

All parcels within Book 075 Pages 096, 097 and 098 for the residential subdivisions known as the Heartlands and the Cottages, which are located along the northern areas of the District; and

All parcels within Book 075 Page 093 for the commercial area referred to as the Crossroads Commercial Center that is located south of the planned residential development within the District, with the exception of parcel number 075-093-026-000 which is the Hetch Hetchy 110' R O W.

B. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.
- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.

- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

C. DESCRIPTION OF IMPROVEMENTS AND SERVICES

The purpose of this District is to ensure the ongoing maintenance, operation and servicing of storm drain improvements established or installed in connection with development of properties within the District. The improvements may consist of all or a portion of the storm drain infrastructure and appurtenant facilities within and associated with the development of properties within the residential subdivisions known as the Heartlands and the Cottages, and the commercial development located on the north side of Claribel Road between Oakdale Road and the MID Lateral No. 6, referred to as the Crossroads Commercial Center. The District improvements generally include but are not limited to inlets, catch basins, storm-drain-pipes, outlets, pumps, filters, drainage basins, and appurtenant facilities. The special benefit assessments to be levied for this District are intended to provide a revenue source for the ongoing maintenance and servicing of these District improvements including, but not limited to the materials, equipment, labor and administrative expenses. However, the assessments are not intended to fund reconstruction or major renovations of the improvements and facilities.

Development of each of the properties within the District to their full potential required the construction and installation of the four-acre drainage basin area located in the northwest section of the District and related storm drain infrastructure within the District to address water run-off from these properties. The construction and installation of these improvements and facilities were only necessary for the development of these properties and the ongoing maintenance and servicing of these improvements provided by this District are only necessary to ensure the integrity of these improvements and facilities associated with those properties. The facilities and services to be funded through the District assessments are generally described as:

Improvements and Facilities

The Storm Drain improvements and facilities to be maintained by the District include the four-acre drainage basin site constructed in the northern portion of the District (Assessor's Parcel Number 075-097-043) and the related facilities and infrastructure located within that site (referred to here as basin-site improvements), as well as the pipes, catch basins, inlets and related drainage facilities within the residential and commercial development areas that collect and direct water flow to this drainage basin (referred to here as property-site improvements). The facilities and infrastructure to be funded through the District assessments generally include:

Basin-site Improvements

A 2.95 acre drainage basin facility with 4 inch concrete reinforced side slopes and a soil composition floor that will naturally become vegetated through volunteer native plants;
Approximately one acre of “upland” area surrounding the 2.95 acre drainage basin that is primarily constructed of compacted aggregate base material;

A 6 foot high chain link fence along the perimeter of the “upland” area surrounding the drainage basin;

An 8 inch concrete reinforced access ramp to the basin floor;

Drainage infrastructure facilities within the drainage basin site that include but are not limited to:

A twenty foot wide rip-rap swale made up of 4-6” angular rock with a perforated sub-drain underneath the rip-rap to remove silt and sediment from the water runoff entering the basin (required by the Modesto Irrigation District);

Screened inlets and galvanized steel storm drain grates;

A lift/pump station;

Four (4) catch basins;

Two (2) cleanouts;

One (1) manhole; and

Approximately 1,005 linear feet of drain pipe including:

437 linear feet of 10” PVC gravity line.

168 linear feet of 10” PVC forced main line from the pump station to the MID canal.

143 linear feet of 12” perforated PVC.

199 linear feet of 18” RCP.

58 linear feet of 54” RCP (from basin inlet to Oakdale Road RW).

Property-site Improvements

The overall storm drain system to be maintained by the District includes various pipes, catch basins, inlets and other facilities within public right-of-ways and easements that collect and direct water flow from the residential and commercial properties of the District to the drainage basin. These improvements generally include:

73 storm drain manholes;

80 catch basins; and

123,057 lineal feet of piping tributary to the basin.

A detailed description of the storm drain improvement plans associated with the various property developments within the District are on file with the City Engineer and by reference these plans and specifications are made part of this Report.

Maintenance and Services

Annual inspection and stencil maintenance of inlets & catch basins;

Cleaning and maintenance of catch basins, cleanouts, manholes, inlet structure and outlet structure as needed, including permits and documentation requirements;

Periodic cleaning of storm drain pipes, including permits and documentation requirements;

Annual landscape maintenance and rodent control of the drainage basin area;

Periodic vegetation and debris control within the drainage basin;

Cleaning, debris removal and de-silting of drainage basin and/or biofilter areas as needed;
Minor repair of the storm drain outlets if damaged or any other damaged facilities caused by flooding (major repairs or reconstruction are excluded);
Regular operational costs to maintain and clean drainage basin pump and filters, including electrical costs (major repairs or replacement are excluded);
Annual maintenance and repair of the fencing around the drainage basin.

PART II - METHOD OF APPORTIONMENT

A. BENEFIT ANALYSIS

The 1982 Act permits the establishment of assessment districts by agencies for the purpose of providing for the maintenance, operation and servicing of drainage and flood control improvements. The 1982 Act further requires that the cost of these improvements be levied according to benefit rather than assessed value:

“The amount of the assessment imposed on any parcel of property shall be related to the benefit to the parcel which will be derived from the provision of the service”.

Furthermore:

“The annual aggregate amount of the assessment shall not exceed the estimated annual cost of providing the service, except that the legislative body may, by resolution, determine that the estimated cost of work authorized ... is greater than can be conveniently raised from a single annual assessment and order that the estimated cost shall be raised by an assessment levied and collected in installments.... The revenue derived from the assessment shall not be used to pay the cost of any service other than the service for which the assessment was levied.

The method of apportionment described in this Report for allocation of special benefit assessments utilizes commonly accepted engineering practices in compliance with the provisions of the 1982 Act and the California Constitution. The formulas used for calculating assessments reflects the composition of parcels within the District and the improvements and services provided, to fairly apportion the costs based on the special benefits to each parcel.

Each of the improvements and services, and the associated costs and assessments, have been carefully reviewed, identified and allocated based on special benefit pursuant to the provisions of the 1982 Act and the California Constitution. The storm drain improvements associated with this District were necessary and essential requirements for the development of the properties within the District to their full potential, consistent with the development plans and applicable portions of the City General Plan. As such, the ongoing operation, servicing and maintenance of those improvements would otherwise be the direct financial obligation of each individual property owner. Since the

parcels to be assessed within the District would not have been developed in the absence of these improvements and facilities, each parcel has a direct investment in the proper maintenance of the various improvements that is over and above any general benefits that may be conferred by such improvements and services.

The ongoing maintenance and servicing of the District improvements is an integral part of the use and preservation of the properties within the District. Such services to be funded by annual assessments confer a particular and distinct special benefit to those parcels. The proper maintenance and servicing of the storm drain system ensures proper water flow and control of excess water during periods of rain, which is essential to the preservation and protection of private property. The storm drain system contributes to a specific enhancement of the parcels within the District and the absence of adequate maintenance and servicing of these improvements could eventually have a negative impact on those properties.

Although the improvements may include storm drain facilities that connect to similar facilities outside the District boundaries, it is clear that the construction and installation of these improvements were only necessary for the development of properties within the District. As such, it has been determined that the ongoing maintenance, servicing, and operation of the District improvements provide no measurable general benefit to properties outside the District or to the public at large, but clearly provide distinct and special benefits to properties within the District. Any improvement or portion thereof (particularly off-site storm drain facilities) that may be considered general benefit shall be funded by other revenue sources and not included as part of the special benefit assessments allocated to properties within this District. However, the costs associated with installation or improvement of any future off-site facilities that benefit the parcels within this District as well as other properties (shared benefit) may be allocated to the parcels within the District based on their proportional special benefit from such improvements.

B. ASSESSMENT METHODOLOGY

All costs associated with the improvements and services shall be fairly distributed among the parcels based upon the special benefit received by each parcel. Additionally, in compliance with the *California Constitution Article XIID, Section 4*, each parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred to that parcel. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels within the District as well as the actual or planned development of each property as compared to other parcels that benefit from the improvements.

While the parcels within this District include both planned residential development and commercial development, they share a common need to control water runoff associated with their property. It has therefore been determined that the overall acreage of property development (gross acreage) within the District and each parcel's proportional share of that acreage provides a direct correlation to the special benefit each property receives from the improvements and services because it provides a fair and reasonable

correlation to each parcel's proportional water runoff and demand on the storm drain infrastructure. Although the specific development of each property may have some impact on the amount of water runoff associated with that property due to variations in the surface area (natural or landscaped surfaces versus building footprint or asphalt area), the need for a well maintained storm drain system is essential to all property development and variations in the development of each property is considered inconsequential to the benefits associated with that storm drain system.

The following table provides a summary of the development acreage within the District that will benefit from the improvements and services to be provided through the revenues collected through the District's annual assessments.

Acreage by Land Use		
Land Use	Acreage	Percentage of
Planned Residential Development	22.22	26.42%
Planned Commercial Development	61.88	73.58%
Total	84.10	100.00%

Equivalent Benefit Units

Based on the preceding discussion, each property within the District is assigned an Equivalent Benefit Unit ("EBU") that is reflective of the parcel's proportional acreage, special benefit and assessment obligation.

Commercial Properties — Include all developed commercial properties and properties planned for commercial development within the area identified as the Crossroads Commercial Center within the District. Each of these parcels is assigned an EBU based on the parcel's net acreage. Each taxable property shall be assessed on the County tax roll, their proportionate share of the net annual costs based on this assigned EBU. Properties planned for commercial development have been assigned an aggregate 61.88 EBU. Non-taxable properties (parcels the County does not generate a tax bill for) shall be hand-billed for their proportional annual assessment if applicable, but should such assessments not be collected; the City shall make a contribution to the District to offset the lost revenue.

Residential Properties — While the overall EBU established for the District is based on the total acreage of benefiting properties, it has been determined that the benefit to each of the single-family residential properties developed in the District is identical and that the most appropriate allocation of special benefit is reflected by the total acreage associated with the residential subdivisions within the District divided by the total number of approved residential units. (22.22 acres divided by 152 approved units, equals approximately 0.15 EBU per residential unit). Therefore, each single-family residential parcel shall be assigned 0.15 EBU and residential properties that have not been fully subdivided, shall be assigned an EBU that reflects 0.15 EBU for each planned residential unit to be developed on the property.

Exempt Properties — This land use identifies properties that are not assessed and are assigned 0.00 EBU. This land use classification may include but is not limited to any lot or parcel identified as public streets and other roadways (typically not assigned an APN by the County); and the four-acre detention basin site that represents much of the District's improvements, or any other public easement, utility right-of-way or other publicly owned properties that are part of the District improvements or may provide other benefits to private properties within the District.

These types of parcels are considered to receive no benefit from the improvements because they are also generally required as part of developing the residential and commercial properties within the District. These properties are exempted from assessment, but shall be reviewed annually by the assessment engineer to confirm the parcels' current development status. Government owned properties or public properties are not necessarily exempt properties and shall be subject to special benefit assessment unless it qualifies for an exempt status.

The following formulas are used to calculate each parcel's annual assessment (proportional benefit):

The total number of Equivalent Benefit Units for the District is the sum of all individual EBUs applied to parcels that receive special benefit from the improvements.

$$\text{All Residential Property EBUs} + \text{Commercial Property EBU's} = \text{Total Parcels' EBU}$$

An assessment amount per EBU (Assessment Rate) for the improvements is established by taking the total net annual cost budgeted for the improvements and dividing that amount by the total number of EBU's.

$$\text{Total Balance to Levy} / \text{Total EBUs} = \text{Assessment Rate per EBU}$$

This Rate is then applied back to each parcel's individual EBU to determine the parcel's proportionate benefit and annual assessment obligation for the improvements.

$$\text{Assessment Rate per EBU} \times \text{Each Parcel's Assigned EBU} = \text{Parcel's Levy Amount}$$

C. ASSESSMENT RANGE FORMULA

Any new or increased assessment requires certain noticing and meeting requirements by law. Prior to the passage of Proposition 218 (*California Constitution, Articles XIII C and XIII D*), legislative changes in the Brown Act defined a "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through Senate Bill 919 (Proposition 218 implementing legislation).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly

noticing and mailing procedures, which could add to the District costs and assessments. As part of the District formation, balloting of property owners is required pursuant to the *California Constitution, Article XIII D, Section 4*. As part of the District formation, the notice and assessment ballots presented to the property owners for approval, included a maximum assessment amount for Fiscal Year 2006/2007 (initial maximum assessment), identification of the corresponding maximum assessment rate and a summary of the assessment range formula described herein.

The assessment range formula for this District shall be applied to all future assessments and is generally defined, if the annual assessment (levy per EBU) for the upcoming fiscal year is less than or equal to the adjusted Maximum Assessment, then the annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the (Initial) Maximum Assessment established for fiscal year 2006/2007 adjusted annually by the annual percentage change in the Consumer Price Index (CPI) for the San Francisco-Oakland-San Jose Area for All Urban Consumers. The Maximum Assessment for Fiscal Year 2014/2015 was \$633.54/EBU. The CPI for 2015 is 2.53% increasing the Maximum Assessment to \$649.57/EBU.

Beginning in the second fiscal year (Fiscal Year 2007/2008) and each fiscal year thereafter, the Maximum Assessment will be recalculated and a new Maximum Assessment established for that fiscal year. The Maximum Assessment shall be adjusted annually and is calculated independent of the District's annual budget and annual assessment. Any annual assessment (rate per EBU) less than or equal to this Maximum Assessment is not considered an increased assessment, even if the assessment is much greater than the assessment applied in the prior fiscal year.

PART III – 2015/2016 DISTRICT BUDGET

The Maximum Assessment per EBU is shown within the following budget and is based on the cost of providing the District improvements. As outlined in the method of apportionment, all the improvements are considered special benefit and there are no improvement costs that have been identified as general benefit.

Heartlands Storm Drain District No 06-01		Total District
DIRECT COSTS		
Annual Maintenance		
Inspection & Abatement: Drainage Basins		\$1,500
Landscape Maintenance: Drainage Basins (Including Utilities)		5,100
Annual Maintenance: Drainage Basin/Channelway Fencing		1,000
Annual Inspection & Docs: Inlets, Manholes, Outlets, Drywells, Pumps, Etc.		884
Annual Maintenance & Cleaning: Inlets, Manholes, Outlets, Drywells, Pumps, Etc.		1,500
Annual Inspection & Maintenance: Storm Drain Pipes		5,000
Annual Pump Operation (Including Electricity)		2,000
Annual Maintenance Expenses: Storm Drains		\$16,984
Periodic Maintenance		
Periodic Desilting, Brush Removal & Landscape Repairs: Drainage Basins		\$500
Periodic Repairs or Rehabilitation: Storm Drain Fencing		700
Periodic Repairs/Rehabilitation: Inlets, Manholes, Outlets, Drywells, Pumps, Etc.		2,000
Periodic Repairs/Rehabilitation: Storm Drain Pipes		2,000
Annual Periodic Maintenance Collection: Storm Drains		\$5,200
Total Annual Direct Costs: Storm Drain Improvements		\$22,184
ADMINISTRATION EXPENSES		
City Annual Administration & Overhead		\$4,100
Professional Fees & Services		2,500
County Administration Fee		120
Miscellaneous Administration Expenses		335
Total Annual Administration Costs		\$7,055
LEVY BREAKDOWN		
Total Direct & Administration Costs		\$29,239
Reserve Collection/(Transfer)		(8,004)
City Loan — Repayment/(Advance)		0
Total Levy Adjustments		(\$8,004)
BALANCE TO LEVY		\$21,235
DISTRICT STATISTICS		
Total Parcels		175
Parcels Levied		175
Total EBU		84.67
Levy per EBU		\$250.80
Maximum Levy per EBU		\$649.57
FUND BALANCE INFORMATION		
Beginning Reserve Fund Balance		\$117,830
Reserve Collection		(8,004)
Ending Reserve Fund Balance		\$109,826

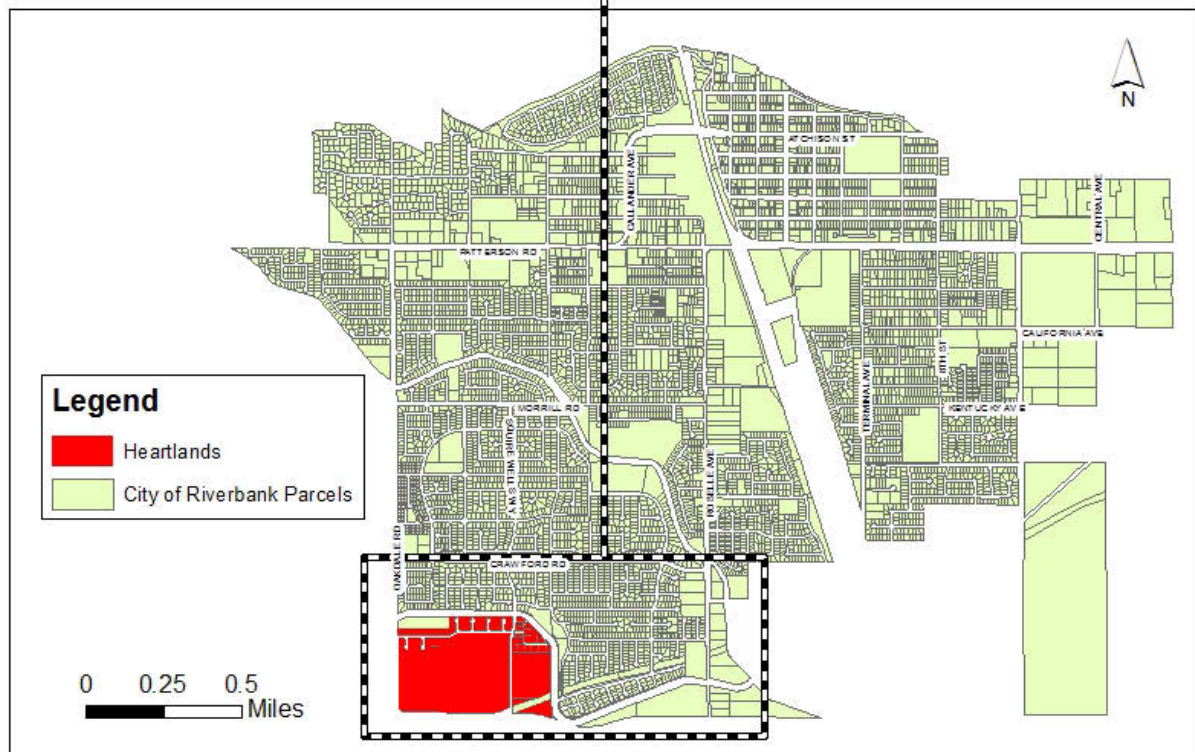
PART IV - DISTRICT DIAGRAMS

The parcels within the Riverbank Storm Drain District No. 2006-01 (Heartlands) consist of all lots, parcels and subdivisions of land located in the planned residential development known as Heartlands. The District covers approximately ninety and one-half acres (90.54 acres).

The following District Diagram is based on the Stanislaus County Assessor's Maps and the Stanislaus County Assessor's Secured Roll and identifies all the parcels of land within the District. The combination of this map and the Assessment Roll contained in this report constitute the District Assessment Diagram.



City of Riverbank Storm Drain Maintenance District No. 2006-1 (Heartlands)



PART V – 2015/2016 ASSESSMENT ROLL

Parcel identification for each lot or parcel within the District shall be the parcel as shown on the Stanislaus County Secured Roll for the year in which the Engineer's Report is prepared and reflective of the Assessor's Parcel Maps. A listing of the lots and parcels to be assessed within this District along with the assessment amounts is provided on the following pages.

Non-assessable lots or parcels may include but are not limited to public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas, right-of-ways, common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has little or no value. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate described in this Report and approved by the City Council. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

APN	EBU	Charge
075-093-024-000	0.36	90.28
075-093-025-000	2.11	529.18
075-093-030-000	10.96	2,748.76
075-093-031-000	10.00	2,508.00
075-093-034-000	1.81	453.94
075-093-035-000	0.90	225.72
075-093-036-000	1.08	270.86
075-093-037-000	0.73	183.08
075-093-038-000	1.35	338.58
075-093-039-000	1.14	285.90
075-093-040-000	0.95	238.26
075-093-041-000	6.57	1,647.74
075-093-043-000	1.45	363.66
075-093-044-000	1.09	273.36
075-093-045-000	1.25	313.50
075-093-047-000	0.84	210.66
075-093-049-000	1.28	321.02
075-093-051-000	6.21	1,557.46
075-093-052-000	4.68	1,173.74
075-093-053-000	1.63	408.80
075-093-054-000	1.43	358.64
075-093-055-000	2.62	657.08
075-093-058-000	1.43	358.64
075-096-001-000	0.15	37.62
075-096-002-000	0.15	37.62
075-096-003-000	0.15	37.62
075-096-004-000	0.15	37.62
075-096-005-000	0.15	37.62
075-096-006-000	0.15	37.62
075-096-007-000	0.15	37.62
075-096-008-000	0.15	37.62
075-096-009-000	0.15	37.62
075-096-010-000	0.15	37.62
075-096-011-000	0.15	37.62
075-096-012-000	0.15	37.62
075-096-013-000	0.15	37.62
075-096-014-000	0.15	37.62
075-096-015-000	0.15	37.62
075-096-016-000	0.15	37.62
075-096-017-000	0.15	37.62
075-096-018-000	0.15	37.62
075-096-019-000	0.15	37.62
075-096-020-000	0.15	37.62
075-096-021-000	0.15	37.62
075-096-022-000	0.15	37.62
075-096-023-000	0.15	37.62
075-096-024-000	0.15	37.62
075-096-025-000	0.15	37.62

APN	EBU	Charge
075-096-026-000	0.15	37.62
075-096-027-000	0.15	37.62
075-096-028-000	0.15	37.62
075-096-029-000	0.15	37.62
075-096-030-000	0.15	37.62
075-096-031-000	0.15	37.62
075-096-032-000	0.15	37.62
075-096-033-000	0.15	37.62
075-096-034-000	0.15	37.62
075-096-035-000	0.15	37.62
075-096-036-000	0.15	37.62
075-096-037-000	0.15	37.62
075-096-038-000	0.15	37.62
075-096-039-000	0.15	37.62
075-096-040-000	0.15	37.62
075-096-041-000	0.15	37.62
075-096-042-000	0.15	37.62
075-096-043-000	0.15	37.62
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075-096-046-000	0.15	37.62
075-096-047-000	0.15	37.62
075-096-048-000	0.15	37.62
075-096-049-000	0.15	37.62
075-096-050-000	0.15	37.62
075-096-051-000	0.15	37.62
075-096-052-000	0.15	37.62
075-096-053-000	0.15	37.62
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075-097-005-000	0.15	37.62
075-097-006-000	0.15	37.62
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075-097-009-000	0.15	37.62
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075-097-011-000	0.15	37.62
075-097-012-000	0.15	37.62
075-097-013-000	0.15	37.62
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075-097-017-000	0.15	37.62
075-097-018-000	0.15	37.62
075-097-019-000	0.15	37.62
075-097-020-000	0.15	37.62

APN	EBU	Charge
075-097-021-000	0.15	37.62
075-097-022-000	0.15	37.62
075-097-023-000	0.15	37.62
075-097-024-000	0.15	37.62
075-097-025-000	0.15	37.62
075-097-026-000	0.15	37.62
075-097-027-000	0.15	37.62
075-097-028-000	0.15	37.62
075-097-029-000	0.15	37.62
075-097-030-000	0.15	37.62
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075-097-033-000	0.15	37.62
075-097-034-000	0.15	37.62
075-097-035-000	0.15	37.62
075-097-036-000	0.15	37.62
075-097-037-000	0.15	37.62
075-097-038-000	0.15	37.62
075-097-039-000	0.15	37.62
075-097-040-000	0.15	37.62
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075-098-003-000	0.15	37.62
075-098-004-000	0.15	37.62
075-098-005-000	0.15	37.62
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075-098-026-000	0.15	37.62

APN	EBU	Charge
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075-098-054-000	0.15	37.62
075-098-055-000	0.15	37.62
075-098-056-000	0.15	37.62
Total	84.67	\$21,235.10

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.7

SECTION 5: PUBLIC HEARING

Meeting Date: June 23, 2015

Subject/ Title: Sterling Ridge BAD Storm Drain Maintenance District:

- 1) **Resolution** of the City Council of the City of Riverbank, County of Stanislaus, State of California, Ordering the Levy and Collection of Assessments Within the Sterling Ridge Benefit Assessment District for Fiscal Year 2015/2016.

From: Jill Anderson, City Manager

Submitted by: Marisela Garcia, Director of Finance
Kathleen Cleek, Development Services Admin. Manager

RECOMMENDATION:

It is recommended that the City Council adopt Resolutions amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2015/2016.

STAFF SUMMARY:

Pursuant to the provisions of the Benefit Assessment Act of 1982, Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California commencing with Section 54703, a special benefit assessment district was formed and designated as the Riverbank Storm Drain District No. 05-01 (Sterling Ridge). The assessments from this District provide for the maintenance and operation of storm drain facilities and improvements. The special benefit District includes the Sterling Ridge, Elmwood Estates Unit 1, and Elmwood Estates Unit 2.

The attached resolution represents the second of two steps in the annual levy of assessments on the district for fiscal year 2015/2016.

There is a healthy reserve of \$133,546 within the Sterling Ridge Storm Drain District for fiscal year ending 2014/2015. Due to this factor the assessment rate per EDU will stay the same.

It is recommended that the City Council adopt Resolution ordering the levy and collection of assessments within the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2015/2016.

FISCAL IMPACT:

The annual assessments for parcels in the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2015/2016 is as follows:

	<u>FY 14/15</u>	<u>FY 15/16</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$65.22	\$65.22	\$0.00

Costs for the district are paid through assessments upon property owners within the District; hence, there is no fiscal impact to the City.

ATTACHMENTS:

1. Engineer's Annual Report Riverbank Storm Drain District No. 05-01 (Sterling Ridge) Engineer's Report for Fiscal Year 2015/2016
2. Resolution

CITY OF RIVERBANK

RESOLUTION

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ORDERING THE LEVY AND COLLECTION OF ASSESSMENTS WITHIN THE RIVERBANK STORM DRAIN DISTRICT NO. 05-01 (STERLING RIDGE BENEFIT ASSESSMENT DISTRICT) FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council has by previous Resolutions initiated proceedings and declared its intention to levy assessments for the Sterling Ridge Benefit Assessment District (hereafter referred to as the "District") for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 pursuant to the provisions of the *Benefit Assessment Act of 1982, Chapter 6.4 of Part 1 of Division 2, Article 4 of the Government Code of California, beginning with Section 54703* (hereafter referred to as the "Act") to pay the costs and expenses of operating, maintaining, and servicing improvements and facilities located within public places within the boundaries of the District; and

WHEREAS, the Engineer selected by the Council has prepared and filed with the City Clerk, and the City Clerk has presented to the Council, the Engineer's Annual Levy Report (hereafter referred to as the "Report") for the District that describes the District and the proposed levy and collection of assessments upon eligible parcels of land within the District, and the Council did by previous Resolution approve such Report; and

WHEREAS, the City Council desires to levy and collect assessments against parcels of land within the District for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 to pay the costs and expenses of operating, maintaining, and servicing improvements and facilities located within the boundaries of the District; and

WHEREAS, this City and its legal counsel have reviewed the provisions of Section XIIID of the California State Constitution and found that the proposed assessments comply with these provisions.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank does hereby determine, and order by the City Council of the City of Riverbank for the Sterling Ridge Benefit Assessment District as follows:

Section 1 Following notice duly given, the City Council has held a full and fair Public Hearing regarding the District, the levy and collection of assessments, the Report prepared in connection therewith, and considered all oral and written statements, protests, and communications made or filed by interested persons regarding these matters.

Section 2 Based upon its review (and amendments, as applicable) of the Report, the City Council hereby finds and determines that:

- i) the land within the District will receive special benefit by the operation, maintenance, and servicing of improvements and facilities located in public places within the boundaries of the District; and
- ii) the District includes all of the lands so benefited; and
- iii) the net amount to be assessed upon the lands within the District in accordance with the fee for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the estimated benefits to be received by each parcel from the improvements and services.

Section 3 The Report and assessments as presented to the City Council and on file in the Office of the City Clerk are hereby confirmed as filed.

Section 4 The maintenance, operation, and servicing of the improvements and appurtenant facilities shall be performed pursuant to the Act. The City Council hereby orders the proposed improvements to be made, which improvements are briefly described as follows: the maintenance and operation of the following described improvements of a local nature on public lands within said District including street sweeping, storm drain lines, including necessary cleaning, repairs, replacement, electric current, supervision, debris removal, engineering and supervision and any and all other items of work necessary and incidental for the proper maintenance and operation thereof. The Report describes all new improvements or substantial changes in existing improvements.

Section 5 The County Auditor of Stanislaus shall enter on the County Assessment Roll opposite each parcel of land the amount of levy, and such levies shall be collected at the same time and in the same manner as the County taxes are collected. After collection by the County, the net amount of the levy shall be paid to the City Treasurer.

Section 6 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Sterling Ridge Benefit Assessment District", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 7.

Section 7 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Annabelle H. Aguilar, CMC
City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Report Riverbank Storm Drain District No. 05-01
(Sterling Ridge) for Fiscal Year 2015/2016



City of Riverbank

Riverbank Benefit Assessment District No. 05-01 (Sterling Ridge)

2015/2016 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 9, 2015
Public Hearing: June 23, 2015

27368 Via Industria
Suite 200
Temecula, CA 92590
T 951.587.3500 | 800.755.6864
F 951.587.3510

www.willdan.com/financial



AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

City of Riverbank
Stanislaus County, State of California

Riverbank Storm Drain District No. 05-01 (Sterling Ridge)

This Report describes the District and all relevant zones therein including the improvements, budgets, parcels and assessments to be levied for Fiscal Year 2015/2016, as they existed at the time of the passage of the Resolution of Intention. Reference is hereby made to the Stanislaus County Assessor's maps for a detailed description of the lines and dimensions of parcels within the District.

The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this 27 day of May, 2015.

Willdan Financial Services
Assessment Engineer

By: Zaskia Ruiz-Jones
Zaskia Ruiz-Jones, Project Manager
District Administration Services

By: Richard Kopecky
Richard Kopecky
R.C.E. # 16742



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INTRODUCTION

Pursuant to the provisions of the *Benefit Assessment Act of 1982*, being *Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California* commencing with *Section 54703* (hereafter referred to as the “1982 Benefit Act”), and in compliance with the substantive and procedural requirements of the *California State Constitution, Article XIII D* (hereafter referred to as the “California Constitution”), the City Council of the City of Riverbank, County of Stanislaus, State of California (hereafter referred to as “City”), in connection with the proceedings required for the assessment of the special benefit assessment district designated as:

Riverbank Storm Drain District No. 05-01 (Sterling Ridge)

(hereafter referred to as “District”), which includes all lots and parcels of land within the residential subdivision known as Sterling Ridge, within the City limits of Riverbank. This Engineer’s Report (hereafter referred to as “Report”) has been prepared in connection with the levy and collection of annual assessments related thereto for Fiscal Year 2015/2016, as set forth pursuant to the 1982 Benefit Act.

This Report describes the District, the improvements, and the assessments to be levied on the County tax rolls to fund the costs and expenses to service and maintain storm drain improvements associated with and resulting from the development of properties within the District and for which the properties receive special benefits. The annual assessments of this District will provide an ongoing funding source (annual assessments) for the continued operation and maintenance of storm drain improvements installed in connection with the development of properties within the District and are made pursuant to the 1982 Benefit Act and the substantive and procedural provisions of the California Constitution.

The improvements and assessments described in this Report are based on the planned development of properties within the District and represent an estimate of the direct expenditures, incidental expenses, and fund balances that will be necessary to maintain and service the improvements. The structure of the District (organization), the improvements, the method of apportionment, and assessments described herein are based on current development plans and specifications for the Sterling Ridge residential development; and by reference these plans and specifications are made part of this Report.

The word “parcel,” for the purposes of this Report, refers to an individual property assigned its own Assessor’s Parcel Number (APN) by the Stanislaus County Assessor’s Office. The Stanislaus County Auditor/Controller uses Assessor’s Parcel Numbers and specific Fund Numbers to identify properties assessed on the tax roll for special district benefit assessments.

The City Council shall conduct a noticed annual public hearing to consider all public comments and written protests regarding the District. Following the annual public hearing and review of the Engineer's Annual Levy Report, the City Council may order amendments to the Report or confirm the Report as submitted. Following final approval of the Report and confirmation of the assessments contained therein, the City Council will, by resolution, order the improvements to be made and confirm the levy and collection of assessments, and approve the levy and collection of assessments for Fiscal Year 2015/2016. In such case, the assessments as approved will be submitted to the Stanislaus County Auditor/Controller to be included on the property tax roll for each parcel in Fiscal Year 2015/2016.

Pursuant to the 1982 Benefit Act, in no case shall the annual assessments exceed the maximum assessment rate (including the annual inflationary adjustment) established and approved by the property owners as part of the formation proceedings, without subsequent approval of the property owners of such new or increased assessment in accordance with the provisions of the California Constitution, *Article XIII D*. It should be noted that an increased assessment to an individual property resulting from changes in development or land use does not constitute an increased assessment.

This Report consists of five (5) parts:

Plans and Specifications: A description of the District boundaries and the improvements associated with said District. This District is a single benefit zone encompassing all properties within the territory identified as the residential subdivision of Sterling Ridge.

Method of Apportionment: A discussion of benefits the improvements provide to properties within the District and the method of calculating each property's proportional special benefit and annual assessment. An Assessment Range Formula described herein defines the maximum assessment that may be imposed in subsequent fiscal years without additional property owner ballot proceedings.

District Budget: An estimate of the annual costs to maintain and service the storm drain improvements installed and constructed as part of the development of properties within the District. The maximum assessment and assessment range formula established for the District are based on the development plans and annual cost and expenses associated with the improvements at build-out. The assessments to provide the improvements shall be based on the estimated net annual cost of operating and maintaining of the District improvements for that fiscal year. The maximum assessment (Rate per Equivalent Benefit Unit) identified in the budget of this Report establishes the maximum assessment for the District in Fiscal Year 2015/2016.

District Diagram: A Diagram showing the exterior boundaries of the District is provided in this Report and includes all parcels receiving special benefits from the improvements. Parcel identification, the lines and dimensions of each lot, parcel and subdivision of land within the District, are inclusive of all parcels as shown on the Stanislaus County Assessor's Parcel Maps as they existed at the time of the passage of the Resolution of Intention, and shall include all subsequent subdivisions, lot line adjustments or parcel changes therein. Reference is hereby made to the Stanislaus County Assessor's maps

for a detailed description of the lines and dimensions of each lot and parcel of land within the District.

Assessment Roll: A listing of the assessment amount to be presented to the property owners of record. Said assessment amounts represent each parcel's proportional special benefit from the improvements and services to be provided by the District based on an initial maximum assessment rate per Equivalent Benefit Unit (EBU). The maximum assessment rate has been established based on the planned development of properties within the District and the net annual cost to maintain and service the improvements as outlined in the District budget and method of apportionment described herein.

PART I — PLANS AND SPECIFICATIONS

A. DESCRIPTION OF THE DISTRICT

The territory within the District consists of all lots, parcels and subdivisions of land within the residential subdivision known as the Sterling Ridge, Elmwood Estates Unit 1 and Unit 2.

- **Sterling Ridge:** encompasses an area of land totaling approximately forty-six (46) acres. This residential subdivision includes one hundred eighty-three (183) single-family residential homes. The subdivision is generally located east of Roselle Avenue; south of Talbot Avenue; north of Minnear Road; and west of the AT & SF Railroad.
- **Elmwood Estates Unit 1:** This residential tract encompasses an area generally east of Roselle Avenue and south of Pocket Avenue. The tract includes ninety-two (92) residential parcels within the subdivision known as Elmwood Estates Unit 1, identified on Book 75 Page 04 of the Stanislaus County Assessor's Parcel Maps. The parcels within the development are identified by the Stanislaus County Assessor's Office as Assessor's Parcel Numbers 075-049-001-000 through 075-049-092-000.
- **Elmwood Estates Unit 2:** This residential tract encompasses an area located east of Aspen Lane and south of Pocket Avenue and includes eighty-six (86) single-family residential lots. The parcels within this development are identified by the Stanislaus County Assessor's Office as Assessor's Parcel Numbers 075-095-001-000 through 075-095-086-000.

B. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

As applicable or may be applicable to this proposed District, the 1972 Act defines improvements to mean one or any combination of the following:

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.
- The installation or construction of public lighting facilities.
- The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
- The maintenance or servicing, or both, of any of the foregoing.

- The acquisition of any existing improvement otherwise authorized pursuant to this section.

Incidental expenses associated with the improvements including, but not limited to:

- The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
- The costs of printing, advertising, and the publishing, posting and mailing of notices;
- Compensation payable to the County for collection of assessments;
- Compensation of any engineer or attorney employed to render services;
- Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements;
- Any expenses incidental to the issuance of bonds or notes pursuant to Section 22662.5.
- Costs associated with any elections held for the approval of a new or increased assessment.

The 1972 Act defines "Maintain" or "maintenance" to mean furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including:

- Repair, removal, or replacement of all or any part of any improvement.
- Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
- The removal of trimmings, rubbish, debris, and other solid waste.
- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

Furthermore, the 1972 Act specifies that where the cost of improvements (other than maintenance and operations) is greater than can be conveniently raised from a single annual assessment, an assessment to be levied and collected in annual installments. In that event, the governing body may choose to do any of the following:

- Provide for the accumulation of the moneys in an improvement fund until there are sufficient moneys to pay all or part of the cost of the improvements.
- Provide for a temporary advance to the improvement fund from any available and unencumbered funds of the local agency to pay all or part of the cost of the improvements and collect those advanced moneys from the annual installments collected through the assessments.

- Borrow an amount necessary to finance the estimated cost of the proposed improvements. The amount borrowed, including amounts for bonds issued to finance the estimated cost of the proposed improvements.

C. DESCRIPTION OF IMPROVEMENTS AND SERVICES

The purpose of this District is to ensure the ongoing maintenance, operation and servicing of storm drain improvements established or installed in connection with development of properties within the District. The improvements may consist of all or portion of the storm drain infrastructure and appurtenant facilities within and associated with the development of properties within the Sterling Ridge residential subdivision. The District improvements generally include but are not limited to inlets, catch basins, storm drain pipes, outlets, pumps, filters, drainage basins and appurtenant facilities. The special benefit assessments to be levied for this District are intended to provide a revenue source for the ongoing maintenance and servicing of these District improvements including, but not limited to, the materials, equipment, labor and administrative expenses. However, the assessments are not intended to fund reconstruction or major renovations of the improvements and facilities. The improvements to be maintained and funded entirely or partially through the District assessments are generally described as:

- Annual inspection and stencil maintenance of inlets & catch basins;
- Cleaning and maintenance of catch basins as needed, including permits and documentation requirements (twenty-two catch basins are within the development);
- Periodic cleaning of storm drain pipes, including permits and documentation requirements (approximately 8,630 linear feet of pipe);
- Annual landscape maintenance and rodent control of the 2.74 acre drainage basin (portion of the costs);
- Cleaning, debris removal and de-silting of drainage basin and/or biofilter areas as needed;
- Minor repair of the storm drain outlets if damaged or any other damaged facilities caused by flooding (major repairs or reconstruction are excluded);
- Regular operational costs to maintain and clean drainage basin pump and filters, including electrical costs (major repairs or replacement are excluded); and,
- Annual maintenance and repair of the fencing around the 2.74 acre drainage basin (portion of the costs).

PART II — METHOD OF APPORTIONMENT

A. BENEFIT ANALYSIS

The 1982 Benefit Act permits the establishment of assessment districts by agencies for the purpose of providing for the maintenance, servicing and operation of drainage improvements and appurtenant facilities. The 1982 Benefit Act further requires that the

cost of these improvements and activities and the corresponding assessments shall be related to the benefit derived and the annual aggregate amount of the assessment shall not exceed the estimated annual cost of providing such improvements and the service.

The method of apportionment described in this Report for allocation of special benefit assessments utilizes commonly accepted engineering practices and have been established pursuant to the 1982 Benefit Act and the provisions of the California Constitution. The formula used for calculating assessments for the District reflects the composition of the parcels and the improvements provided to fairly apportion the costs based on special benefits to each parcel. Furthermore, pursuant to the *Constitution Article XIII D, Section 4*, a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and a parcel may only be assessed for special benefits received.

All improvements and services associated with the District have been identified as necessary, required and/or desired for the orderly development of the properties within the District to their full potential and consistent with the proposed development plans and the City's General Plan. As such, these improvements would be necessary and required of individual property owners for the development of such properties and the ongoing operation, servicing and maintenance of the improvements and facilities would be the financial obligation of those properties. Therefore, the storm drain facilities and infrastructure, and the annual costs of ensuring the maintenance and operation of these improvements provide special benefits to the properties within the District. However, it is also recognized that a portion of the District improvements and services provides some benefits to properties outside the District boundaries or to the public at large and are therefore considered general benefit. Specifically, the drainage basin and related facilities including the drainage basin landscaping, fencing and pumps benefit developments in the area. All District costs have been identified as special benefit and shall be allocated to each property in proportion to the special benefits received.

B. ASSESSMENT METHODOLOGY

The method of apportionment for the District calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels within the District. The special benefit received by each lot or parcel is equated to the overall land use of parcels within the District based on the parcel's actual land use or proposed development.

It has been determined that each of the residential parcels within the District receives special benefits from all the improvements to be funded by annual assessments and, based on the planned property development, a single zone of benefit is appropriate for the allocation of the assessments and proportional benefit. At the writing of this Report, the parcels within the District had not been fully subdivided, based on available parcel information from the County Assessor's Office. Therefore, the parcels within the District may be identified by one of the following land use classifications and is assigned a weighting factor known as an Equivalent Benefit Unit (EBU) that best reflects both the current and proposed use of each parcel. The EBUs calculated for a specific parcel

defines that parcel's proportional special benefits from the proposed District improvements, facilities and services.

Equivalent Benefit Units

To assess benefits equitably it is necessary to relate each property's proportional special benefits to the special benefits of all other properties within the District. The EBU method of apportioning assessments uses the single-family home site as the basic unit of assessment. A single-family home site equals one EBU. All other land uses are converted to EBUs based on an assessment formula that equates the property's specific development status, type of development (land use), and size of the property, as compared to a single-family home site.

The EBU method of apportioning special benefits is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1982 Benefit Act, as the benefits to each parcel from the improvements are apportioned as a function of land use type, size, and development. Although the EBU method of apportioning special benefit is commonly used and applied to districts that have a wide range of land use classifications (residential and non-residential use), this District is comprised of only residential properties and the following apportionment analysis of special benefit addresses only residential land uses. Not all land use types described in the following are necessarily applicable to the development of properties within this District, but are presented for comparison purposes to support the proportional special benefit applied to those land use types within the District:

EBU Application by Land Use:

Single-Family Residential — This land use is defined as a fully subdivided residential home site with or without a structure. This land use is assessed 1.00 EBU per lot or parcel. This EBU is the base value that all other properties are compared and weighted against.

Multi-Family Residential — This land use is defined as a fully subdivided residential parcel that has more than one residential unit developed on the property. This land use typically includes apartments, duplexes, triplex etc. It does not typically include condominiums, town-homes or mobile home parks. Based on average population densities and size of the structure as compared to a typical single-family residential unit, multi-family residential parcels shall be proportionately assessed for the parcel's total number of residential units utilizing a sliding benefit scale. Although multi-family properties typically receive similar benefits to that of a single-family residential property, it would not be reasonable to conclude that on a per unit basis, the benefits are equal. Studies have consistently shown that the average multi-family unit impacts infrastructure approximately 75% as much as a single-family residence (Sample Sources: Institute of Transportation Engineers Informational Report Trip Generation, Fifth Edition; Metcalf and Eddy, Wastewater Engineering Treatment, Disposal, Reuse, Third Edition). These various studies indicate that most public improvements and infrastructure are utilized and impacted at reduced levels by multi-family residential units and a similar reduction in proportional benefit is appropriate. Furthermore, it is also reasonable to conclude that as

the density (number of units) increases; the proportional benefit per unit tends to decline because the unit size and people per unit usually decreases. Based on these considerations and the improvements provided by this District, it has been determined that an appropriate allocation of special benefit for multi-family residential properties is best represented by the following special benefit assignment: 0.75 EBU per unit for the first 5 units; 0.50 EBU per unit for units 6 through 50; and 0.25 EBU per unit for all remaining units.

Condominium/Town-home Units — Condominiums and town-homes tend to share attributes of both single-family residential and multi-family residential properties and for this reason are identified as a separate land use classification. Like most single-family residential properties, these properties are not usually considered rental property and generally the County assigns each unit a separate APN or assessment number. However, condominiums and town-homes often have similarities to multi-family residential properties - they are generally zoned medium to high density and in some cases may involve multiple units on a single APN. In consideration of these factors it has been determined that an appropriate allocation of special benefit for condominiums, town-homes and similar residential properties is best represented by an assignment of 0.75 EBU per unit regardless of whether each unit is assigned an individual APN or there are multiple units assigned to an APN. There is no adjustment for parcels with more than five units.

Planned-Residential Development — This land use is defined as any property for which a tentative or final tract map has been filed and approved (a specific number of residential lots and units has been identified) and the property is expected to be subdivided within the fiscal year or is part of the overall improvement and development plan for the District. This land use classification oftentimes involves more than a single parcel (e.g. the approved tract map encompasses more than a single APN). Each parcel that is part of the approved tract map shall be assessed proportionately for the proposed or estimated residential type and units to be developed on that parcel as part of the approved tract map. Accordingly, each parcel is assigned an appropriate number of benefit units that reflects the development of that property at build-out. The EBU assigned to each parcel shall represent the combination of single-family, condominium, multi-family units to be developed.

Vacant Residential — This land use is defined as property currently zoned for residential development, but a tentative or final tract map for the property has not yet been approved. Based upon the opinions of professional appraisers who appraise market property values for real estate in Southern California, the land value portion of a property typically ranges from 20 to 30 percent of the total value of a developed residential property (the average is about 25 percent). Therefore it has been determined that a reasonable allocation of special benefit for this type of property would parallel the twenty-five percent (25%) apportionment of property value and the number of single-family residential units typically developed per acre (an average of 4 units per acre). Based on these factors this land use shall be assigned 1.0 EBU per acre (4 units per acre x 25%). Parcels less than one acre shall be assigned a minimum of 1.0 EBU (similar to a vacant lot within a residential tract). Recognizing that the full and timely utilization of vacant property is reduced as the size of

the property increases, it has been determined that the maximum EBU assigned to a vacant residential parcel shall not exceed 25.0 EBU (parcels in excess of 25 acres are assigned 25.0 EBU).

Exempt Parcels — This land use identifies properties that are not assessed and are assigned 0.00 EBU. This land use classification may include but is not limited to:

- Lots or parcels identified as public streets and other roadways (typically not assigned an APN by the County);
- Dedicated public easements including open space areas, utility rights-of-way, greenbelts, parkways, parks or other publicly owned properties that are part of the District improvements or that have little or no improvement value;
- Private properties that cannot be developed independently from an adjacent property, such as common areas, sliver parcels, or bifurcated lots or properties with very restrictive development use.

These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

Special Cases — In many districts where multiple land use classifications are involved, there is usually one or more properties that the standard land use classifications or usual calculation of benefit will not accurately identify the special benefits received from the improvements. For example, a parcel may be identified as a Vacant Residential property, however only a small percentage of the parcel's total acreage can actually be developed. In this case, an appropriate calculation would be based on the net acreage that can be utilized rather than the gross acreage of the parcel. The following table provides a summary of land use types and the Equivalent Benefit Unit factors used to calculate each parcel's individual EBU as outlined above.

Land Uses and Equivalent Benefit Units

Property Type	Equivalent Benefit Units	Multiplier
Single-family Residential	1.00	Per Unit/Lot/Parcel
Multi-family Residential	0.75	Per Unit for the First 5 Units
	0.50	Per Unit for Units 6-50
	0.25	Per Unit for all remaining units
Condominium/Town-home	0.75	Per Unit
Planned-Residential Development	1.00	Per Planned SF Residential Lot
	0.75	Per Planned Condominium
	0.25	Per Unit for all remaining units
Vacant	1.00	Per Acre
Exempt Parcels	0.00	Per Parcel

The following formula is used to calculate each parcel's EBU (proportional benefit):

Parcel Type EBU x Acres or Units = Parcel EBU

The total number of EBUs is the sum of all individual EBUs applied to parcels that receive special benefit from the improvements. An assessment amount per EBU (Assessment Rate) for the improvements is established by taking the total cost of the improvements and dividing that amount by the total EBUs of all the parcels benefiting from the improvements. This Rate is then applied back to each parcel's individual EBU to determine the parcel's proportionate benefit and assessment obligation for the improvements.

Total Balance to Levy / Total EBU = Levy per EBU

Levy per EBU x Parcel EBU = Parcel Levy Amount

C. ASSESSMENT RANGE FORMULA

Any new or increased assessment requires certain noticing and meeting requirements by law. Prior to the passage of Proposition 218 (California Constitution Articles XIIC and XIID), legislative changes in the Brown Act defined a "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through Senate Bill 919 (Proposition 218 implementing legislation).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. As part of the District formation, balloting of property owners was required pursuant to the *California Constitution, Article XIID, Section 4*.

The assessment range formula for this District shall be applied to all future assessments and is generally defined as: if the proposed annual assessment (levy per EBU) for the upcoming fiscal year is less than or equal to the adjusted Maximum Assessment, then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the (Initial) Maximum Assessment established for Fiscal Year 2005/2006 adjusted annually by the annual percentage change in the Consumer Price Index (CPI) for the San Francisco-Oakland-San Jose Area for All Urban Consumers. The Maximum Assessment Rate for Fiscal Year 2014/2015 was \$167.31 per EBU, the CPI for February 2015 is 2.53%. The adjusted Maximum Assessment Rate for Fiscal Year 2015/2016 is \$171.54 per EBU.

Beginning in the second fiscal year (Fiscal Year 2006/2007) and each fiscal year thereafter, the Maximum Assessment is recalculated and a new Maximum Assessment established for that fiscal year. The Maximum Assessment shall be adjusted annually and is calculated independent of the District's annual budget and proposed annual assessment. Any proposed annual assessment (rate per EBU) less than or equal to this Maximum Assessment is not considered an increased assessment, even if the proposed assessment is much greater than the assessment applied in the prior fiscal year.

PART III — DISTRICT BUDGET

Storm Drain District No. 05-01 (Sterling Ridge)	General Benefit	Special Benefit	Total Budget
DIRECT COSTS			
Annual Maintenance			
Inspection & Abatement: Drainage Basins	\$1,265	\$1,335	\$2,600
Landscape Maint: Drainage Basins (incl utilities)	1,946	2,054	4,000
Annual Maint: Drainage Basins/Channelway fencing	487	513	1,000
Annual Inspc/Docs: Inlets, Manholes, Outlets, Etc	12	988	1,000
Annual Maint & Cleaning: Inlets, Manholes, Outlets, Etc	26	2,074	2,100
Annual Inspection & Maint: Storm Drain pipes	32	2,468	2,500
Annual pump operation (include electricity)	1,703	1,797	3,500
Annual Maintenance Expenses: Storm Drains	\$5,471	\$11,229	\$16,700
Periodic Maintenance			
Periodic Landscape Repairs: Drainage Basin	\$486	\$514	\$1,000
Periodic Repairs or Rehab: Storm Drain Fencing	485	515	1,000
Periodic Repairs or Rehab: Manholes, Outlets, Etc.	18	1,482	1,500
Periodic Repairs or Rehab: Storm Drain Pipes	36	2,964	3,000
Annual Periodic Maint Collection: Storm Drains	\$1,025	\$5,475	\$6,500
	\$6,496	\$16,704	\$23,200
Total Annual Direct Costs	\$6,496	\$16,704	\$23,200
ADMINISTRATION COSTS			
City Administration & Overhead	\$0	\$4,100	\$4,100
Professional Fes & Services	0	2,300	2,300
County Administration Fee	0	102	102
Miscellaneous/Other Admin Fees	0	338	338
Total Annual Administration Costs	\$0	\$6,840	\$6,840
TOTAL DIRECT AND ADMIN COSTS	\$6,496	\$23,544	\$30,040
COLLECTIONS/(CREDITS) APPLIED TO LEVY			
Reserve Collection/(Transfer)	\$0	\$0	\$0
Capital Improvement Fund Collection/(Transfer)	0	0	0
Other Revenues/General Fund (Contributions)	(6,496)	0	(6,496)
TOTAL ADJUSTMENTS	(\$6,496)	\$0	(\$6,496)
BALANCE TO LEVY	\$0	\$23,544	\$23,544
DISTRICT STATISTICS			
Total Parcels			361
Parcels Levied			361
Total EBU			361.00
Levy per EBU			\$65.22
Maximum Levy per EBU			\$171.54
FUND BALANCE INFORMATION			
Beginning Reserve Fund Balance			\$133,546
Reserve Collection			0
Ending Reserve Fund Balance			\$133,546

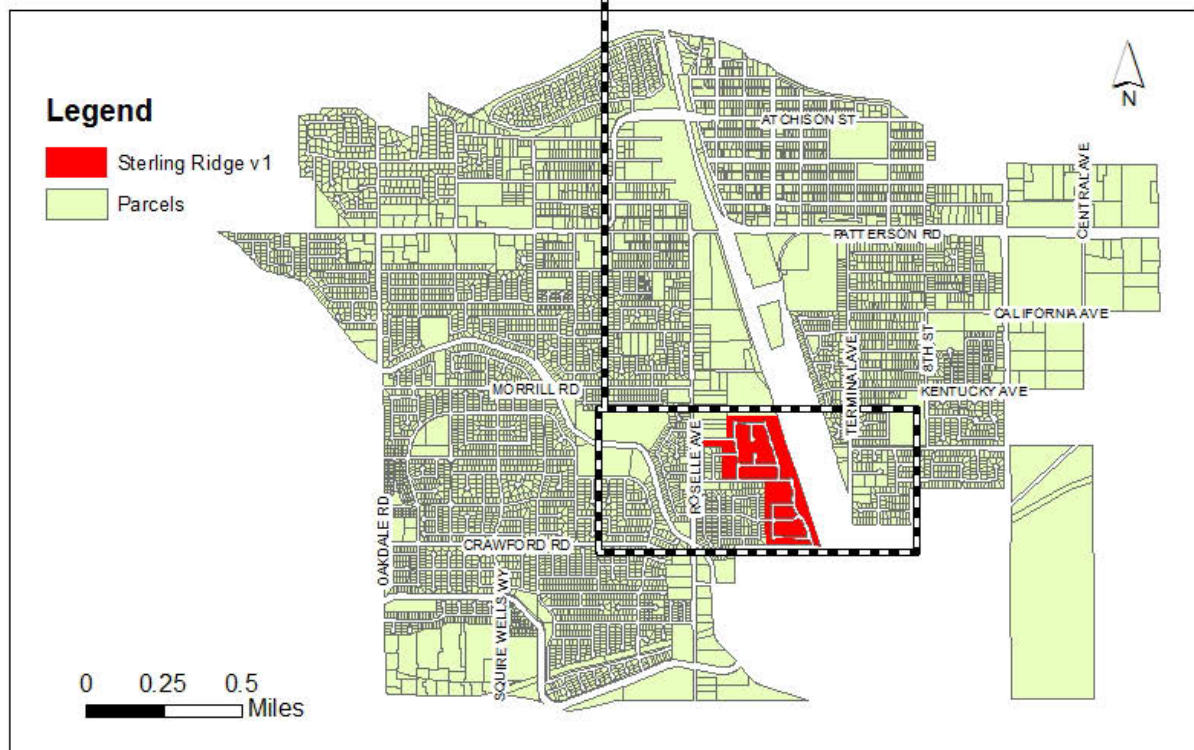
PART IV — DISTRICT BOUNDARY MAPS

The parcels within the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) consist of all lots, parcels and subdivisions of land located in the planned residential development known as Sterling Ridge. The District covers approximately forty-six (46) acres.

The following District Diagram is based on the Stanislaus County Assessor's Maps and the Stanislaus County Assessor's Secured Roll (as of July 2004) and identifies all the parcels of land within the proposed District. The combination of this map and the Assessment Roll contained in this Report constitute the District Assessment Diagram.

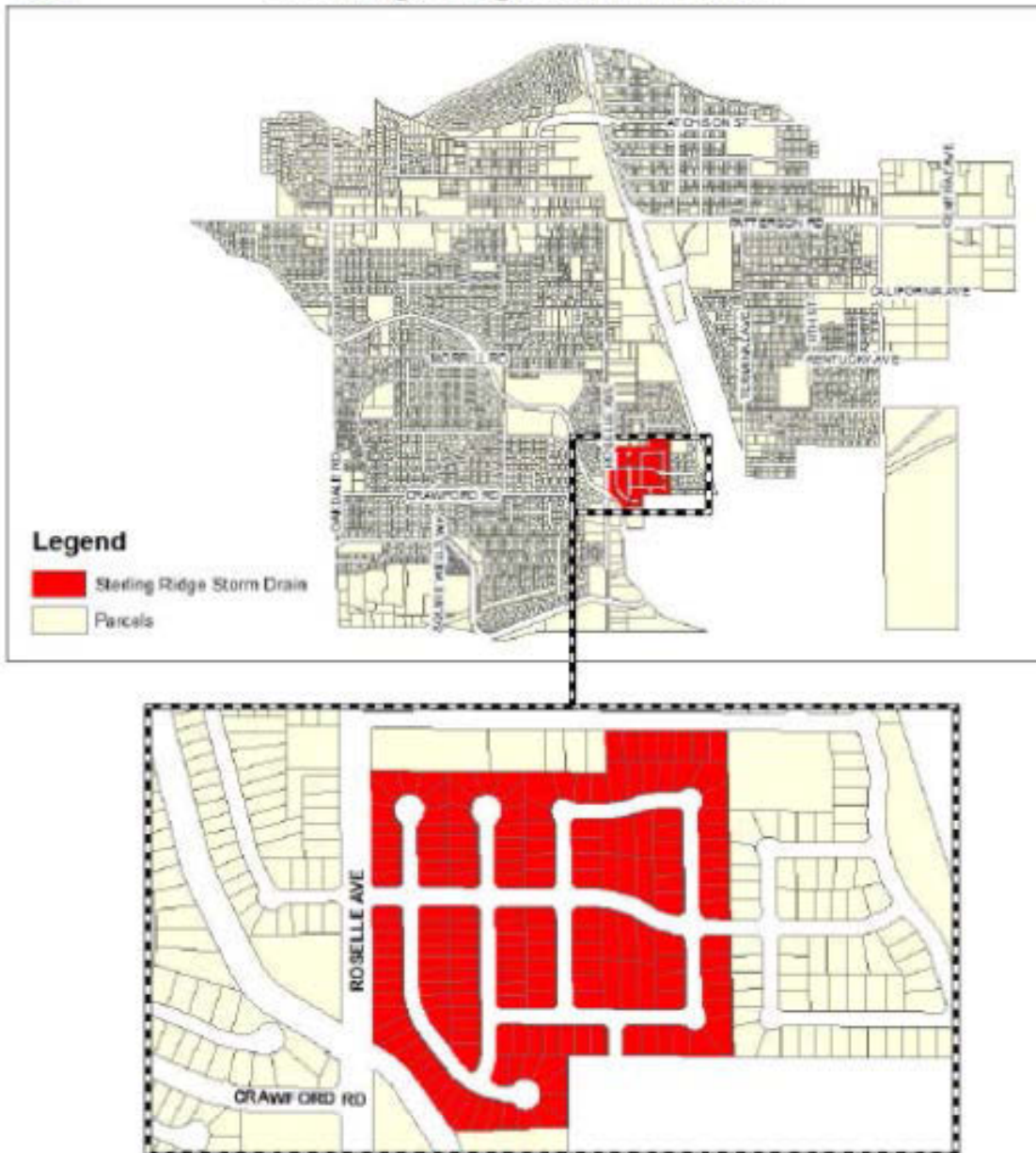


City of Riverbank Sterling Ridge Benefit Assessment District





Riverbank Sterling Ridge Storm Drain



PART V — 2015/2016 ASSESSMENT ROLL

Parcel identification for each lot or parcel within the District shall be the parcel as shown on the Stanislaus County Secured Roll for the year in which the Engineer's Report is prepared and reflective of the Assessor's Parcel Maps. A listing of the proposed lots and parcels to be assessed within this District along with the assessment amounts is provided herein.

Non-assessable lots or parcels may include but are not limited to public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space areas, right-of-ways, common areas; landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or has little or no value. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the fiscal year, a corrected parcel number and/or new parcel numbers will be identified and resubmitted to the County Auditor/Controller. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate described in this Report and approved by the City Council. Therefore, if a single parcel has changed to multiple parcels, the assessment amount applied to each of the new parcels shall be recalculated and applied according to the approved method of apportionment and assessment rate rather than a proportionate share of the original assessment.

APN	EBU	Charge
075-049-001-000	1.0	\$65.20
075-049-002-000	1.0	65.20
075-049-003-000	1.0	65.20
075-049-004-000	1.0	65.20
075-049-005-000	1.0	65.20
075-049-006-000	1.0	65.20
075-049-007-000	1.0	65.20
075-049-008-000	1.0	65.20
075-049-009-000	1.0	65.20
075-049-010-000	1.0	65.20
075-049-011-000	1.0	65.20
075-049-012-000	1.0	65.20
075-049-013-000	1.0	65.20
075-049-014-000	1.0	65.20
075-049-015-000	1.0	65.20
075-049-016-000	1.0	65.20
075-049-017-000	1.0	65.20
075-049-018-000	1.0	65.20
075-049-019-000	1.0	65.20
075-049-020-000	1.0	65.20
075-049-021-000	1.0	65.20
075-049-022-000	1.0	65.20
075-049-023-000	1.0	65.20
075-049-024-000	1.0	65.20
075-049-025-000	1.0	65.20
075-049-026-000	1.0	65.20
075-049-027-000	1.0	65.20
075-049-028-000	1.0	65.20
075-049-029-000	1.0	65.20
075-049-030-000	1.0	65.20
075-049-031-000	1.0	65.20
075-049-032-000	1.0	65.20
075-049-033-000	1.0	65.20
075-049-034-000	1.0	65.20
075-049-035-000	1.0	65.20
075-049-036-000	1.0	65.20
075-049-037-000	1.0	65.20
075-049-038-000	1.0	65.20
075-049-039-000	1.0	65.20
075-049-040-000	1.0	65.20
075-049-041-000	1.0	65.20
075-049-042-000	1.0	65.20
075-049-043-000	1.0	65.20
075-049-044-000	1.0	65.20
075-049-045-000	1.0	65.20
075-049-046-000	1.0	65.20
075-049-047-000	1.0	65.20
075-049-048-000	1.0	65.20
075-049-049-000	1.0	65.20
075-049-050-000	1.0	65.20

APN	EBU	Charge
075-049-051-000	1.0	65.20
075-049-052-000	1.0	65.20
075-049-053-000	1.0	65.20
075-049-054-000	1.0	65.20
075-049-055-000	1.0	65.20
075-049-056-000	1.0	65.20
075-049-057-000	1.0	65.20
075-049-058-000	1.0	65.20
075-049-059-000	1.0	65.20
075-049-060-000	1.0	65.20
075-049-061-000	1.0	65.20
075-049-062-000	1.0	65.20
075-049-063-000	1.0	65.20
075-049-064-000	1.0	65.20
075-049-065-000	1.0	65.20
075-049-066-000	1.0	65.20
075-049-067-000	1.0	65.20
075-049-068-000	1.0	65.20
075-049-069-000	1.0	65.20
075-049-070-000	1.0	65.20
075-049-071-000	1.0	65.20
075-049-072-000	1.0	65.20
075-049-073-000	1.0	65.20
075-049-074-000	1.0	65.20
075-049-075-000	1.0	65.20
075-049-076-000	1.0	65.20
075-049-077-000	1.0	65.20
075-049-078-000	1.0	65.20
075-049-079-000	1.0	65.20
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075-049-082-000	1.0	65.20
075-049-083-000	1.0	65.20
075-049-084-000	1.0	65.20
075-049-085-000	1.0	65.20
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075-049-092-000	1.0	65.20
075-088-001-000	1.0	65.20
075-088-002-000	1.0	65.20
075-088-003-000	1.0	65.20
075-088-004-000	1.0	65.20
075-088-005-000	1.0	65.20
075-088-006-000	1.0	65.20
075-088-007-000	1.0	65.20
075-088-008-000	1.0	65.20

APN	EBU	Charge
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075-088-012-000	1.0	65.20
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075-088-014-000	1.0	65.20
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075-088-017-000	1.0	65.20
075-088-018-000	1.0	65.20
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075-088-022-000	1.0	65.20
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075-088-026-000	1.0	65.20
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075-088-037-000	1.0	65.20
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075-088-039-000	1.0	65.20
075-088-040-000	1.0	65.20
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075-088-052-000	1.0	65.20
075-088-053-000	1.0	65.20
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075-088-055-000	1.0	65.20
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075-088-057-000	1.0	65.20
075-088-058-000	1.0	65.20

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075-089-036-000	1.0	65.20
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075-089-038-000	1.0	65.20
075-089-039-000	1.0	65.20
075-089-040-000	1.0	65.20
075-089-041-000	1.0	65.20
075-089-042-000	1.0	65.20
075-089-043-000	1.0	65.20
075-089-044-000	1.0	65.20
075-089-045-000	1.0	65.20

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075-089-047-000	1.0	65.20
075-089-048-000	1.0	65.20
075-089-049-000	1.0	65.20
075-089-050-000	1.0	65.20
075-089-051-000	1.0	65.20
075-089-052-000	1.0	65.20
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075-089-054-000	1.0	65.20
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075-089-057-000	1.0	65.20
075-089-058-000	1.0	65.20
075-090-001-000	1.0	65.20
075-090-002-000	1.0	65.20
075-090-003-000	1.0	65.20
075-090-004-000	1.0	65.20
075-090-005-000	1.0	65.20
075-090-006-000	1.0	65.20
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075-090-009-000	1.0	65.20
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075-090-029-000	1.0	65.20
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075-090-033-000	1.0	65.20
075-090-034-000	1.0	65.20
075-090-035-000	1.0	65.20
075-090-036-000	1.0	65.20
075-090-037-000	1.0	65.20

APN	EBU	Charge
075-090-038-000	1.0	65.20
075-090-039-000	1.0	65.20
075-090-040-000	1.0	65.20
075-090-041-000	1.0	65.20
075-090-042-000	1.0	65.20
075-090-043-000	1.0	65.20
075-090-044-000	1.0	65.20
075-090-045-000	1.0	65.20
075-090-046-000	1.0	65.20
075-090-047-000	1.0	65.20
075-090-048-000	1.0	65.20
075-090-049-000	1.0	65.20
075-090-050-000	1.0	65.20
075-090-051-000	1.0	65.20
075-090-052-000	1.0	65.20
075-090-053-000	1.0	65.20
075-090-054-000	1.0	65.20
075-090-055-000	1.0	65.20
075-090-056-000	1.0	65.20
075-090-057-000	1.0	65.20
075-090-058-000	1.0	65.20
075-090-059-000	1.0	65.20
075-090-060-000	1.0	65.20
075-090-061-000	1.0	65.20
075-090-063-000	1.0	65.20
075-095-001-000	1.0	65.20
075-095-002-000	1.0	65.20
075-095-003-000	1.0	65.20
075-095-004-000	1.0	65.20
075-095-005-000	1.0	65.20
075-095-006-000	1.0	65.20
075-095-007-000	1.0	65.20
075-095-008-000	1.0	65.20
075-095-009-000	1.0	65.20
075-095-010-000	1.0	65.20
075-095-011-000	1.0	65.20
075-095-012-000	1.0	65.20
075-095-013-000	1.0	65.20
075-095-014-000	1.0	65.20
075-095-015-000	1.0	65.20
075-095-016-000	1.0	65.20
075-095-017-000	1.0	65.20
075-095-018-000	1.0	65.20
075-095-019-000	1.0	65.20
075-095-020-000	1.0	65.20
075-095-021-000	1.0	65.20
075-095-022-000	1.0	65.20
075-095-023-000	1.0	65.20
075-095-024-000	1.0	65.20
075-095-025-000	1.0	65.20

APN	EBU	Charge
075-095-026-000	1.0	65.20
075-095-027-000	1.0	65.20
075-095-028-000	1.0	65.20
075-095-029-000	1.0	65.20
075-095-030-000	1.0	65.20
075-095-031-000	1.0	65.20
075-095-032-000	1.0	65.20
075-095-033-000	1.0	65.20
075-095-034-000	1.0	65.20
075-095-035-000	1.0	65.20
075-095-036-000	1.0	65.20
075-095-037-000	1.0	65.20
075-095-038-000	1.0	65.20
075-095-039-000	1.0	65.20
075-095-040-000	1.0	65.20
075-095-041-000	1.0	65.20
075-095-042-000	1.0	65.20
075-095-043-000	1.0	65.20
075-095-044-000	1.0	65.20
075-095-045-000	1.0	65.20
075-095-046-000	1.0	65.20
075-095-047-000	1.0	65.20
075-095-048-000	1.0	65.20
075-095-049-000	1.0	65.20
075-095-050-000	1.0	65.20
075-095-051-000	1.0	65.20
075-095-052-000	1.0	65.20
075-095-053-000	1.0	65.20
075-095-054-000	1.0	65.20
075-095-055-000	1.0	65.20
075-095-056-000	1.0	65.20
075-095-057-000	1.0	65.20
075-095-058-000	1.0	65.20
075-095-059-000	1.0	65.20
075-095-060-000	1.0	65.20
075-095-061-000	1.0	65.20
075-095-062-000	1.0	65.20
075-095-063-000	1.0	65.20
075-095-064-000	1.0	65.20
075-095-065-000	1.0	65.20
075-095-066-000	1.0	65.20
075-095-067-000	1.0	65.20
075-095-068-000	1.0	65.20
075-095-069-000	1.0	65.20
075-095-070-000	1.0	65.20
075-095-071-000	1.0	65.20
075-095-072-000	1.0	65.20
075-095-073-000	1.0	65.20
075-095-074-000	1.0	65.20
075-095-075-000	1.0	65.20

APN	EBU	Charge
075-095-076-000	1.0	65.20
075-095-077-000	1.0	65.20
075-095-078-000	1.0	65.20
075-095-079-000	1.0	65.20
075-095-080-000	1.0	65.20
075-095-081-000	1.0	65.20
075-095-082-000	1.0	65.20
075-095-083-000	1.0	65.20
075-095-084-000	1.0	65.20
075-095-085-000	1.0	65.20
075-095-086-000	1.0	65.20
Total	361.0	\$23,537.20

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 5.8

SECTION 5: PUBLIC HEARING

Meeting Date:	June 23, 2015
Subject:	A Resolution of the City Council of the City of Riverbank, California, Adopting the Fiscal Year 2015-2016 Annual Operating Budget
From:	Jill Anderson, City Manager
Submitted by:	Marisela H. Garcia, Director of Finance

RECOMMENDATION

It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2015-2016 Annual Operating Budget

SUMMARY

At the June 2, 2015 Budget Workshop, the City Council was presented with the details of the proposed FY 2015-2016 Annual Operating Budget. Amendments based on the direction received at the workshop were incorporated into the final operating budget which is being presented tonight for consideration. State statute requires the adoption of a budget prior to June 30th in order to begin expending funds in the new fiscal year beginning July 1, 2015.

GENERAL FUND RESERVE PROJECTIONS

The Finance Department has calculated initial projections for General Fund Reserve, Revenue, and Expenditures for the 2015-16 Fiscal Year. Projections for the status of the General Fund is as follows:

Beginning Reserve	\$ 857,450 (9.9%)
Estimated Revenues	\$ 8,431,700
Estimated Expenditures	\$ 8,654,100
Anticipated Ending Reserve	\$ 635,050 (7.5%)
Required Minimum Reserve (10%)	\$ 843,170
Reserve Deficit	(\$ 208,120)
Operating Structural Deficit	(\$ 222,400)

The proposed budget does reflect a **structural operating deficit (expenditures exceeding revenues) of \$222,400.** This operating deficit includes the proposed allocation of funds necessary for the final expenditure of the Downtown Beautification ED Bank Loan of \$125,000 as well as the one-time allocation of reserves for the Financial Software Upgrade of \$23,500. **The deficit attributable to on-going expenditures is \$97,400 and is due to increases in expenditures, which include contract increases (i.e. law enforcement contract) and personnel expenditures.**

GENERAL FUND REVENUE PROJECTIONS

General Fund revenue projections were discussed with the Budget Advisory Committee at their March 18, 2015 meeting. Overall, staff is projecting a 2.4% decrease in General Fund Revenues when compared to the FY 2014-15 projections.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$8,639,600		\$8,431,700		-\$207,900	-2.4%

Several factors have contributed to an overall net decrease of 2.4% in anticipated General Fund Revenue which include the following:

1. Assessed Values throughout the City continue to increase. Although figures have not yet been released by the Stanislaus County Assessor's Office, it is anticipated that housing values continue to grow. Conservative increases in Assessed Value have been factored in to several revenue sources including:
 - 5% Increase in Property Tax Revenue = \$58,400 increase
 - 5% Increase In Property Tax in Lieu of VLF = \$77,400
2. Discussions with our sales tax consultants have resulted in obtaining positive figures for the upcoming fiscal year. Although we remain optimistic that our sales tax will continue to increase, we remain conservative with our projections. A 1.8% increase has been factored which equates to \$48,600.
3. Building permit revenues have seen a significant upswing as residents continue to upgrade their homes to take advantage of solar energy and as KB Homes continues its new housing construction. Estimates for the upcoming fiscal year show a \$35,000 increase in revenue.
4. A significant decrease of \$437,000 is anticipated in one-time revenues. These decreases are attributed to the following:
 - Grant Revenues from SR 108 Relinquishment Study have been received for all work performed. This represents a decrease of \$207,000 in one-time revenues.

- The FY 2014-15 budget included a one-time reimbursement from the LRA of administration fees for the Specific Plan ED Bank Loan. This represents a decrease of \$230,000 in one-time revenues.

5. Increase of \$115,700 in Transfers In of Management Fees which offsets employee salaries and benefits. This increase is due to negotiated Cost of Living Adjustments for all staff and salary offsets for the Planning and Building Manager and Human Resource Manager positions.

GENERAL FUND EXPENDITURE PROJECTIONS

General Fund expenditures for the fiscal year are projected to increase as reflected below.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$8,601,350		\$8,654,000		+\$52,650	+0.61%

Major Expenditure changes in the General Fund include the following:

Department	Projected Amendments
City Manager	<u>\$21,500 increase</u> in Salary & Benefits for merit increase eligibility and negotiated Cost of Living Adjustment for the City Manager.
Finance	<u>\$36,000 Increase</u> in Personnel Costs due to Merit Increases for eligible employees & negotiated Cost of Living Adjustments. <u>\$23,500 One-Time Expense</u> for the Financial Software Upgrade.
Economic Development	<u>\$207,000 Decrease</u> due to the SR 108 grant project having been completed. <u>\$22,700 Increase</u> in additional loan payments for the final year of the ED Bank Loan.
Administrative Services	<u>\$15,500 Increase</u> in Personnel Costs due to Merit Increases for eligible employees & negotiated Cost of Living Adjustments. <u>\$40,000 Increase</u> in Personnel Costs for the conversion of the part-time Human Resources Manager position to a full-time position. <u>\$18,500 Decrease</u> in Elections Expense as FY 2015-16 is not an election year.
Police Services	<u>\$14,500 Increase</u> in the County's Vehicle Mileage Fee <u>\$56,550 Increase</u> for the 2015-16 Sheriff's Contract, which includes negotiated labor

Police Services	contract adjustments.
Building Maintenance	<u>\$41,200 Decrease</u> in Equipment/Projects for one-time capital projects that have been completed.
Parks	<u>\$45,600 Increase</u> in Personnel Costs due to merit increases for eligible employees & negotiated Cost of Living Adjustments and additional part-time employee costs. <u>\$12,000 Increase</u> in Bark/Fiber Account. This project is required every other fiscal year.
General Fund Subsidy Account	<u>\$15,000 Increase</u> in subsidy funds to the Community Center fund for fee waivers.
Recreation Fund	<u>\$31,800 Increase</u> in Personnel Costs due to the negotiated Cost of Living Adjustment and adjustments to the Part-Time employee costs.
Planning	<u>\$107,600 Increase</u> in Personnel Costs for salary and benefit costs of the Planning and Building Manager position as well as negotiated Cost of Living Adjustments. <u>\$98,300 Decrease</u> in Professional Services/Contract Services due to the reduced scope of services for our current contract planning staff and the completion of the Housing Element.
Building	<u>\$13,300 Increase</u> in personnel costs for the proposed reclassification of our Construction Inspector I to a Construction Inspector II as well as negotiated Cost of Living Adjustments.
Development Services Admin.	<u>\$35,700 Increase</u> in Personnel Costs for merit increases and negotiated Cost of Living Adjustments. <u>\$10,000 Increase</u> in Contract Engineering based on additional tasks to be performed next fiscal year.
Street Maintenance	<u>\$22,000 Decrease</u> in operating expenses that were transferred to the Gas Tax Fund. <u>\$41,000 Decrease</u> in Equipment/Projects for the completion of initial work and study for the 7 th Street Storm Line.

As proposed, the General Fund is projected to be at a **structural operating deficit (expenditures exceeding revenues) of \$222,400.** **The deficit attributable to on-going expenditures is \$97,400.**

General Fund One-Time Capital Expenditures

In March 2015 the City Council, through the Strategic Plan process, continued to support the following three-year goals:

- Enhance Professionalism and Customer Service

With the achievement of these goals in mind, it is recommended that the following one-time expenditures be funded via the Reserve within the General Fund:

Project	Department	Allocation Request
Finance Software Upgrade (total cost \$70,500 shared with Water & Sewer)	Finance	\$23,500
Total		\$23,500

Personnel Positions and Reclassifications

Included within the budget is the transition of the part-time Human Resources Manager position to a full-time position. This transition will allow the City to manage any personnel issues internally rather than relying solely on outside legal counsel. In addition, the Human Resources Manager will be able to devote time towards the development of a training program to enhance our internal as well as external customer service.

This budget also proposes the reclassification of the City's Construction Inspector I to a Construction Inspector II. The knowledge, job expertise, and dedication of our Construction Inspector merits the reclassification to the journey-level position that encompasses their increasing duties.

Future Items to Consider

Several items for future consideration that could potentially have an effect on the General Fund are as follows:

1. Legal Fees associated with Open matters
 - a. Skate Park Litigation
2. Future impacts of the State Budget
3. District Elections
4. Necessary Full-Time Positions in Recreation and Development Services
5. Additional Planning Funds for special projects (i.e. Eastside Industrial Master Plan & Annexation)
6. 7th Street Storm Line Repairs
7. Non-Motorized Transportation Plan
8. Parks and Recreation Master Plan
9. Outdated Communications System

GAS TAX FUND RESERVE PROJECTIONS

Initial projections for the Gas Tax Fund have been calculated. This fund is entirely self-sufficient with no subsidy required to fund street and storm maintenance. For the 2015-16 Fiscal Year, the following reserve projection has been calculated:

Beginning Reserve	\$ 404,800
Estimated Revenues	\$ 666,100
Estimated Expenditures	\$ 840,000
Anticipated Ending Reserve	\$ 230,900 (35%)
Structural Deficit	\$ 173,900

GAS TAX REVENUE PROJECTIONS

The Gas Tax Fund receives 73% of its revenues from the State Highway Users Tax Allocation. Funds are allocated to cities based on population, per capita, and registered vehicles. Revenue projections are received from the State but the City conservatively budgets 5% below these projections.

For the 2015-16 Fiscal Year Highway Users Tax revenues are anticipated to decrease when compared to the current fiscal year. This decrease is due to a change in the Excise Tax Rate that is charged for each gallon of fuel purchased. The Board of Equalization has made amendments to this rate that will lead to a reduction in revenues.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$803,209		\$666,100		-\$137,109	-17%

GAS TAX EXPENDITURE PROJECTIONS

Expenditures for the 2015-16 Fiscal Year are anticipated to increase by a net of 10% (\$77,900). Significant expenditure adjustments are projected as follows:

Account	Projected Reductions
Personnel Salaries & Benefits	<u>\$34,800 Increase</u> in Personnel Costs due to merit increases and negotiated Cost of Living Adjustments.
Maintenance of Operations Equipment	<u>\$15,000 Increase</u> for the transfer of traffic signal maintenance expenses to this fund from the General Fund.
Professional Services	<u>\$13,900 Decrease</u> in Professional Services for Storm Water Management Assistance.
Utilities	<u>\$20,000 Increase</u> in utility costs for street lights

	and traffic signals
Capital Outlay	<u>\$14,200 Decrease</u> due to the completion of several one-time projects

Capital Outlay requests for the 2015-16 Fiscal Year consist of the following projects:

Project	Allocation Request
ADA Improvements (as required in our ADA Transition Plan)	\$50,000
Corporation Yard Fencing (shared cost)	\$8,800

SEWER FUND RESERVE PROJECTIONS

The Sewer Fund remains in a precarious position with a deficit of \$183,000 anticipated in the upcoming fiscal year. This operating deficit directly reflects the lack of revenues available to fund the day to day operations of the Sewer Collection system as well as the Waste Water Treatment Plant system. For the 2015-16 Fiscal Year, the Finance Department has made the following reserve projections:

Beginning Reserve	\$ 570,100
Estimated Revenues	\$ 2,148,300
Estimated Expenditures	\$ 2,331,300
Anticipated Ending Reserve	\$ 387,100 (18%)
Structural Deficit	\$ 183,000

SEWER FUND REVENUE PROJECTIONS

The Sewer Fund receives 94% of its revenue from user fees charged to customers (residential, commercial, and industrial). Based on historical billings over the past year, a net increase of 2.6% is anticipated in Sewer Fund revenues.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$2,281,200		\$2,331,300		+50,100	+2.2%

Currently the City is undergoing a rate study for sewer services. The proposed rates were presented to the City Council on June 9th for potential adoption on August 25, 2015 after proceeding with a Proposition 218 Public Hearing. Should new rates be adopted and implemented, the City Council will consider a revised budget during the quarterly budget update.

SEWER FUND EXPENDITURE PROJECTIONS

Overall, Sewer Fund expenditures are projected to increase by 2.2%.

Division	FY 2014-15 Budget	FY 2015-16 Budget	Difference	% Change
Sewer Collection	\$1,360,500	\$1,414,000	+\$53,500	+4%
Sewer Treatment	\$920,700	\$917,300	-\$3,400	-0.4%

Significant Expenditure Adjustments for the Sewer Fund are as follows:

Sewer Collection:

Account	Projected Reductions
Personnel Expenses	<u>\$3,800 Increase</u> in Personnel Costs for merit increases and negotiated Cost of Living Adjustments
Equipment/Projects	<u>\$8,800 Increase</u> for the installation of a fence at the Corporation Yard.

Sewer Treatment:

Account	Projected Reductions
Personnel Expenses	<u>\$15,600 Increase</u> in Personnel Costs for negotiated Cost of Living Adjustments.
Maintenance of Operations Equipment	<u>\$10,000 Increase</u> for maintenance of the new aeration system.
Professional Services	<u>\$15,000 Increase</u> for the preparation of additional required reports.
Utilities	<u>\$50,000 Decrease</u> due to energy savings (initial decrease only, a long term decrease is being calculated by Schneider Electric).
Capital Outlay	<u>\$8,800 Increase</u> for the installation of a fence at the Corporation Yard.

WATER FUND RESERVE PROJECTIONS

For the 2015-16 Fiscal Year, the Water Fund is anticipated to run an operating structural surplus of \$3,000 and will end with a health reserve of 66%.

Beginning Reserve	\$ 1,158,900
Estimated Revenues	\$ 1,756,700
Estimated Expenditures	\$ 1,753,700
Anticipated Ending Reserve	\$ 1,161,900 (66%)
Structural Surplus	\$ 3,000

WATER FUND REVENUES

The Water Fund receives 99% of its revenues from residential, commercial, and industrial customers throughout the City. For the upcoming fiscal year, revenues are projected to increase by 2.4% overall.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$1,715,800		\$1,756,700		+\$40,900	+2.4%

Governor Brown has issued an Executive Order to strengthen the State's ability to manage our water in drought conditions and has asked all residents to redouble their efforts to conserve water. As the drought continues and our residents continue their water conservation efforts, we will continually watch our revenues to ensure that our structural surplus remains. The proposed Water & Sewer Rate study has taken such information into consideration.

WATER FUND EXPENDITURES

Overall, fund expenditures are estimated to decrease by 4%.

FY Budget	2014-15	FY Budget	2015-16	Difference	% Change
\$1,687,650		\$1,753,700		+\$66,060	+4%

Significant expenditure adjustments are noted in the following accounts:

Account	Projected Reductions
Personnel Expenses	<u>\$22,800 Increase</u> in Personnel Costs for merit increases negotiated Cost of Living Adjustments.
Capital Outlay	<u>\$8,800 Increase</u> for the installation of a fence at the Corporation Yard.

CITY-WIDE OPERATING BUDGET

Tonight's adoption of a final operating budget also includes the appropriation of funds to a variety of Special Revenue, System Development Fee, Housing, Sewer, and Water Enterprise Funds. These funds are legally restricted to be spent in a specific manner and are therefore eligible to be classified as a separate fund from the General Fund. As a result, the adoption of these budgets is also necessary. The following table reflects a breakdown of appropriations by fund class:

Fund Type	Beginning Reserve	Revenues	Expenditures	Ending Reserve
Special Revenue	\$1,003,423	\$2,271,850	\$2,369,450	\$905,823
Sys. Dev. Fees	\$5,279,550	\$361,232	\$694,649	\$4,946,133
Housing	\$721,018	\$136,200	\$189,500	\$667,718
Sewer Enterprise	\$3,025,413	\$2,837,698	\$4,023,735	\$1,847,576
Water Enterprise	\$3,169,318	\$1,840,155	\$2,901,848	\$2,107,625

The Final Budget Document will be published and distributed to the City Council and posted onto our City website at www.riverbank.org in July.

FINANCIAL IMPACT

The adoption of the FY 2015-16 Annual Operating Budget will result in an appropriation of \$18,833,282 in new revenue and reserves.

STRATEGIC PLAN

This report has been prepared to accomplish the following Goal established at the March 31, 2015 Strategic Planning Session:

“Achieve and maintain financial stability and sustainability”

ATTACHMENT

1. Resolution
2. Proposed All Fund Summary
3. Proposed FY 2015-16 Annual Operating Budget

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ADOPTING THE FISCAL YEAR 2015-2016 ANNUAL OPERATING BUDGET

WHEREAS, The Riverbank City Council has reviewed the submittals from staff for the Fiscal Year 2015-2016 operational budget; and

WHEREAS, The City is required by State statute to adopt a budget by June 30, 2015 in order to begin expending funds on July 1, 2015; and

WHEREAS, The City will continue to closely monitor the State fiscal process and will make adjustments as needed, and

WHEREAS, Article XIII (B) of the California Constitution provides that the Appropriations limit for the 2015-2016 fiscal year is calculated by adjusting the Appropriations limit for the 2014-2015 fiscal year by the changes in both the California Per Capita Cost of Living and the Population for the City of Riverbank; and

WHEREAS, The State of California Department of Finance has established a 3.82% increase in Per Capita Personal Income and a 0.77% increase in the City of Riverbank's population; and

WHEREAS, the Appropriations limit for Fiscal Year 2015-16 has been calculated by the Finance Department to be \$17,922,107; and

WHEREAS, the City of Riverbank has complied with all the provisions of Article XIII (B) in determining the Appropriations Limit for Fiscal Year 2015-16; and

WHEREAS, an operating budget is presented for approval by the City Council which reflects the anticipated revenues and expenditures for the 2015-2016 Fiscal Year.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby:

- (1) Approves the preliminary annual operational budget as presented and encourages prudent expenditures by staff in implementing the Fiscal Year 2015-2016 budget; and
- (2) Approves the proposed Full-Time Human Resources Manager position and the reclassification of the Construction Inspector I to a Construction Inspector II.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 23rd day of June, 2015; motioned by _____, seconded by _____, and upon roll call was carried by the following City Council vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachments: Fiscal Year 2015-2016 Annual Operating Budget



**CITY OF RIVERBANK
FUND SUMMARIES
2015-2016 ANNUAL OPERATING BUDGET**

FUND	ESTIMATED	TRANSFERS	ESTIMATED	TRANSFERS	SALARIES	OPERATIONS			ESTIMATED	STRUCTURAL	FUND	FUND	RESERVE	FUND
NO. FUND NAME	REVENUES	IN	TOTAL REVENUES	OUT	AND BENEFITS	AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	TOTAL EXPENDITURES	SURPLUS (DEFICIT)	BALANCE 6/30/2015	BALANCE 6/30/2016	%	NO.
101 GENERAL FUND	6,904,700	1,527,000	8,431,700	443,000	2,974,850	5,075,850	35,500	124,900	8,654,100	(222,400)	857,450	635,050	7.5%	101
SPECIAL REVENUE FUNDS														
102 Gas Tax Fund	488,000	178,100	666,100	33,800	403,800	343,600	58,800	0	840,000	(173,900)	404,800	230,900	35%	102
103 Storm Drain Fund	0	0	0	0	0	1,900	0	0	1,900	(1,900)	3,989	2,089	0%	103
104 Prop 1B Fund	0	0	0	0	0	0	0	0	0	0	0	0	0%	104
117 Code Enforcement Fund	17,500	69,700	87,200	0	82,500	4,700	0	0	87,200	0	0	0	0%	117
118 Community Center Fund	136,250	15,000	151,250	0	46,000	92,450	0	0	138,450	12,800	0	12,800	8%	118
119 Equipment Pool Fund	309,500	0	309,500	0	97,400	212,100	0	0	309,500	0	0	0	0%	119
125 Special Projects Fund	80,100	0	80,100	0	0	0	0	0	0	80,100	83,949	164,049	205%	125
126 Vehicle Tow Fund/Grants	9,000	0	9,000	0	0	17,100	0	0	17,100	(8,100)	37,400	29,300	326%	126
132 Weed Abatement Fund	2,600	0	2,600	0	0	7,000	0	0	7,000	(4,400)	46,218	41,818	1608%	132
134 Recreation & Park Develop.	37,100	353,300	390,400	0	357,600	32,800	0	0	390,400	0	0	0	0%	134
137 Worker's Comp Liability	278,100	0	278,100	0	0	277,900	0	0	277,900	200	231,581	231,781	83%	137
138 General Liability	205,000	0	205,000	0	0	195,000	10,000	0	205,000	0	83,400	83,400	41%	138
162 Quimby Fees	100	0	100	0	0	0	0	0	0	100	108,387	108,487	108487%	162
176 P.S. Augmentation Fund	90,000	0	90,000	90,000	0	0	0	0	90,000	0	0	0	0%	176
196 Teen Center Fund	2,500	0	2,500	0	0	0	5,000	0	5,000	(2,500)	3,699	1,199	48%	196
SYSTEM DEVELOPMENT FUNDS														
140 Sys Dev. Fees - Bridges/Roads	40	0	40	0	0	0	0	0	0	40	33,653	33,693	84233%	140
145 Sys Dev. Fees - Overpasses	400	0	400	0	0	0	0	0	0	400	175,671	176,071	44018%	145
146 Sys Dev. Fees - RR Crossing	0	0	0	0	0	0	0	0	0	0	398	398	0%	146
205 Sys Dev. Fees-Streets/PW	106,844	0	106,844	22,800	0	0	558,958	0	581,758	(474,914)	2,834,653	2,359,739	2209%	205
208 Sys Dev. Storm Drainage	3,946	0	3,946	0	0	0	53,537	0	53,537	(49,591)	289,232	239,641	6073%	208
209 Sys Dev. Parks & Recreation	125,618	0	125,618	0	0	0	53,454	0	53,454	72,164	300,839	373,003	297%	209
210 Sys Dev. Police/General Gov.	103,784	0	103,784	0	0	0	0	0	0	103,784	244,445	348,229	336%	210
211 System Admin. Fees	0	0	0	0	2,900	0	0	0	2,900	(2,900)	2,969	69	0%	211
212 Sys Dev. Imaging Fee	7,100	0	7,100	0	0	3,000	0	0	3,000	4,100	4,319	8,419	119%	212
222 Crossroads Undergrouding	13,500	0	13,500	0	0	0	0	0	0	13,500	1,393,371	1,406,871	10421%	222



**CITY OF RIVERBANK
FUND SUMMARIES
2015-2016 ANNUAL OPERATING BUDGET**

FUND		ESTIMATED	TRANSFERS	TOTAL	TRANSFERS	SALARIES	OPERATIONS		ESTIMATED	STRUCTURAL	FUND	FUND	RESERVE	FUND	
NO.	FUND NAME	REVENUES	IN	REVENUES	OUT	BENEFITS	MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	TOTAL EXPENDITURES	(DEFICIT)	BALANCE 6/30/2014	BALANCE 6/30/2015	%	NO.
HOUSING FUNDS															
139	HCD Old Program Income	1,000	0	1,000	0	20,000	300	0	0	20,300	(19,300)	42,991	23,691	2369%	139
153	HCD CDBG Fund	27,700	0	27,700	0	40,000	1,700	0	0	41,700	(14,000)	194,162	180,162	650%	153
154	HCD HOME Fund	0	0	0	0	0	20,200	0	0	20,200	(20,200)	314,050	293,850	0%	154
155	HCD CAL-HOME Fund	100	0	100	0	0	0	0	0	0	100	88,557	88,657	88657%	155
168	LMI Housing Asset Fund	100	0	100	0	0	0	0	0	0	100	81,258	81,358	81358%	168
213	Federal & State Grants	107,300	0	107,300	0	107,300	0	0	0	107,300	0	0	0	0%	213
SEWER ENTERPRISE FUNDS															
106	Sewer Fund	2,028,700	119,600	2,148,300	1,124,200	486,800	693,000	17,600	9,900	2,331,500	(183,200)	570,100	386,900	18%	106
107	Sewer Debt Service	2,000	499,800	501,800	65,600	0	8,200	0	643,400	717,200	(215,400)	557,758	350,558	70%	107
108	Sewer Capital Imp. Fund	200	37,000	37,200	0	0	0	975,035	0	975,035	(937,835)	1,370,126	432,291	1162%	108
124	S.W. Sewer Fund	0	0	0	0	0	0	0	0	0	0	0	0	0%	124
158	Sewer Connection Fund	17,000	0	17,000	0	0	0	0	0	0	17,000	253,728	270,728	1593%	158
207	System Development-WW	133,398	0	133,398	0	0	0	0	0	0	133,398	273,701	407,099	305%	207
WATER ENTERPRISE FUNDS															
114	Water Fund	1,756,700	0	1,756,700	616,300	481,800	591,800	63,800	0	1,753,700	3,000	1,158,900	1,161,900	66%	114
116	Water Capital Imp. Fund	1,000	51,000	52,000	0	0	0	73,500	0	73,500	(21,500)	397,175	375,675	722%	116
157	Water Connection Fund	21,980	0	21,980	0	0	0	972,750	0	972,750	(950,770)	996,061	45,291	206%	157
161	Water Master Plan Preparation	200	0	200	0	0	0	0	0	0	200	32,275	32,475	16238%	161
206	Sys. Development-Water	9,275	0	9,275	0	0	0	101,898	0	101,898	(92,623)	584,907	492,284	5308%	206
GRAND TOTAL ALL FUNDS		13,028,335	2,850,500	15,878,835	2,395,700	5,100,950	7,578,600	2,979,832	778,200	18,833,282	(2,954,447)	14,056,172	11,109,925		



City of Riverbank

*Fiscal Year
2015-2016*

Annual Operating Budget



City of Riverbank

Annual Budget

For the Fiscal Year
July 1, 2015 - June 30, 2016

Richard D. O'Brien

Mayor

City Council

Vice Mayor Darlene Barber-Martinez
Councilmember Jeanine Tucker
Councilmember Cal Campbell
Councilmember Leanne Jones Cruz

City Manager

Jill Anderson

City Attorney

Churchwell White

Executive Management Team

Sue Fitzpatrick, Director of Parks & Recreation
Marisela H. Garcia, Director of Finance
Deborah Olson, LRA Executive Director
Lt. Erin Kiely, Chief of Police
Katie Lemons, Human Resources Manager

Special Thanks To:

Budget Advisory Committee

Chair Arlene Figueroa
Vice Chair Anthony McKinney
Committee Member Evelyn Halbert
Committee Member Cindy Fosi





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Proposed



2015-2016 Annual Budget

City Manager's Transmittal Letter

Office of the City Manager

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The City Manager's Transmittal Letter will be included upon the publishing of the Approved Budget.

Proposed



Mission Statement

**THE CITY OF RIVERBANK IS COMMITTED TO PROVIDING
EXCEPTIONAL MUNICIPAL SERVICES IN A
FISCALLY-SOUND AND PROFESSIONALLY-
RESPONSIBLE MANNER FOR
OUR COMMUNITY.**

Vision Statement

**THE CITY OF RIVERBANK
WILL BE RECOGNIZED AS A PREMIER COMMUNITY
WHERE INDIVIDUALS, FAMILIES, AND BUSINESSES
THRIVE IN A SAFE AND BEAUTIFUL ENVIRONMENT.**



Three Year Goals

- ◇ **ENHANCE PUBLIC SAFETY**
- ◇ **IMPROVE & MAINTAIN INFRASTRUCTURE & FACILITIES**
- ◇ **ENHANCE PROFESSIONALISM & CUSTOMER SERVICE**
- ◇ **ACHIEVE & MAINTAIN FINANCIAL STABILITY & SUSTAINABILITY**
 - ◇ **RETAIN & ATTRACT BUSINESSES**

Core Values

- ◇ **PROFESSIONALISM**
- ◇ **TRANSPARENCY**
- ◇ **TEAMWORK**
- ◇ **RESPECTFUL BEHAVIOR**
- ◇ **FISCAL RESPONSIBILITY**
- ◇ **INTEGRITY & ETHICAL BEHAVIOR**



CITY OF RIVERBANK

A Citizen's Guide to the Annual Budget Fiscal Year 2015-2016

As part of the City's continued effort to involve residents in the governing of our community, we are pleased to present the City of Riverbank's "Citizen's Guide to the Annual Budget" for the Fiscal year 2015-2016.

The Big Picture - All Funds

For the 2015-2016 Fiscal Year, the City is projecting \$15,878,835 in Revenues (including Transfers In from other Funds). Expenditures for the fiscal year have been projected at \$18,727,666 which also includes Transfers Out to other funds. This results in our expenditures exceeding our revenues or what is commonly called a "structural deficit." The balance of the funds needed to cover projected expenses comes from the City's reserves.

The General Fund

The General Fund is the primary operating fund of the City. In order to be prepared for unforeseen financial emergencies, Council policy requires that a 10% General Fund reserve be maintained. City revenues will experience a decrease of 2.4% in comparison to revenues in fiscal year 2014-2015. The City reserve is projected to be 7.5% as of June 30, 2016. A structural deficit is projected in and reserve funds will be allocated for several one-time payments such as the final payment of the Downtown Beautification ED Bank Loan.

General Fund revenues for the fiscal year are projected to be \$8,431,700. Approximately 66% of the revenues projected are expected to be received from 3 major sources, Sales Tax (\$2,748,600), Property Tax (\$1,226,400) and Property Tax In Lieu of Vehicle License Fees (VLF) (\$1,624,800).

Other major General Fund Revenues include Franchise Fees and Transfers In of Management Fees.

For the 2015-2016 Fiscal Year, General Fund expenditures, including Transfers Out to other funds, are estimated at \$8,654,100. Our Police Services, provided by the Stanislaus County Sheriff's Department, accounts for 44% of the expenditures in our General Fund. Other departments, such as Parks, Recreation, Development Services, and other General Government services (Administration, City Council, City Manager, etc.), make up the balance. The 2015-2016 General Fund Expenditures are approximately 0.61% (\$52,750) higher than the 2014-2015 year expenditures.

Conclusion

The operating budget for the 2015-2016 fiscal year continues to support the Mayor and Council's policy of maintaining a long-term sustainable budget. Although the total revenues anticipated have decreased, the budget is responsible and supplements financial reserves for the future.

This budget addresses many of the services and programs that make a community a home: beautiful parks, well-maintained recreational facilities and cultural activities. It continues to provide funding for police services to help protect the safety of the public as well as funding to keep our water safe for residents to drink and our sewer systems working properly.

Accessing the Budget

Online versions of the City of Riverbank's operating budget for FY 2015-2016 can be found at www.riverbank.org.

For more information about the City budget, please contact the Finance Department at (209) 863-7109.



CITY OF RIVERBANK

A Citizen's Guide to the Annual Budget Fiscal Year 2015-2016

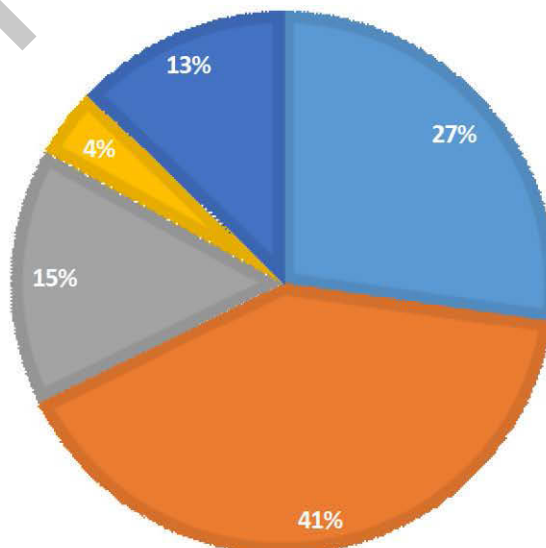
Budget At A Glance

<u>Funds</u>	<u>Revenues</u>	<u>Expenditures</u>	<u>Surplus (Deficit)</u>
General Fund	\$8,431,700	\$8,654,100	\$(222,400)
Special Revenue Funds	\$2,271,850	\$2,369,450	\$(97,600)
Enterprise Funds	\$4,677,853	\$6,925,583	\$(2,247,730)
System Development	\$361,232	\$694,649	\$(333,417)
Housing	\$136,200	\$189,500	\$(53,300)
Total (with Transfers)	\$15,878,835	\$18,833,282	\$(2,954,447)*

*\$2,954,447 from reserves was approved to help fund the deficits for various projects.

FY 2015-2016 EXPENDITURES BY TYPE

Salaries & Benefits Operations & Maintenance Capital Outlay Debt Service Interfund Transfers





2015-2016 Annual Budget

General Information

Government

Riverbank is a pleasant, growing community located in the heart of California's Central Valley. Originally named Burneyville, the City was later re-named by the Santa Fe Railroad for its proximity to the Stanislaus River. Located along State Highway 108, Riverbank is conveniently located near San Francisco, Sacramento, Fresno, and Yosemite National Park. Riverbank is the home of the Riverbank Cheese and Wine Exposition held every October. The City spans approximately 3.884 square miles and has a population of 23,485 a 0.77% increase from 2014.



The City of Riverbank was incorporated on August 23, 1922 as a general law city. The city is governed by a five member City Council under the Council-Manager form of government. Policy-making and legislative authority are vested in a governing council consisting of the Mayor and four Council Members elected at a large on a non-partisan basis. Council members serve four-year staggered terms, with two council member elected every two years. The Mayor is elected to serve a four-year term. The governing council is responsible for, among other things, passing ordinances, adopting the budget, appointing committees, and hiring both the City Manager and City Attorney. In addition to general government activities, the City Council also serves as the City of Riverbank Local Redevelopment Authority and the City of Riverbank Public Financing Authority. The City Manager is responsible for carrying out the policies and ordinances of the governing council, for overseeing the day-to-day operations of the government, and for appointing the heads of the various departments.

The City of Riverbank currently employs 47 full-time employees. Municipal services are provided through five departments: City Manager's Office, Administrative Services Department (City Clerk, Human Resources, Information Technology), Finance & Housing Department, Development Services Department (Building, Planning, Neighborhood Improvement, Public Works Administration, Engineering, Water, Waste Water, Streets/Sewer, City Mechanic), the Local Redevelopment Authority, and Recreation, Parks and Building Maintenance Department. The City contracts with the Stanislaus County Sheriff's Department for Police Services. Fire services are provided by the Stanislaus Consolidated Fire Protection District. Public Transit services are provided by Stanislaus Regional Transit. Library services are provided by Stanislaus County. Animal Control Services are provided via a contract with the City of Oakdale.



2015-2016 Annual Budget

General Information

Education

The City of Riverbank is serviced by 2 school districts. During the 2014-15 school year the Riverbank Unified School District served 2,823 students in Kindergarten through high school in two elementary, one charter school, one middle, one high, and one alternative school. The Sylvan School District served 856 students and is located within the Crossroads development.

The City of Riverbank is near one college and one university campus. Modesto Junior College, located in the city of Modesto, serves more than 19,262 students. California State University, Stanislaus, located in the city of Turlock, serves more than 8,900 students.

Employment

According to the State Employment Development Department, as of April 2015, the Stanislaus County labor market provided 213,900 wage and salary jobs and had an unemployment rate of 9.8%. The City of Riverbank has an April 2015 unemployment rate of 9.7%. The City of Riverbank had a civilian labor force of 11,200, with approximately 10,100 employed workers. Of this total, 25.6% of jobs were in Management, Professional & Related occupations, 14.77% in Service Occupations, 22.4% in Sales & Office occupations, 20.8% in Production, Transportation & Material Moving occupations, and 11.85% in Construction, Extraction & Maintenance occupations.

Business & Industry

The City of Riverbank successfully mixes manufacturing and a variety of retail centers in its business community.

The City is home to the Riverbank Industrial Complex which houses a variety of national & international industrial & manufacturing companies.





2015-2016 Annual Budget

General Information

Business & Industry

Retail businesses in Riverbank take many forms. The Crossroads Shopping Center is a regional center that serves as home to Home Depot, Target, Kohl's, Staples, PetCo and BevMo., and the newly built Ulta, along with a variety of smaller stores. There is a small retail area in downtown Riverbank that is going to be completely revitalized during the upcoming years. There are several other shopping areas located throughout the City, including the CVS and River Heights Shopping Centers.

There are currently 562 businesses, including home occupations, that are registered for business licenses with the City of Riverbank. Several of Riverbank's major employers are listed below.

Riverbank's Top Ten Employers (Ranked by Employment Size)

Company/Organization	Type of Industry	Number of Employees
Riverbank School District	Education	302
Silgan Containers	Metal Can Manufacturer	208
Target Corporation	General Retail	185
Applebee's Restaurant	Restaurant	135
Home Depot	Building Supply	119
Kohl's	General Retail	117
SaveMart	Grocer	112
Red Robin	Restaurant	100
Telecontact Resource Services	Marketing	100
Monschein Industries	Cabinet Manufacturer	100





Recreation & Leisure

The City of Riverbank is home to a total of 13 parks, including 3 major city parks, a skate park, and a recently completed sports complex. The city is also the home of Jacob Meyers Park, a 55 acre regional park located along the Stanislaus River. The park has 8 developed acres with amenities such as playground equipment, barbecue areas, a boat ramp, and a picnic gazebo. A one mile loop pedestrian/bike trail and group camping area is open to the public.

Major community events include the Riverbank Cheese & Wine Festival held every October, the Farmers' Market held throughout the summer, and the annual Halloween Haunted Hayride.



SCIENCE CAMP



KENNEDY MEADOWS
TEEN TRIP



RIVERBANK CHEESE & WINE



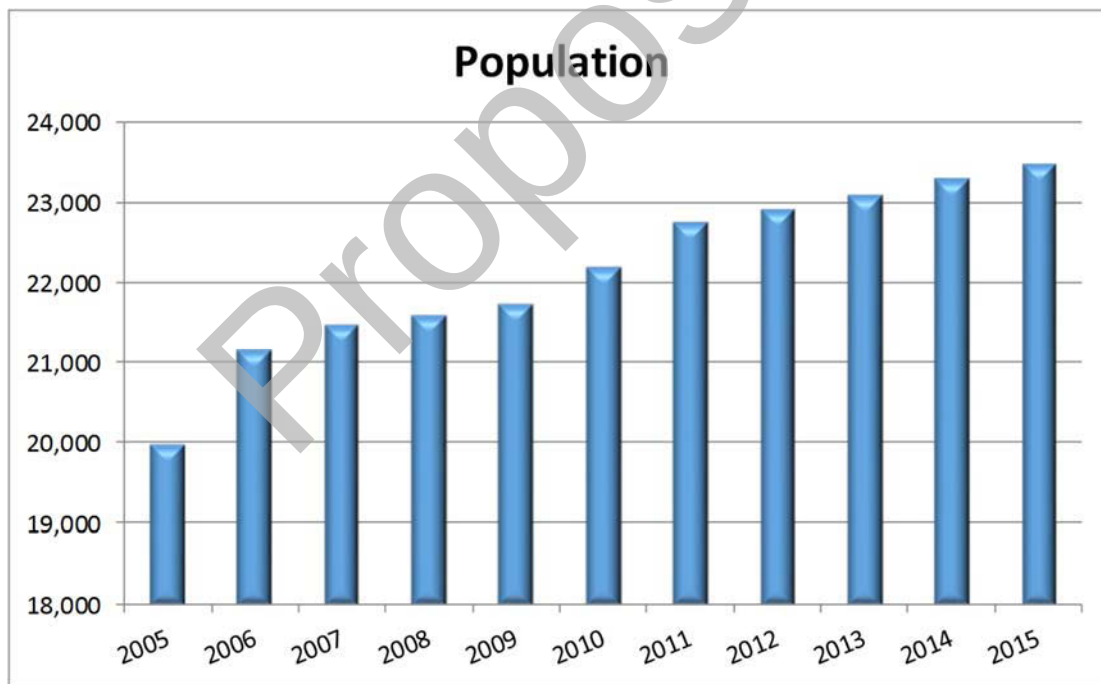
GOT COLOR FUN RUN



Population

The City of Riverbank experienced significant growth between 2003 and 2006, seeing a increase of 22.1% in population, equating to over 3,800 new residents to our beautiful city. During this time period, the City underwent significant growth in new housing construction due to the development of the Crossroads Subdivision.

Our growth rate slowed down significantly from 2007 to 2009, where the City's population grew by only 3.2%. During the past 3 years, the City, and the nation in general, has experienced a significant slow down in the new housing construction market as well as a decrease in housing turnover attributing to the slow down in population growth. As of January 1, 2015, the State of California Department of Finance estimated the City of Riverbank's population at 23,485 residents.





Housing

The community is comprised of residences of all types and at a range of costs. As with the population, during 2003-2007, the City's home assessed values grew by 131.7%. From 2007-2010, The city has experienced a significant decrease of 25.7% in the assessed values of the homes located within Riverbank.

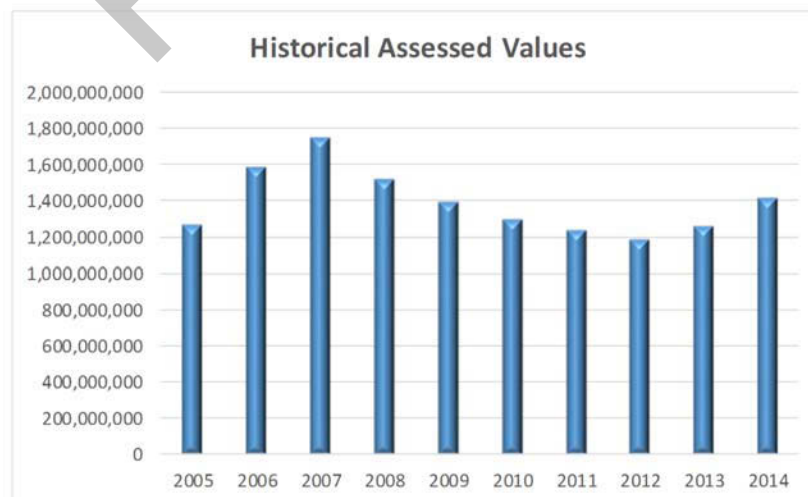
Due to the downturn in the housing market caused by the sub-prime mortgage loan problem, the Stanislaus County Assessors' Office re-assessed all of the homes purchased during 2004-2007. This led to a 13.32% decrease in assessed values for the homes in 2008.

In 2009, the County Assessor's office once again re-assessed properties within the City. This time, they opted to look at the values of all the homes in Riverbank, leading to an additional decrease of 8.24%.

In 2010, the County Assessor's once again re-assessed properties within the City. This led to a 6.61% decrease in assessed value.

In 2011, a fourth Proposition 8 reassessment was conducted by the County Assessor's Office leading to an additional 4.98% decrease.

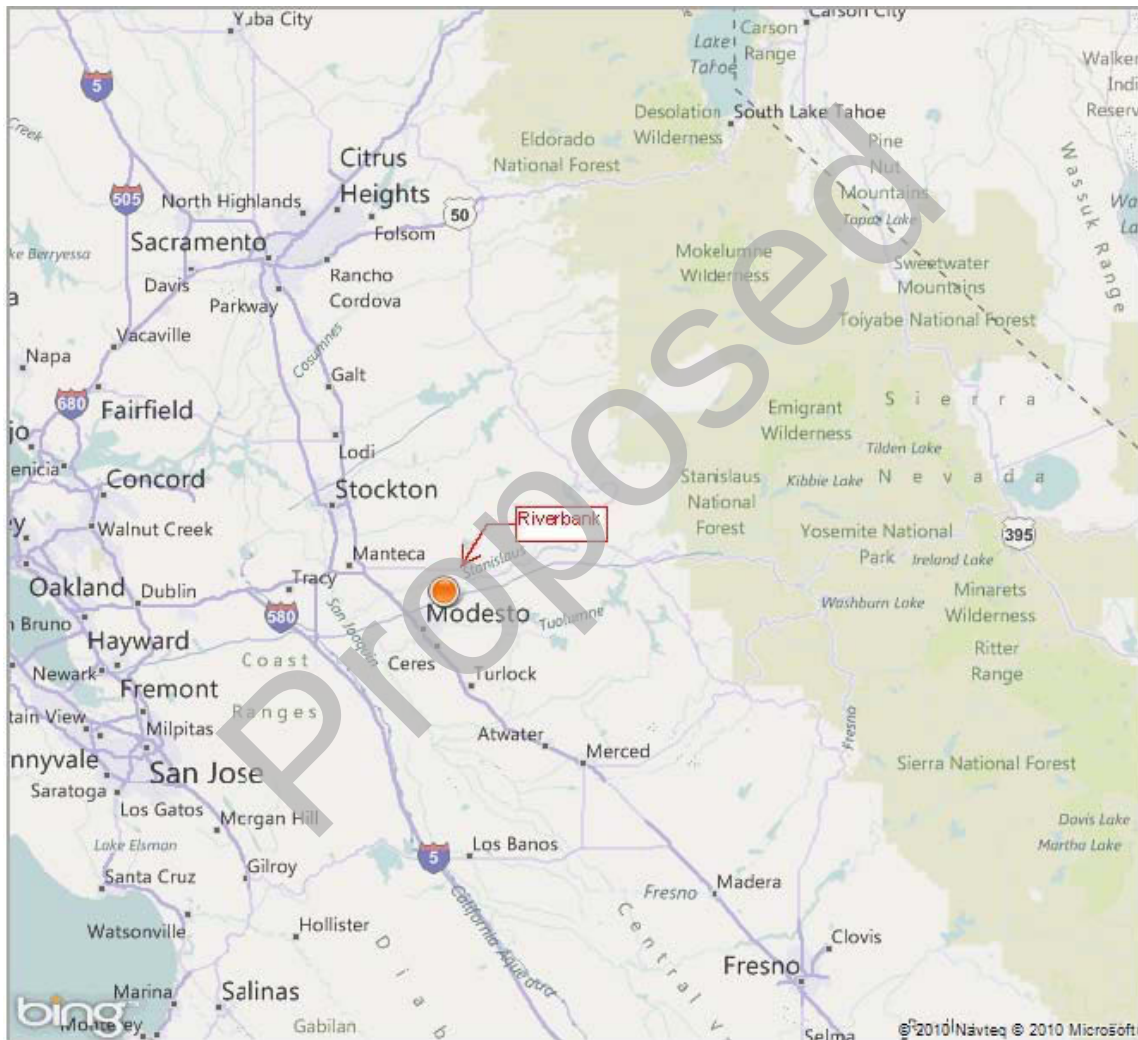
New home construction and sales have begun to increase in the City. This, in conjunction with anticipated increases in property values throughout the City is projected to boost the City's Property Tax Revenues.



Source: Stanislaus County Assessors Office



Riverbank At a Glance





2015-2016 Annual Budget

General Information

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2015-2016 Annual Budget

The Budget Process

The Budget Process

The City Manager's recommended operating budget is presented as the City of Riverbank's Budget of Municipal Services for the period beginning July 1, 2015 and ending June 30, 2016. The 2015-16 Annual Budget is divided into three sections: budget tables identifying the City's overall financial plan; operating plans for all City Departments; and summary tables of all miscellaneous funds.

The development, evaluation, and production of the annual operating budget is a lengthy process involving many different steps and many members of the staff, as well as the valued input of the Budget Advisory Committee. The schedule that follows outlines the major elements in the operating budget development process. The schedule is approximate and covers one complete budget cycle.

October – December

The budget for the current fiscal year is reviewed by staff to determine if any modifications in format or content should be considered for inclusion in next year's budget document.

Council meets to set its priorities and goals and establish policy direction. Instructions for budget development based on Council policy are provided to the departments as necessary.

Finance staff works with the City Manager to design the budget, with the goal of presenting to the Council a document that is easily understood and contains the information necessary for the Council to make reasoned policy decisions.

December

The Finance Department develops the budget manual and guidelines for City departments to use in preparing their budget requests.

January

A budget kickoff meeting is held for all management involved in the budget process. Finance staff presents a financial picture of the current fiscal year and prepares a beginning base budget for each department. The City Manager asks the Department heads to begin preparing their budget proposals for the upcoming fiscal year.

February

The Finance staff presents to the City Council a mid-year fiscal review, which addresses General Fund revenues and expenditures and projects their status to the end of the fiscal year with respect to the budget.



2015-2016 Annual Budget

The Budget Process

March

The City Manager and Finance staff refines funding resources for the ensuing fiscal year and meets with the Department Heads to review each department's base budget. Program reductions are developed if necessary.

During this month, departments also review program narratives and their performance measure statements. These measurements assess the quality and performance levels of programs.

Council meets to set its priorities and goals and establish policy direction. Instructions for budget development based on Council policy are provided to the departments as necessary.

April

Departments submit supplemental budget requests. These requests outline new programs and personnel needs and their funding requirements. The City Manager then meets with the Department Heads to discuss the merits of these requests and the impact to the General Fund.

The fee schedule is reviewed and a corresponding staff report is developed.

May-June

Citizen input into the budget process is encouraged at a public workshop and public hearings held by the City Council. Council adopts resolutions implementing the operating budget, as well as revised fee schedules. The resolutions reflect any changes to the proposed budgets and fee schedule as directed by the Council based on its budget deliberations.

Finance and Development Services staffs meet to discuss the Capital Improvement Program (CIP) budget and review proposed expenditures for major construction or repair of city facilities and buildings. This work team also determines the time frames of the projects, the sources of the projects' funding, and the operating impacts on the General Fund. The Capital Improvement Projects budget is based on a five-year program for investment in the City's infrastructure.

July

The new fiscal year begins on July 1; the annual operating budget becomes effective.



2015-2016 Annual Budget

Financial Policies & Practices

Financial Policies & Practices

The material in this section is based on City policies and practices, and recommendations developed by the National Advisory Council on State and Local Budgeting. Financial practices implement financial policy and form the City's internal control systems. This includes budget control, modified accrual basis of accounting, debt management, and risk management.

Financial Reporting Policies

- A financial report will be prepared monthly to show the month's revenue and expenditure activity. Each department will be provided with a copy of their departments reports.
- The City will submit quarterly reports to the City Council comparing actual revenues and expenditures to budget amounts, which will include a written analysis.
- A financial report will be prepared at the end of each fiscal year to show details of the actual revenue received and appropriations expended.
- In accordance with State law, a monthly investment report will be prepared and presented to the City Council to account for the amounts, placements, and yields of the City's invested funds.
- In accordance with State law, an independent accounting firm will perform an annual audit of the financial statements of the City and will publicly issue an opinion thereon.

Basis of Budgeting/Basis of Accounting

The City of Riverbank prepares its budget and maintains its accounting records under the modified accrual basis of accounting. This basis is consistent with Generally Accepted Accounting Principles (GAAP) applicable to local government as recommended by the Governmental Accounting Standards Board (GASB). The City's accounts are organized on the basis of funds, each of which is considered a separate accounting entity, and which are required by State or Federal law or proper accounting practice.



Basis of Budgeting/Basis of Accounting

The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues, and expenditures. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

The operating budget includes proposed spending from many different funds. Depending on the type of service provided by a department, expenditures may be authorized from a number of funds. The majority of traditional City services are funded through the General Fund.

Expenditures may not legally exceed appropriations at the departmental level in the Governmental Fund types. Grant funds, special revenue funds, and capital funds are maintained according to the specific requirements of the project and may have different accounting treatments.

The City's financial system treats encumbrances as budgeted expenditures in the year the commitment to purchase is made. Encumbrances outstanding at year-end are reported as reserved fund balances since they are neither expenditures nor liabilities. All appropriations lapse at fiscal year-end, which means the authority to spend the money for that certain purpose has expired. Fund balances may be encumbered for use at some future date.

Revenues are recognized in the accounting period in which they become both measurable and available. Accordingly, revenues are recorded when received, except that revenues subject to accrual are recognized when due. Revenues susceptible to accrual are Property taxes, Sales taxes, Franchise taxes, intergovernmental revenue, interest revenue and other taxes.

Governmental Funds

All governmental funds are accounted for on a spending or "financial flow" measurement focus, which means that only current assets and current liabilities are generally included on their balance sheets. Their reported unreserved fund balance is considered a measure of "available spendable resources". Governmental fund operating statements present increases (revenues and other financing resources) and decreases (expenditures and other financing uses) in net current assets.



Governmental Funds

Accordingly, they are said to present a summary of sources and uses of “available spendable resources” during a period. Non-current portions of advances to other funds, deposits and notes receivable are reported on their balance sheets, regardless of their spending measurement focus. Special reporting treatments are used to indicate, however, that they should not be considered “available spendable resources” since they do not represent net current assets. Non-current portions of advances, deposits and notes are offset by fund balance reserve accounts.

General Fund - The general fund is the general operating fund of the City. It is used to account for all financial resources except those that require accounting in another fund.

Special Revenue Funds - The special revenue funds are used to account for the proceeds of specific revenue sources that are legally restricted to expenditures for specific purposes.

Debt Service Funds - The debt service funds are used to account for the accumulation of resources for, and the payment of, general long-term debt principal, interest, and related costs.

Capital Projects Funds - The capital projects funds are used to account for financial resources to be used for the acquisition or construction of major capital facilities (other than those financed by proprietary funds), including Redevelopment.

Proprietary Funds

The Proprietary funds are accounted for on a cost of services measurement focus, which means that all assets and all liabilities, whether current or non-current, associated with its activity are included on its balance sheet. The reported fund equity is segregated into reserved and unreserved (available for spending) retained earnings components. Proprietary fund type operating statements present increases (revenues) and decreases (expenditures) in total assets.

The City’s proprietary funds include the Water & Sewer Funds.



Financial Policy Statements

Financial policy statements articulate the premises of City policy on various financial transactions the City encounters in the course of its day to day operations. These policy statements are listed below by subject area.

Capital Improvement and Asset Policies

- ◇ The City will make all capital improvements in accordance with an adopted capital improvements program.
- ◇ The City will develop a twenty-year plan for capital improvements and update it annually.
- ◇ The City will enact an annual capital budget based on the twenty-year capital improvement plan, subject to available funds.
- ◇ The City will coordinate development of the capital improvement budget with development of the operating budget. Future operating costs associated with new capital improvement will be projected and included in operating budget forecasts.
- ◇ The City will adopt practices and procedures for capital asset acquisition, maintenance, replacement and retirement.
- ◇ The City will strive to maintain all of its assets at a level adequate to protect the City's capital investments and minimize maintenance and replacement costs.
- ◇ The City will identify the estimated costs and potential funding sources for each capital project proposal before it is submitted to the City Council for approval.
- ◇ The City will consider alternative means to finance all new capital improvement projects to determine the least costly financing method.



2015-2016 Annual Budget

Financial Policies & Practices

Financial Policy Statements

Investment Policies

- ◇ The collection, deposit, and disbursement of all funds will be appropriately scheduled to ensure the timely investment of funds and payment of expenditures.
- ◇ The accounting system will provide regular information concerning cash positions and investment performance.
- ◇ In accordance with the provisions of the California Government Code, the City shall prepare an annual *Statement of Investment Policies* to be formally adopted by the City Council each year.

Operating Budget Policies

The City operates under the general laws of the State of California and annually adopts a budget for its governmental and proprietary funds to be effective July 1 for the upcoming fiscal year. From the effective date of the budget, which is adopted and controlled at the departmental level, the amounts stated therein as adopted expenditures become appropriations to the various City departments. Debt service (principal & interest payments) on bond issues constitutes a legally authorized “non-appropriated budget.” Budget information is presented for general, special revenue, debt service, and capital projects funds on a one-year budgetary basis.

- ◇ The City will avoid budgetary procedures that balance current expenditures at the expense of meeting future years’ expenses, such as postponing expenditures, accruing future years’ revenue, or rolling over short-term debt.
- ◇ Provisions will be made for adequate maintenance of capital plant and equipment and for their orderly replacement, within budgetary limits.
- ◇ The budget will provide for adequate funding of all retirement systems (PERS, Union Retirement) in accordance with contractual commitments.
- ◇ The City will maintain a budgetary control system to help City staff adhere to the budget.



Financial Policy Statements

Operating Budget Policies

- ◇ The City will be held accountable for ensuring that department expenditures stay within budget appropriations.
- ◇ All requests for City Council action which have a financial impact on the City and/or its various funds shall be reviewed and approved by the City Manager and Director of Finance before such requests can be included in the City Council Agenda.
- ◇ Requests for additional positions will only be considered during the City's annual budget process, except in those areas deemed to be of an emergency nature by the City Manager.
- ◇ New positions and/or reclassified positions approved as part of the budgetary process shall be reviewed to determine the appropriateness of the assigned classification and/or salary structure.
- ◇ Where possible, the City will integrate performance measurement, service level and productivity indicators in the City's published budget document.
- ◇ The City will provide a financial impact analysis of all policy initiatives, service changes, and new programs or projects.
- ◇ The City will provide in the budget for adequate and orderly maintenance, repair, and replacement of capital assets.
- ◇ The City will aggressively seek State and Federal funds that are available for capital projects.
- ◇ Budget amendments or transfers between funds for \$5,000 or less require department head authorization, verification of available funding from the Finance Director, and approval from the City Manager. Transfers in excess of \$5,000 and all budget amendments that expand service levels require Council authorization in the form of an amending budget resolution.



Financial Policy Statements

Purchasing Policies

- ◇ Purchases will be made in accordance with all Federal, State and municipal requirements. If there are no specific requirements, purchases will be made in the best interest of the City.
- ◇ Purchases will be made in an impartial, economical, competitive, and efficient manner.
- ◇ Purchases will be made from the lowest-priced and most responsible vendor. Qualitative factors, such as vendor reputation and financial condition will be considered, as well as price.
- ◇ Preference will be given to purchase of like quality to vendors who maintain a place of business within the City.

Revenue Policies

- ◇ The City will endeavor to maintain a diversified and stable revenue system to shelter it from short-term fluctuation in any single revenue source.
- ◇ The City will estimate City annual revenues by an objective, conservative, analytical process.
- ◇ The City will strive to establish user charges and fees to recover the cost of providing the services and annually recalculate the full costs of activities supported by user fees to identify the impact of inflation and other cost increases.
- ◇ Non-recurring revenues will be used only to fund non-recurring expenditures.





Debt Administration & Policies

Debt Policies

- ◇ All long-term debt obligation requires City Council approval, and approval of the appropriate authority (i.e. Public Financing Authority).
- ◇ The City will not use long-term debt for current operations.
- ◇ The City will confine long-term borrowing to capital improvements or projects that cannot be financed from current revenues.
- ◇ When the City finances capital projects by issuing bonds, it will repay the bonds within a period not to exceed the expected useful life of the project.
- ◇ The City will maintain good communications with bond rating agencies about the City's financial condition. The City will follow a policy of full disclosure on every financial report and bond prospectus.
- ◇ Where possible, the City will use special assessment revenue, or self-supporting bonds instead of general obligation bonds.

As of June 30, 2014 the City's general long-term debt included items such as the ED Bank loan for the Downtown Beautification Project, the RAAP Specific Plan ED Bank Loan, and employee compensated absences.

Outstanding Long-Term Debt

As of June 30, 2015, the long-term debt for the City's Sewer Fund will have the following outstanding balances:

Sewer SRF Loan	414,329
2014 Bond Refinance	1,443,425
2014 WWTP Improvement Loan	3,845,992
Total	<u>\$5,703,746</u>



2015-2016 Annual Budget

Gann Appropriations Limit

Gann Appropriations Limit

In November 1979, the voters of the State of California approved Proposition 4, commonly known as the “Gann Initiative”. The Proposition created Article XIIB of the State Constitution, placing certain limits on the amount of revenue that can be appropriated each fiscal year. The limit is based on actual appropriations during the 1978/79 fiscal year. Only revenues that are considered to be “Proceeds of Taxes” are subject to the limit. The limit is recalculated each fiscal year based on certain inflation and population growth factors. Proceeds of taxes can, however, be spent on several types of appropriations that do not count against the limit, including voter approved debt, the costs of complying with court order and Federal mandates, and expenditures for qualified capital outlays. The table below lists budgeted revenues that comprise “Proceeds of Taxes” for purposes of ensuring that the City will not exceed its legal appropriation limit.

Proceeds from Taxes	FY 15/16
Sales Tax	\$2,748,600
Property Tax - Current Secured	1,226,400
Property Tax In Lieu of VLF	1,624,800
Motor Vehicle in Lieu	0
Franchise Fees	515,500
S/B 813 Supplemental Tax	13,200
Property Transfer Tax	41,600
Property Tax - Current Unsecured	66,200
Payment in Lieu of Taxes (PILOT)	29,700
Homeowners Property Tax Relief	15,600
Property Tax - Prior Unsecured	1,800
Highway Users Tax (Gas Tax)	483,700
Total Proceeds from Taxes	\$6,767,100

For Fiscal Year 2015-16 the City’s appropriation limit is \$17,922,108 an increase of \$791,341 from the prior year’s limit of \$17,130,767. The City’s amount of tax proceeds are estimated to be \$6,767,100 for fiscal year 2015-16. The City is currently at 38% of its limit.



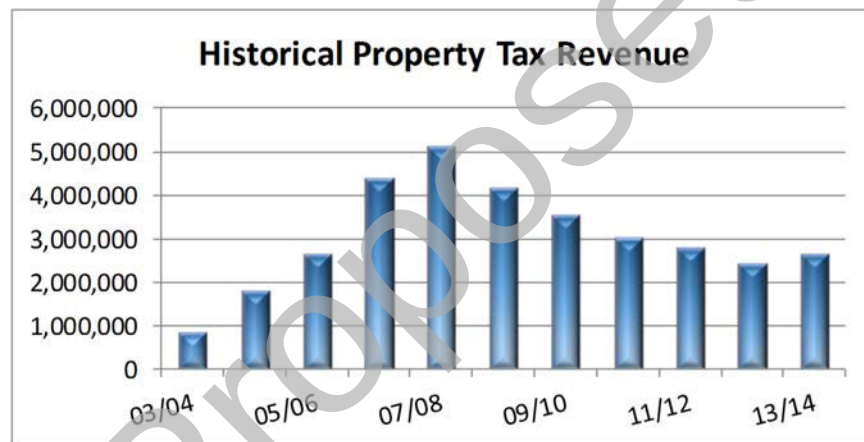
2015-2016 Annual Budget

Revenue Description & Overview

General Fund Revenue

Property Taxes

Description: Property tax is imposed on real property (land and permanent improvements) and tangible personal property (furniture, fixtures, and equipment). The general tax levy rate is 1% of the assessed value, adjusted by an annual inflation factor not to exceed 2%. Property in the State of California is generally reassessed only upon change of ownership. Property in Riverbank is assessed by the Stanislaus County Assessors Office. Cities and other local agencies, such as schools, special districts, and Stanislaus County share in Countywide property tax pool for purchases made within the county, but not within a specific jurisdiction. The chart below reflects a history of the City's property tax revenue.



Overview: Approximately 16% of the City's General Fund revenue is derived from local property taxes. The property tax is a major source of revenue for critical City services such as Police, Development Services, Parks and Recreation.

Due to the downturn in the housing market caused by the sub-prime mortgage problem, the Stanislaus County Assessors' Office has performed several reassessments over the past 3 fiscal years. The initial reassessment in 2008 caused a 13.32% decrease in assessed values, the 2009 reassessment lead to an additional decrease of 8.24%. In 2010, the Assessor's office once again re-assessed properties, leading to an additional 6.61% decrease in assessed value. In 2011, there was a fourth reassessment causing an additional 4.98% decrease. Over the past two fiscal years, the City has seen significant improvement in assessed values due to the reversal of the Proposition 8 decreases.

Outlook: For the new fiscal year, the outlook is positive with a 5% increase in assessed values reflected in the revenue projections.



2015-2016 Annual Budget

Revenue Description & Overview

General Fund Revenue

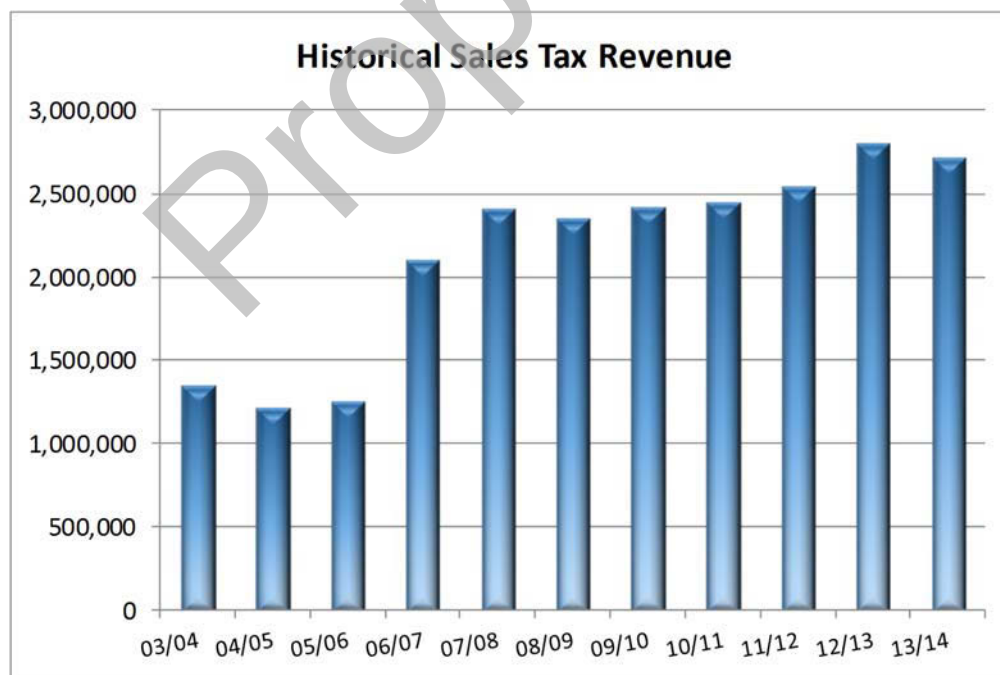
Sales Tax

Description: Sales and Use Tax is imposed on most retail transactions. The current sales tax rate in Stanislaus County is 7.375%.

Overview: With the passage of Proposition 57 (the Triple Flip) in March 2004, the State shifted .25% of the City's sales tax allocation to the State General Fund to pay for recovery bonds. The .25% shift in sales tax was replaced with an equal amount of property taxes. .

Outlook: Riverbank's economy is slowly beginning to recover, and sales tax figures are slowly returning to pre-economic downturn status. A 1.8% increase in revenues has been projected for the 2015-16 Fiscal Year.

The chart below reflects the history of the City's sales tax revenue.





2015-2016 Annual Budget

Revenue Description & Overview

General Fund Revenue

Licenses, Fees & Permits

Description: The City receives revenue from other sources such as Business License, Franchise Fees, and Building Permits. The City receives franchise fees from Modesto Irrigation District (MID), Charter Communication for cable television services, Pacific Gas & Electric Company and Gilton Solid Waste.

Overview: The City receives a 5% franchise fee from the gross revenues of Charter Communication, 5% from AT&T, 1.5% of gross revenues from MID, and approximately 2% from PG&E. The City receives an additional 1% in Public Education & Government franchise revenue from Charter & AT&T Communications for our Governmental Channel 2.

Building Permit Fees are calculated based on the square footage of a new home construction or based on the type of work to be performed. Currently, new home constructions have significantly decreased in the City.

Outlook: Franchise fees are expected to show modest annual increases over the next few years with a proposed increase (yet to be determined) in solid waste franchise fees. Building activity has renewed, with KB Homes continuing to build within the upcoming fiscal year.

Revenue from Use of Money (Interest Income)

Description: The City is able to generate income from its current assets. This includes the interest earned on investments.

Investments are made pursuant to the City's Investment Policy, which states that the City should use the Safety, Liquidity, Yield rule (also known as the "SLY" rule) as their criteria for selecting investments. The SLY rule states that the City should only operate in those investments that are considered very safe, investments that are liquid (can be "cashed in" at any moment in time when the need for unexpected funds occurs), and that yield a high rate of return (yield is the potential dollar earnings an investment can provide).

Overview: In July of 2007, the City revised the Investment Policy in order to diversify the type of investments that we were allowed to make.

Outlook: The City currently has the majority of its surplus cash invested in the Local Agency Investment Fund (LAIF). The portfolio has been diversified through investments in CD's as well as Agency Bonds. These investments are fully insured by the FDIC.



2015-2016 Annual Budget

Revenue Description & Overview

General Fund Revenue

Motor Vehicle in Lieu Fees

Description: Motor Vehicle in Lieu Fees (VLF) are received from the State of California. VLF is paid initially at the date of purchase of new or used vehicles. In subsequent years, it is remitted as part of the vehicle registration process.

Overview: Until 1998, the VLF rate in California was 2% of a vehicle's assessed value. At that time, the State reduced the Vehicle License Fee (VLF) in two stages to 0.65%. This portion of the fees is a property tax, so this reduction is a property tax relief for the people of California. Until fiscal year 2003/04, the State had backfilled this loss of City revenue. As a result of Proposition 1A (Local Government Agreement) passing in November 2004, VLF will remain permanently at 0.65% of assessed value and the State will no longer backfill the revenues to local government. Instead, beginning in fiscal year 2004/05, the City has been receiving additional property tax revenues to compensate (known as the VLF Swap) from Stanislaus County.

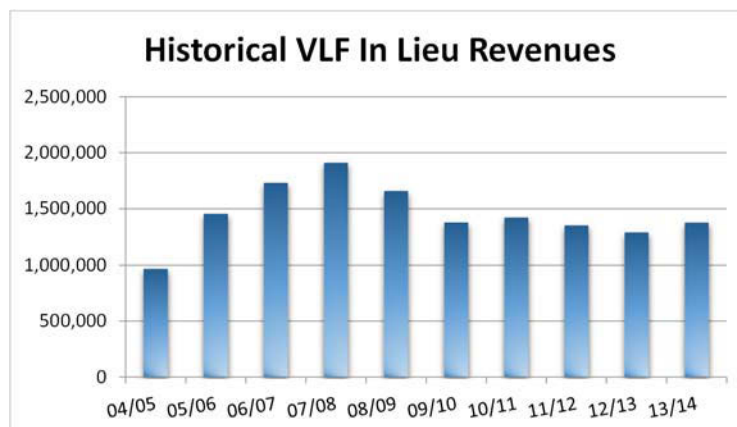
Outlook: In 2011, the Governor signed SB89. The provisions in SB 89 shifted hundreds of millions of Vehicle License Fee revenues to fund the state law enforcement grants (COPS/SLESF) beginning FY 2011-12. For the current fiscal year, the City is not anticipating the receipt of VLF monies.

Property Tax in Lieu of Vehicle License Fees

Description: This revenue source accounts for the 1.35% Property Tax received from the State, which is in lieu of receiving the full 2% vehicle license fee.

Overview: The State first began allocating this revenue source during the 2004-2005 fiscal year. Because it is classified as a "property tax", the calculation of this revenue source is dependent on the assessed values of the properties located within the City.

Outlook: This revenue source will see an increase in comparison to the revenues received during 2014-15 due to the anticipation that property values have increased. A 5% increase has been factored in.





2015-2016 Annual Budget

Revenue Description & Overview

General Fund Revenue

Police Services Revenue

Description: The City receives a variety of revenues generated by our Riverbank Police Services (RPS), which serves to offset the cost of the contract held with the Stanislaus County Sheriff's Office. These revenues include Vehicle Code Fines, Police Reports, Vehicle Towing Release Fees, and Moving Violations, among others.

Overview: In October of 2009, the City Council adopted an ordinance under which the deputies would be able to write citations under the City's Municipal Code instead of the State's Vehicle Code. The deputies would have the ability to write citations for smaller infractions (such as rolling through a stop sign or speeding). 100% of the fines assessed came to the City instead of going through the State. In February 2010, the State Senate enacted Senate Bill 949, which expressly prohibits a City from assessing a fine, penalty or fee for the violations of certain Vehicle Codes. This bill went into effect July 1, 2011.

Outlook: A 2.16% increase is anticipated for the vehicle release revenue for the 2015-16 Fiscal Year.





2015-2016 Annual Budget

Revenue Description & Overview

Special Revenue Funds

Gas Tax (Highway Users Tax)

Description: An 18 cent per gallon tax (excise tax) on fuel. Funds are received from the State of California which are apportioned based on the City's population. The revenues may be expended only for street and road repair, maintenance, design, construction, and traffic signal design and installation.

Overview: In March 2010, the legislature passed ABx8 6 and ABx8 9, which contains provisions for a swap of state sales tax on gasoline for a gasoline excise tax. This new law provides for the following: (1) repeals the state sales tax on gasoline, (2) increases the excise tax on gasoline by 17.3 cents and adds an annual CPI increase, (3) increases the sales tax on diesel by 1.75% and allocates 75% to local transit agencies and 25% to state transit programs.

Outlook: For the 2015-16 fiscal year, we are anticipating a decrease of 23.5% in revenues due to a change in the excise tax .

Local Transportation Funds (LTF)

Funds are appropriated by the State of California to our regional Transportation Authority, StanCOG. Funds are to be used on non-motorized projects such as the planning & construction of bicycle lanes & trails, and on projects such as street overlays.



Slurry Seal Project - Funded by LTF



2015-2016 Annual Budget

Revenue Description & Overview

Other Fund Revenues

Abandoned Vehicle Abatement Fees: Fees received from the Abandoned Vehicle Abatement Program administered by Stanislaus County. The fees received provides funding for the removal of abandoned vehicles, which are a public nuisance. The County collects the fees by imposing a \$1 registration fee for all vehicles registered within the County.

System Development Fees: The City of Riverbank established public facility impact fees (also known as System Development Fees) by Resolution in order to make reasonable provisions for new facilities. As required by the City's General Plan, new development should provide for adequate public facilities and new development would bear the fair share of providing such facilities. Such fees may include charges for drainage improvements, traffic and roadway improvements, and other capital improvements such as parks and public buildings. The City Council approved increases to the City's development impact fees in 2015.

Proprietary Fund Revenues

Sewer Service Charge: The major source of revenue for the Sewer fund is Sewer Service Charges. These are the charges made to residential & commercial customers on a bi-monthly basis. These charges are used to maintain the City's sewer lines and to fund the activities of the Waste Water Treatment Plant.

Water Revenues: This is the major source of revenue for the Water fund. These charges are made to all customers who receive water service from the City. The charges are used to maintain the City's water lines and the 11 wells that currently provide water for the City of Riverbank.



FY 2015-16 Central Ave. (SDF Project)



FY 2014-15 Biolac System @ WWTTP



FY 2015-16 Water AMI System Project



Personnel Benefits

Salary Expenditures

Description: The City of Riverbank currently employs 47 full-time employees. The City has labor contracts with its two bargaining units: the Miscellaneous Bargaining Unit, which represents the field-level employees, and the Mid-Management Bargaining Unit, which represents all of the mid-managers.

Overview: The City negotiated a new 2 1/2 year contract with the Miscellaneous and Mid-Management bargaining unit. The contract will expire June 30, 2017. Labor negotiations for a new contract will begin in January 2017.

Salary Allocations: Personnel salaries and their associated benefits are budgeted within their base department. When an employee works outside of their base department, the other funds are charged a management fee.





2015-2016 Annual Budget

City Personnel Information

Personnel Funded Positions By Department

<u>Department</u>	<u>Division</u>	<u>FTE</u>	<u>Position</u>
City Manager		1	City Manager
Finance	Finance	1	Director of Finance
		1	Accounting Manager
		3	Account Clerk II
		.5	Collections Clerk
		1	Housing Specialist II
	Housing	.5	Administrative Intern
	Planning	1	Planning & Building Manager
		1	Sr. Community Development Specialist
	Building	1	Building Inspector II
Development Services	Development Services Administration	1	Construction Inspector I
		1	Public Works Superintendent
		1	Dev. Services Admin. Manager
		1	Project Coordinator
		2	Administrative Assistant
		.5	Administrative Intern
	Streets/Sewer Collection	1	Public Works Supervisor
		1	Sr. Maintenance Worker
		1	Maintenance Worker II
		3	Maintenance Worker I
	Waste Water Treatment Plant	1	WWTP Supervisor
		1	Sr. WWTP Operator
		1	WWTP Operator I
	Water	1	Water Supervisor
		1	Sr. Water Maintenance Worker
		2	Water Maintenance Worker II
		1	Water Maintenance Worker I
	Neighborhood Improvement	1	Neighborhood Imp. Officer II
	Mechanic	1	City Mechanic



2015-2016 Annual Budget

City Personnel Information

Personnel Funded Positions By Department

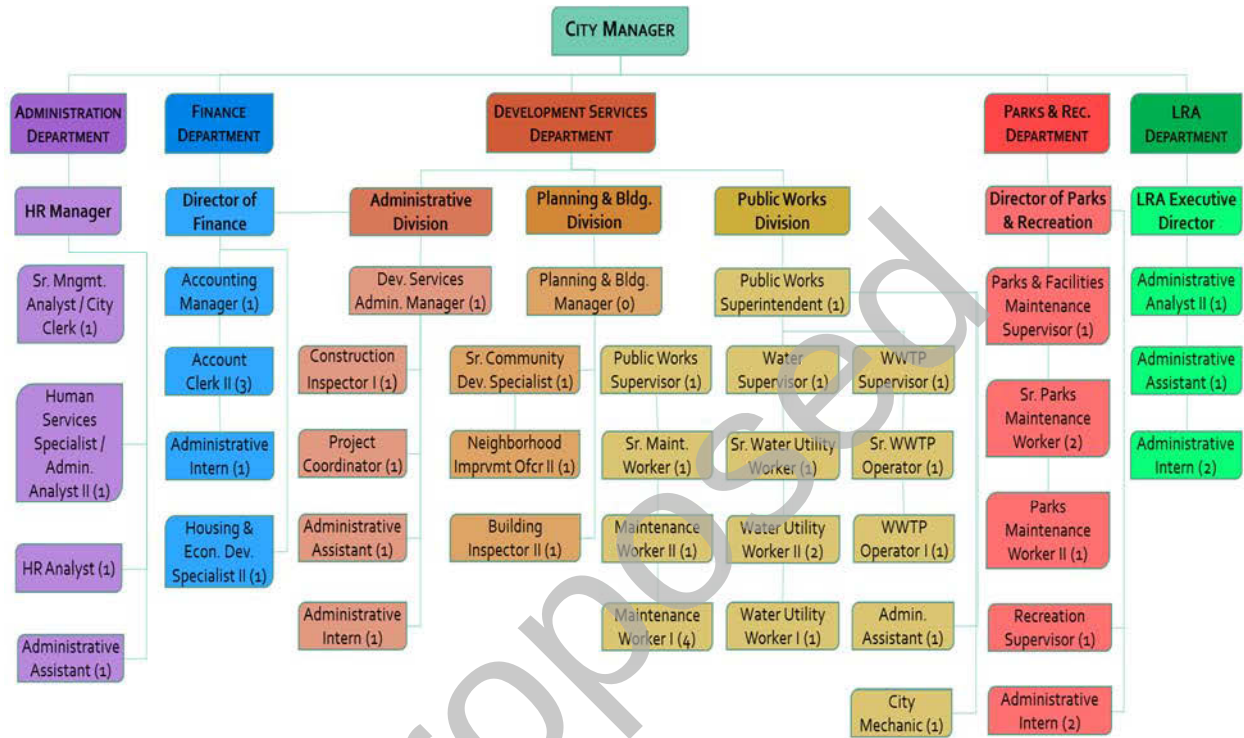
<u>Department</u>	<u>Division</u>	<u>FTE</u>	<u>Position</u>
Administrative Services		.5	Human Resources Manager
		1	City Clerk/Sr. Management Analyst
		1	Human Resources Analyst
		1	Human Services Specialist/Administrative Analyst II
		1	Administrative Assistant—Confidential
Parks & Recreation	Recreation	1	Director of Parks & Recreation
		1	Recreation Supervisor
		1	Administrative Intern (2 PT Positions)
	Parks	1	Parks Supervisor
		2	Sr. Parks Maintenance Worker
		1	Parks Maintenance Worker II
	Building Maintenance	1	Sr. Facilities Maintenance Worker
Local Redevelopment Authority		1	Executive Director
		1	Management Analyst
		1	Administrative Assistant



2015-2016 Annual Budget

City Personnel Information

City-Wide Organizational Chart





2015-2016 Annual Budget

City Personnel Information

Personnel Unfunded Positions By Department

<u>Department</u>	<u>Division</u>	<u>FTE</u>	<u>Position</u>
Administrative Services		1	Administrative Services Director
		1	Administrative Clerk
Development Services		1	Development Services Director
	Planning	1	Associate Planner
	Building	1	Sr. Building Inspector
		1	Building Technician
	Streets/Sewer	2	Maintenance Worker I
	Mechanic	1	Assistant Mechanic
	Neighborhood Improvement	1	Neighborhood Imp. Officer I
Parks & Recreation	Parks	2	Parks Maintenance Worker I
	Building Maintenance	1	Facilities Maintenance Worker I
Police Services		1	Deputy Sheriff
		1	Detective



Personnel Benefits

PERS Retirement System

Description: The City of Riverbank participates in the Public Employee Retirement System in lieu of providing Social Security benefits for full-time employees. There are current three PERS Rate Tiers that are applicable to city employees based on date of hire.

Overview: As part of the labor contracts with the Miscellaneous and Mid-Management Bargaining Units, the City has negotiated for the groups to pay the Employee portion (7%) for the term of their contract. This contract ends on June 30, 2017. The City continues to pay the Employer portion.

Outlook: For the 2015-16 fiscal year the City will experience changes in Employer Tier I rates and a decrease in Tier II and Tier III rates as follows:

Tier	FY 14/15	FY 15/16	Increase (dec.)
I	13.578%	16.133%	2.555%
II	8.005%	6.709%	(1.296%)
III	6.250%	6.237	(0.013%)

Medical Health Benefits

Description: The City of Riverbank currently provides its full-time employees with medical benefits through the San Joaquin Valley Insurance Association. Both an HMO and an HSA Plan are offered. With the HSA program, the City deposits a monthly allocation to each employees account for payment of their deductible. In addition, the City pays the monthly premium associated with all medical plans.

Outlook: A 5% increase in insurance premium costs is anticipated to take effect as of January 1, 2016.



2015-2016 Annual Budget

Budget Information

2015-2016 Annual Budget Information

Proposed



**CITY OF RIVERBANK
FUND SUMMARIES
2015-2016 ANNUAL OPERATING BUDGET**

FUND	ESTIMATED	TRANSFERS	ESTIMATED	TRANSFERS	SALARIES	OPERATIONS			ESTIMATED	STRUCTURAL	FUND	FUND	RESERVE	FUND
NO. FUND NAME	REVENUES	IN	TOTAL REVENUES	OUT	AND BENEFITS	AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	TOTAL EXPENDITURES	SURPLUS (DEFICIT)	BALANCE 6/30/2015	BALANCE 6/30/2016	%	NO.
101 GENERAL FUND	6,904,700	1,527,000	8,431,700	443,000	2,974,850	5,075,850	35,500	124,900	8,654,100	(222,400)	857,450	635,050	7.5%	101
SPECIAL REVENUE FUNDS														
102 Gas Tax Fund	488,000	178,100	666,100	33,800	403,800	343,600	58,800	0	840,000	(173,900)	404,800	230,900	35%	102
103 Storm Drain Fund	0	0	0	0	0	1,900	0	0	1,900	(1,900)	3,989	2,089	0%	103
104 Prop 1B Fund	0	0	0	0	0	0	0	0	0	0	0	0	0%	104
117 Code Enforcement Fund	17,500	69,700	87,200	0	82,500	4,700	0	0	87,200	0	0	0	0%	117
118 Community Center Fund	136,250	15,000	151,250	0	46,000	92,450	0	0	138,450	12,800	0	12,800	8%	118
119 Equipment Pool Fund	309,500	0	309,500	0	97,400	212,100	0	0	309,500	0	0	0	0%	119
125 Special Projects Fund	80,100	0	80,100	0	0	0	0	0	0	80,100	83,949	164,049	205%	125
126 Vehicle Tow Fund/Grants	9,000	0	9,000	0	0	17,100	0	0	17,100	(8,100)	37,400	29,300	326%	126
132 Weed Abatement Fund	2,600	0	2,600	0	0	7,000	0	0	7,000	(4,400)	46,218	41,818	1608%	132
134 Recreation & Park Develop.	37,100	353,300	390,400	0	357,600	32,800	0	0	390,400	0	0	0	0%	134
137 Worker's Comp Liability	278,100	0	278,100	0	0	277,900	0	0	277,900	200	231,581	231,781	83%	137
138 General Liability	205,000	0	205,000	0	0	195,000	10,000	0	205,000	0	83,400	83,400	41%	138
162 Quimby Fees	100	0	100	0	0	0	0	0	0	100	108,387	108,487	108487%	162
176 P.S. Augmentation Fund	90,000	0	90,000	90,000	0	0	0	0	90,000	0	0	0	0%	176
196 Teen Center Fund	2,500	0	2,500	0	0	0	5,000	0	5,000	(2,500)	3,699	1,199	48%	196
SYSTEM DEVELOPMENT FUNDS														
140 Sys Dev. Fees - Bridges/Roads	40	0	40	0	0	0	0	0	0	40	33,653	33,693	84233%	140
145 Sys Dev. Fees - Overpasses	400	0	400	0	0	0	0	0	0	400	175,671	176,071	44018%	145
146 Sys Dev. Fees - RR Crossing	0	0	0	0	0	0	0	0	0	0	398	398	0%	146
205 Sys Dev. Fees-Streets/PW	106,844	0	106,844	22,800	0	0	558,958	0	581,758	(474,914)	2,834,653	2,359,739	2209%	205
208 Sys Dev. Storm Drainage	3,946	0	3,946	0	0	0	53,537	0	53,537	(49,591)	289,232	239,641	6073%	208
209 Sys Dev. Parks & Recreation	125,618	0	125,618	0	0	0	53,454	0	53,454	72,164	300,839	373,003	297%	209
210 Sys Dev. Police/General Gov.	103,784	0	103,784	0	0	0	0	0	0	103,784	244,445	348,229	336%	210
211 System Admin. Fees	0	0	0	0	2,900	0	0	0	2,900	(2,900)	2,969	69	0%	211
212 Sys Dev. Imaging Fee	7,100	0	7,100	0	0	3,000	0	0	3,000	4,100	4,319	8,419	119%	212
222 Crossroads Undergrouding	13,500	0	13,500	0	0	0	0	0	0	13,500	1,393,371	1,406,871	10421%	222



**CITY OF RIVERBANK
FUND SUMMARIES
2015-2016 ANNUAL OPERATING BUDGET**

FUND		ESTIMATED	TRANSFERS	TOTAL	TRANSFERS	SALARIES	OPERATIONS		ESTIMATED	STRUCTURAL	FUND	FUND	RESERVE	FUND	
NO.	FUND NAME	REVENUES	IN	REVENUES	OUT	AND	AND	CAPITAL	DEBT	TOTAL	SURPLUS	BALANCE	BALANCE	%	FUND
						BENEFITS	MAINTENANCE	OUTLAY	SERVICE	EXPENDITURES	(DEFICIT)	6/30/2014	6/30/2015		NO.
HOUSING FUNDS															
139	HCD Old Program Income	1,000	0	1,000	0	20,000	300	0	0	20,300	(19,300)	42,991	23,691	2369%	139
153	HCD CDBG Fund	27,700	0	27,700	0	40,000	1,700	0	0	41,700	(14,000)	194,162	180,162	650%	153
154	HCD HOME Fund	0	0	0	0	0	20,200	0	0	20,200	(20,200)	314,050	293,850	0%	154
155	HCD CAL-HOME Fund	100	0	100	0	0	0	0	0	0	100	88,557	88,657	88657%	155
168	LMI Housing Asset Fund	100	0	100	0	0	0	0	0	0	100	81,258	81,358	81358%	168
213	Federal & State Grants	107,300	0	107,300	0	107,300	0	0	0	107,300	0	0	0	0%	213
SEWER ENTERPRISE FUNDS															
106	Sewer Fund	2,028,700	119,600	2,148,300	1,124,200	486,800	693,000	17,600	9,900	2,331,500	(183,200)	570,100	386,900	18%	106
107	Sewer Debt Service	2,000	499,800	501,800	65,600	0	8,200	0	643,400	717,200	(215,400)	557,758	350,558	70%	107
108	Sewer Capital Imp. Fund	200	37,000	37,200	0	0	0	975,035	0	975,035	(937,835)	1,370,126	432,291	1162%	108
124	S.W. Sewer Fund	0	0	0	0	0	0	0	0	0	0	0	0	0%	124
158	Sewer Connection Fund	17,000	0	17,000	0	0	0	0	0	0	17,000	253,728	270,728	1593%	158
207	System Development-WW	133,398	0	133,398	0	0	0	0	0	0	133,398	273,701	407,099	305%	207
WATER ENTERPRISE FUNDS															
114	Water Fund	1,756,700	0	1,756,700	616,300	481,800	591,800	63,800	0	1,753,700	3,000	1,158,900	1,161,900	66%	114
116	Water Capital Imp. Fund	1,000	51,000	52,000	0	0	0	73,500	0	73,500	(21,500)	397,175	375,675	722%	116
157	Water Connection Fund	21,980	0	21,980	0	0	0	972,750	0	972,750	(950,770)	996,061	45,291	206%	157
161	Water Master Plan Preparation	200	0	200	0	0	0	0	0	0	200	32,275	32,475	16238%	161
206	Sys. Development-Water	9,275	0	9,275	0	0	0	101,898	0	101,898	(92,623)	584,907	492,284	5308%	206
GRAND TOTAL ALL FUNDS															
		13,028,335	2,850,500	15,878,835	2,395,700	5,100,950	7,578,600	2,979,832	778,200	18,833,282	(2,954,447)	14,056,172	11,109,925		



Fiscal Year 2015-2016

General Fund



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 101: General Fund

Projected Reserve @ July 1, 2015 **9.9%** **\$857,450**

Add:

Projected FY 2015-2016 Revenues **\$8,431,700**

Less:

Requested Appropriations by Department

CITY COUNCIL	401	\$97,150
CITY MANAGER	402	240,100
FINANCE	403	700,400
LEGAL	404	217,300
PLANNING	405	376,800
BUILDING	406	250,500
BUILDING MAINTENANCE	407	160,900
ADMINISTRATIVE SERVICES	408	684,100
POLICE	409	3,808,800
CODE COMPLIANCE	411	228,700
DEVELOP. SERVICES ADMIN.	412	672,350
STREET MAINTENANCE	413	25,800
PARKS	414	683,000
ECONOMIC DEVELOPMENT	439	134,900
RECREATION	459	373,300

Total Appropriations **\$8,654,100**

Projected Reserve @ June 30, 2016 **\$635,050**

% of Reserve To Revenues **7.5%**

10% Reserve Requirement **\$843,170**

Surplus/(Deficit) to Reserve Requirement **(\$208,120)**

Structural Surplus/(Deficit) [Rev vs. Exp] **(\$222,400)**



CITY OF RIVERBANK

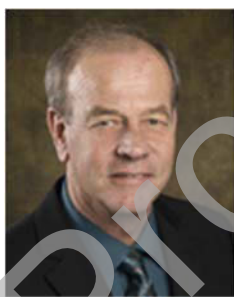
GENERAL FUND REVENUE PROJECTIONS -- FISCAL YEAR 2015-2016

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	FY 13-14 ACTUAL	FY 14-15 BUDGET	FY 14-15 REVENUES TO DATE	PROJECTED FY 15-16 REVENUES	PROJECTED INCREASE (DECREASE)	% CHANGE
400.010	PROP TAX CURRENT SECURED	\$1,088,158	\$1,168,000	\$1,179,964	\$1,226,400	\$58,400	5.00%
400.020	PROP TAX CURRENT UNSECURED	58,776	64,900	64,900	66,200	\$1,300	2.00%
400.030	PROP TAX PRIOR SECURED	3,806	28,600	28,778	7,200	(\$21,400)	-74.83%
400.040	PROP TAX PRIOR UNSECURED	2,502	1,800	1,348	1,800	\$0	0.00%
400.050	SALES TAX	\$2,712,383	2,700,000	\$1,699,900	2,748,600	\$48,600	1.80%
400.060	PROP TRANSFER TAX	34,194	40,800	45,621	41,600	\$800	1.96%
400.070	UNITARY TAXES	3,714	13,200	22,862	0	(\$13,200)	-100.00%
400.080	PAYMENT IN LIEU OF TAXES (PILOT)	29,503	29,600	30,795	29,700	\$100	0.34%
400.090	MOTOR VEHICLE IN LIEU TAX	9,821	9,500	9,525	0	(\$9,500)	-100.00%
400.100	HOMEOWNERS PROP TAX RELIEF	17,229	16,400	12,039	15,600	(\$800)	-4.88%
400.130	S/B 813 SUPPL. TAXES	26,272	8,800	9,931	13,200	\$4,400	50.00%
400.131	STATE APPORTIONMENTS	150	4,000	4,084	0	(\$4,000)	-100.00%
400.190	PROPERTY TAX IN LIEU OF VLF	1,373,333	1,547,400	773,718	1,624,800	\$77,400	5.00%
450.000	BUSINESS LICENSE	67,953	61,200	62,062	61,400	\$200	0.33%
450.010	ANIMAL CONTROL FEES	10,800	9,000	11,721	9,900	\$900	10.00%
450.020	MISC LIC-BIKE/YARD SALE	890	1,000	520	1,000	\$0	0.00%
450.030	BUILDING PERMIT FEES	133,789	115,000	137,864	150,000	\$35,000	30.43%
501.000	COPS GRANT	99,939	100,000	97,759	100,000	\$0	0.00%
501.001	GRANTS	97,220	207,000	268,793	0	(\$207,000)	-100.00%
501.002	SPECIFIC PLAN LOAN	0	0	0	0	\$0	0.00%
600.000	FRANCHISE FEES - GARBAGE	233,477	249,000	200,614	249,000	\$0	0.00%
600.010	POLICE SERVICES	7,199	4,100	6,468	6,000	\$1,900	46.34%
600.030	POLICE/TRAFFIC REPORTS	496	500	471	500	\$0	0.00%
600.040	SB 1186 REVENUES	570	300	0	300	\$0	0.00%
600.050	BOOKING FEES	1,298	1,200	1,926	1,000	(\$200)	-16.67%
600.060	PLANNING FEES/SPECIFIC PLAN	0	0	0	0	\$0	0.00%
600.090	PLAN CHECK FEES	29,150	25,000	45,984	20,300	(\$4,700)	-18.80%
600.100	PLANNING & ZONING FEES	2,877	2,000	6,000	2,000	\$0	0.00%
600.120	PEG FEES	21,448	16,100	17,906	22,000	\$5,900	36.65%
600.130	FRANCHISE FEES - OTHER	273,149	262,000	263,510	266,500	\$4,500	1.72%
600.160	MISC CURRENT SERVICES	2,435	2,300	1,408	2,300	\$0	0.00%
600.170	VEHICLE CODE FINES	118,935	108,500	77,282	113,900	\$5,400	4.98%
655.000	FINES, FORFEITURES, PENALTIES	32,314	32,100	31,360	31,500	(\$600)	-1.87%
660.040	VEHICLE RELEASES	23,000	18,500	13,900	18,900	\$400	2.16%
664.000	INTEREST INCOME	54,853	48,600	40,168	41,900	(\$6,700)	-13.79%
665.000	RENTS	0	0	0	0	\$0	0.00%
673.040	LEGAL FEE REIMBURSEMENT	0	0	0	0	\$0	0.00%
673.050	PTAF REIMBURSEMENT	147,480	0	0	0	\$0	0.00%
675.050	AB 939 REIMBURSEMENT	5,049	500	3,868	500	\$0	0.00%
675.060	MISC REVENUE-OTHER AGENCIES	0	0	0	0	\$0	0.00%
675.090	MISCELLANEOUS REVENUES	45,234	5,000	14,263	5,000	\$0	0.00%
675.340	PUBLIC WORKS FEES	1,885	700	640	700	\$0	0.00%
675.350	CAPTIAL PROJECT REIMBURSEMENTS	39,992	65,700	24,552	0	(\$65,700)	-100.00%
675.550	UNCLAIMED MONEY REVENUE	477	0	0	0	\$0	0.00%
680.025	MISC PROGRAM INCOME	24,410	30,000	17,817	25,000	(\$5,000)	-16.67%
680.034	REALIZED GAIN ON INVESTMENTS	4,990	0	-3,159	0	\$0	0.00%
699.000	TRANSFERS IN	238,960	630,000	294,512	400,000	(\$230,000)	-36.51%
699.000	TRANSFERS IN OF MGMT FEES	1,117,059	1,011,300	499,747	1,127,000	\$115,700	11.44%
TOTAL GENERAL FUND REVENUES		\$8,197,169	\$8,639,600	\$6,021,421	\$8,431,700	(\$207,900)	-2.41%



City Council

The City is governed by a five member City Council under the Council-Manager form of government. Policy-making and legislative authority are vested in a governing council consisting of the Mayor and four Council Members elected at a large on a non-partisan basis. Council members serve four-year staggered terms, with two council member elected every two years. The Mayor is elected to serve a four-year term. The governing council is responsible for, among other things, passing ordinances, adopting the budget, appointing committees, and hiring both the City Manager and City Attorney. In addition to general government activities, the City Council also serves as the Authority Members of City of Riverbank Local Redevelopment Authority and the City of Riverbank Public Financing Authority.



Mayor
Richard D. O'Brien



Vice Mayor
Darlene Barber-Martinez



Council Member
Cal Campbell



Council Member
Leanne Jones Cruz



Council Member
Jeanine Tucker



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 401
Function:	General Government	CITY COUNCIL

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries & Benefits							
701.001	PERSONNEL REGULAR	21,075	21,950	19,800	21,600	-350	-1.6%
708.005	MEDICARE	291	300	272	350	50	16.7%
708.006	PERS RETIREMENT	1,315	1,500	1,312	1,200	-300	-20.0%
	Total Personnel Salaries & Benefits	\$22,681	\$23,750	\$21,384	\$23,150	-\$600	-2.5%
Operating Expenses							
702.031	RENTS & LEASES	10,000	10,000	947	10,000	0	0.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	19,461	21,200	13,686	13,000	-8,200	-38.7%
703.024	POSTAGE	51	300	3	200	-100	-33.3%
703.025	OFFICE EXPENSE	3,828	2,800	1,878	2,800	0	0.0%
706.026	MISCELLANEOUS EXPENSE	259	350	0	400	50	14.3%
706.033	PROMOTIONAL EXPENSE	1,921	3,000	1,771	3,000	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	9,741	10,100	9,886	10,100	0	0.0%
706.037	CONFERENCES & MEETINGS	12,419	13,000	11,683	11,500	-1,500	-11.5%
706.056	STATE/COUNTY FEES	71,697	23,000	22,556	23,000	0	0.0%
	Total Operating Expenses	\$129,377	\$83,750	\$62,410	\$74,000	-\$9,750	-11.6%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0.0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0.0%
	Total Department Appropriations	\$152,058	\$107,500	\$83,794	\$97,150	-\$10,350	-9.6%



2015-2016 Annual Budget

Department Narrative

City Manager's Department

Department Description

The City Manager is responsible for making policy recommendations to the City Council; implementing City Council policy directives; and is accountable for the day-to-day operations of all City Departments and services. This office also provides reports, analysis, and other information to the City Council and Local Redevelopment Authority on an ongoing basis.

In addition, the City Manager is responsible for public safety coordination, contract administration, community information activities, as well as short and long-term organizational planning consistent with City Council direction.

Strategic Planning Objectives for FY 2015-16

Objective	Due Date
Present to the City Council for consideration an Annexation Plan for the East Side of Riverbank to include the North County Corridor Crossing at Eleanor Street.	September 22, 2015
Present the final Sphere of Influence for the East and West Side of Riverbank to the City Council for consideration.	September 22, 2015
Identify and visit at least 6 local businesses or business representatives (e.g. realtors, property owners) for their feedback regarding their compliments and concerns.	September 15, 2015



Jill Anderson
City Manager

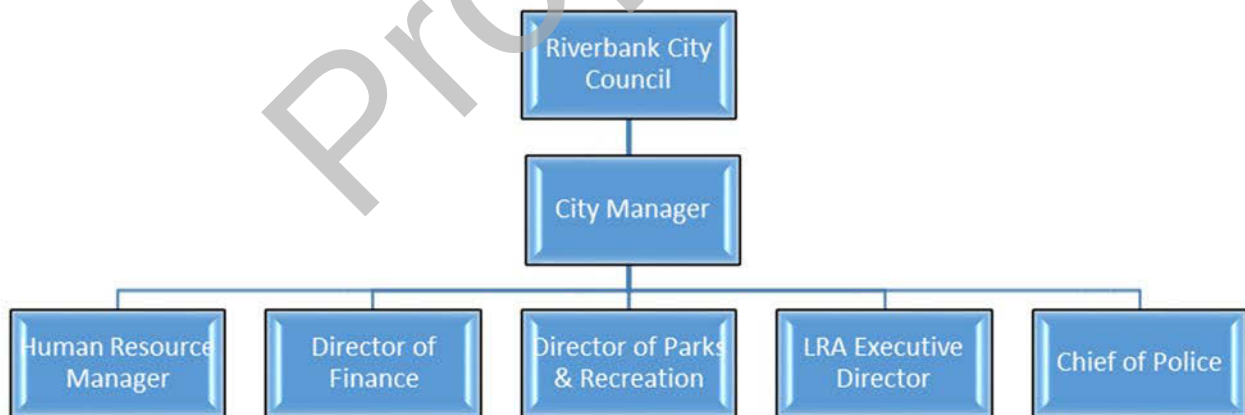


City Manager's Department _____

Departmental Objectives for Fiscal Year 2015-16

- ◆ Provide service to the City Council and lead the organization in the delivery of service to the City Council that results in Council reporting that they experience respect & support from staff, while getting the information they need to be responsive to the public and to make good policy.
- ◆ Lead the efforts to develop a healthy and productive environment that results in respect and trust in management, increased teamwork across departments, improved communications throughout the organization and ability to deal with internal and external customer service issues in a respectful and solution oriented manner.

Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 402
Function:	General Government	CITY MANAGER

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	138,859	145,000	127,164	162,900	17,900	12.3%
708.004	MISC EMPLOYEE BENEFITS	9,413	2,400	-23,424	2,400	0	0.0%
708.005	MEDICARE	1,924	2,100	1,784	2,400	300	14.3%
708.006	PERS RETIREMENT	11,068	11,600	10,208	10,900	-700	-6.0%
708.007	PAYROLL TAXES	434	400	434	400	0	0.0%
708.008	HEALTH DENTAL VISION INSURANCE	7,782	7,500	6,695	7,500	0	0.0%
708.009	NATIONAL RETIREMENT	2,631	2,900	2,424	3,200	300	10.3%
708.010	WORKERS' COMPENSATION	20,857	21,300	18,858	25,000	3,700	17.4%
708.012	DEFERRED COMPENSATION	5,000	5,000	4,423	5,000	0	0.0%
	Total Personnel Salaries & Benefits	\$197,968	\$198,200	\$148,566	\$219,700	\$21,500	10.8%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	710	550	0	600	50	9.1%
702.031	RENTS & LEASES	3,200	3,700	790	3,700	0	0.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	3,445	3,000	0	3,000	0	0.0%
703.024	POSTAGE	2	300	3	200	-100	-33.3%
703.025	OFFICE EXPENSE	1,207	1,100	1,098	1,100	0	0.0%
706.015	EMPLOYEE FUNCTIONS	2,368	2,800	2,981	2,800	0	0.0%
706.026	MISCELLANEOUS EXPENSE	-44	0	0	0	0	0.0%
706.035	INSURANCE & SURETY BONDS	625	650	625	700	50	7.7%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	1,075	1,800	1,595	1,800	0	0.0%
706.037	CONFERENCES & MEETINGS	5,215	7,000	7,197	5,000	-2,000	-28.6%
706.038	STAFF DEVELOPMENT	0	0	0	1,500	1,500	0.0%
	Total Operating Expenses	\$17,803	\$20,900	\$14,289	\$20,400	-\$500	-2.4%
CAPITAL OUTLAY							
707.006	OFFICE EQUIPMENT	0	0	0	0	0	0.0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0.0%
	Total Department Appropriations	\$215,771	\$219,100	\$162,855	\$240,100	\$21,000	9.6%

TRANSFER IN OF MANAGEMENT FEES

SEWER FUND	(\$43,935)
WATER FUND	(\$43,935)
LOCAL REDEVELOPMENT AUTHORITY	(\$17,574)
NET GENERAL FUND ALLOCATION	<u>\$134,656</u>



2015-2016 Annual Budget

Department Narrative

Finance & Housing Department

Department Description

The Finance Department functions as a coordinating link between all City departments and with agencies and individuals in the public and private sectors regarding all financial issues of the City of Riverbank. It is composed of a Finance Director, who is also the Council-appointed Treasurer, an Accountant, and three Account Clerks. The Finance Department is directly responsible for maintaining the financial integrity the City including: preparation of the annual budget; record keeping; analysis of all City financial transactions; management and processing of payroll, utility billing, accounts receivables/payables, grant accounting, special districts, bonds; and timely completion and submittal of State and Federal reports and Audit materials.

The Housing Department is focused on improving the quality of life of Riverbank residents through programs and projects that increase housing opportunities. This focus is multi-faceted and is met by way of home ownership and home rehabilitation loans, affordable housing development.

Significant Budget Impacts for Fiscal Year 2015-16

The Finance Department continues to strive to serve our citizens in the most efficient manner. For the 2015-16 fiscal year, we will continue to strive for this goal despite limited resources.

The Housing Department will continue to work with our future first-time homebuyers by offering loans to low income residents so that they may achieve their American dream. A housing rehabilitation grant received will assist residents in obtaining loans for much needed improvements to address Health & Safety issues.

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Present to the City Council for consideration the financing for the installation of SMART water meters	July 28, 2015
Research and recommend to the City Council for consideration financing options for pool locker room renovations.	August 15, 2015
Identify funding for a Parks & Recreation Master Plan and present to the City Council for consideration.	September 15, 2015
Identify funding sources for downtown revitalization, parks and infrastructure improvements and make recommendations to the City Council for consideration.	September 15, 2015



2015-2016 Annual Budget

Department Narrative

Finance Department

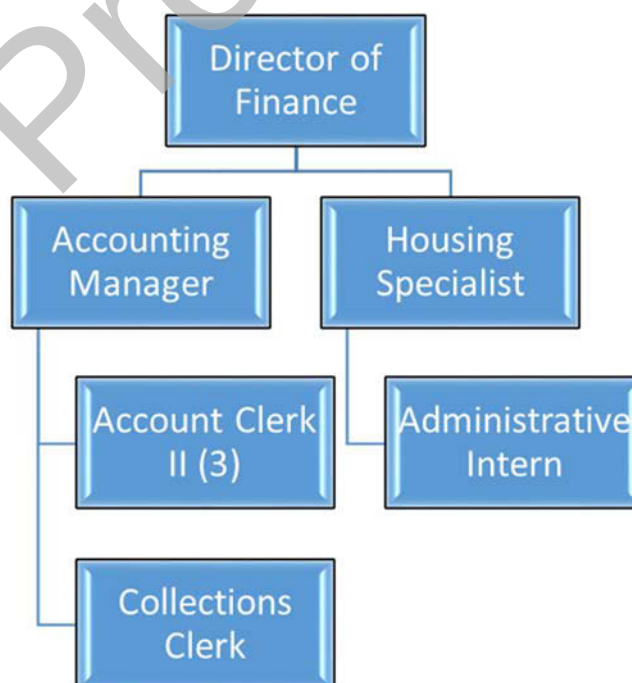
Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Present an update to the City Council on the activities of the Organizational Culture Team to improve morale, trust, and cooperation.	August 11, 2015
Identify the components to be included in a Business Retention and Attraction Marketing Package and report the results to the Management Team and City Council.	August 1, 2015

Departmental Objectives for Fiscal Year 2015-16

- ◆ Implement new financial software for the Finance Department.
- ◆ Collaborate with the Public Works Division on the implementation of the AMR Project.
- ◆ Receive an Unqualified Audit for the City's financial statements.
- ◆ Successfully provide staff support for the Budget Advisory Committee.

Organizational Chart





City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 403
Function:	General Government	FINANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	309,529	333,300	295,435	351,500	18,200	5.5%
701.002	PERSONNEL PART-TIME	10,437	11,800	8,382	10,600	-1,200	-10.2%
701.003	PERSONNEL OVERTIME	0	0	181	300	300	0.0%
708.004	MISC EMPLOYEE BENEFITS	1,301	500	-41,672	500	0	0.0%
708.005	MEDICARE	4,376	5,000	4,208	5,300	300	6.0%
708.006	PERS RETIREMENT	38,357	44,900	39,809	56,600	11,700	26.1%
708.007	PAYROLL TAXES	3,458	3,400	2,970	3,300	-100	-2.9%
708.008	HEALTH DENTAL VISION INSURANCE	51,552	52,700	46,911	53,100	400	0.8%
708.009	NATIONAL RETIREMENT	12,388	14,500	12,121	16,000	1,500	10.3%
708.010	WORKERS' COMPENSATION	46,113	49,000	43,454	53,900	4,900	10.0%
708.012	DEFERRED COMPENSATION	11,142	11,100	9,941	11,100	0	0.0%
Total Personnel Salaries & Benefits		\$488,653	\$526,200	\$421,740	\$562,200	\$36,000	6.8%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	14,635	15,700	11,841	16,100	400	2.5%
702.031	RENTS & LEASES	20,050	20,800	1,486	20,800	0	0.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	54,584	61,400	58,401	51,200	-10,200	-16.6%
702.034	OTHER CONTRACT SERVICES	10,888	10,000	11,991	10,000	0	0.0%
703.024	POSTAGE	4,462	5,000	2,975	5,000	0	0.0%
703.025	OFFICE EXPENSE	8,313	6,800	6,366	6,800	0	0.0%
706.023	ADVERTISING	298	550	242	700	150	27.3%
706.035	INSURANCE & SURETY BONDS	625	650	625	700	50	7.7%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	444	400	375	400	0	0.0%
706.037	CONFERENCES & MEETINGS	2,057	3,800	3,796	3,000	-800	-21.1%
706.999	BAD DEBT EXPENSE - GARBAGE	0	0	0	0	0	0.0%
Total Operating Expenses		\$116,356	\$125,100	\$98,098	\$114,700	-\$10,400	-8.3%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	23,500	23,500	0.0%
Total Capital Outlay		\$0	\$0	\$0	\$23,500	\$23,500	0.0%
Total Department Appropriations		\$605,009	\$651,300	\$519,838	\$700,400	\$49,100	7.5%

TRANSFER IN OF MANAGEMENT FEES:

SEWER FUND	(\$170,448)
WATER FUND	(\$174,241)
SYS DEV FUND	(\$25,287)
NET GENERAL FUND ALLOCATION	<u>\$330,424</u>

EMPLOYEES:

1 DIRECTOR OF FINANCE
1 ACCOUNTING MANAGER
3 ACCOUNT CLERK II
1 PART-TIME COLLECTIONS CLERK

CAPITAL EXPENDITURES:

Financial Software Upgrade	<u>\$23,500</u>
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City Attorney

Department Description

The City Attorney is a contractual position dedicated to providing legal advice and opinions concerning codes, contracts, liability, personnel, and ethics. If involved in a litigious issue, the Attorney's office will defend the City's interests. It is the Attorney's responsibility to inform Council and Staff of changes in statutes or laws in order that the City maintains compliance and thus avoids costly legal action.

Significant Budget Impacts for Fiscal Year 2015-16

The City currently has outstanding litigation. The City has elected to have the legal firm of Churchwell White to represent the City on all matters.

Departmental Objectives for Fiscal Year 2015-16

- ◆ Keep Staff and Council apprised of legislation or court decisions, which directly impacts the City.
- ◆ Closely monitor outstanding litigation regarding the Skate Park.
- ◆ Continue to assist the City in the potential implementation of District Elections
- ◆ Review agreements with other agencies, individuals, contractors, and consultants.





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	101	GENERAL FUND	Department:	404
Function:		General Government		LEGAL

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0.0%
702.033	SPECIAL LEGAL COUNSEL	190,693	217,300	246,240	217,300	0	0.0%
706.009	LEGAL SETTLEMENT	0	0	287,410	0	0	0.0%
Total Operating Expenses		\$190,693	\$217,300	\$533,650	\$217,300	\$0	0.0%
Total Department Appropriations		\$190,693	\$217,300	\$533,650	\$217,300	\$0	0.0%



Development Services Department Planning & Inspection Divisions

Department Descriptions

PLANNING MISSION STATEMENT: INSPIRE (Influence Notions, Stimulate Performance, Integrate Resources Efficiently) great neighborhoods through job creation, increasing sales tax and stabilized property values.

- ◆ To provide professional advice and technical expertise to elected officials, appointed boards and commissions, city departments and citizens to assist in understanding and addressing key community issues and priorities.
- ◆ To continue to focus on a long term commitment to economic vitality, environmental integrity, and development design quality through the highest quality master plans, plan implementation and development review

INSPECTION SERVICES MISSION STATEMENT: "We ensure community safety and maintain property values by permitting and inspecting construction, administering the Municipal code and enforcing safety codes."

- ◆ Codes protect the public's health, safety, and welfare by reducing potential hazards. They keep construction costs down by providing uniformity in the industry and by providing consistent standards in construction. Finally, codes contribute to the well-being of the community by preserving life and safety, as well as maintaining property value over time. The Inspection Services Division serves the residents of Riverbank by providing efficient review and inspection of projects and neighborhoods through the enforcement of codes at a minimum cost to property owners and the taxpayers within the City.

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Modify the Storm Drain Master Plan to meet the new State standards and present to the City Council for consideration (contingent upon funding).	September 15, 2015
Update the System Development Fee Ordinance and present to the City Council for consideration.	September 15, 2015
Present to the City Council for consideration an Annexation Plan for the East Side of Riverbank to include the North County Corridor Crossing at Eleanor Street.	September 22, 2015
Present the final Sphere of Influence for the East and West Side of Riverbank to the City Council for consideration.	September 22, 2015
Develop and recommend to the City Council for action incentives to encourage new restaurants downtown.	September 15, 2015



Development Services Department Planning & Building Divisions

Departmental Objectives for Fiscal Year 2015-16

- ◆ Increase mobility and independent living by obtaining California Accessibility Specialist certification for Building Division.
- ◆ Increase tax revenue per capita by completing all necessary steps to such that regional commercial activity can take place on the northwest corner of Oakdale Road and Claribel.

Divisional Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 405
Function: Community Development		PLANNING

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	64,524	94,500	57,234	166,900	72,400	76.6%
701.003	PERSONNEL OVERTIME	69	200	116	0	-200	-100.0%
701.005	PLANNING COMMISSIONER COMP.	3,400	6,000	3,800	6,000	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	1,617	1,200	60	1,200	0	0.0%
708.005	MEDICARE	890	1,300	801	2,400	1,100	84.6%
708.006	PERS RETIREMENT	8,002	10,500	7,758	16,900	6,400	61.0%
708.007	PAYROLL TAXES	434	600	434	900	300	50.0%
708.008	HEALTH DENTAL VISION INSURANCE	1,731	7,600	1,505	19,600	12,000	157.9%
708.009	NATIONAL RETIREMENT	2,631	3,900	2,424	6,400	2,500	64.1%
708.010	WORKERS' COMPENSATION	9,422	13,400	8,410	25,600	12,200	91.0%
708.012	DEFERRED COMPENSATION	2,246	2,600	1,987	3,500	900	34.6%
Total Personnel Salaries & Benefits		\$94,966	\$141,800	\$84,529	\$249,400	\$107,600	75.9%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	60	1,800	0	500	-1,300	-72.2%
702.031	RENTS & LEASES	2,500	2,500	143	2,500	0	0.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	113,034	145,600	132,514	74,000	-71,600	-49.2%
702.034	OTHER CONTRACT SERVICES (ED)	5,306	61,700	36,763	35,000	-26,700	-43.3%
703.024	POSTAGE	806	1,800	1,930	1,800	0	0.0%
703.025	OFFICE EXPENSE	2,478	2,200	2,010	2,200	0	0.0%
704.022	COMMUNICATIONS	1,121	1,200	618	1,200	0	0.0%
706.023	ADVERTISING	3,615	2,500	14,187	6,000	3,500	140.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	893	700	1,000	1,700	1,000	142.9%
706.037	CONFERENCES & MEETINGS	4,789	2,500	509	2,500	0	0.0%
Total Operating Expenses		\$134,602	\$222,500	\$189,674	\$127,400	-\$95,100	-42.7%
Total Department Appropriations		\$229,568	\$364,300	\$274,203	\$376,800	\$12,500	3.4%

Professional Services

Contract Planning Services \$50,000

Staffing:

1 Planning & Building Manager
 1 Sr. Community Development Specialist

Transfer In of Management Fees:

Sewer (36,754)
 Water (36,754)
 Net General Fund Allocation \$303,292



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 406
Function:	Community Development	BUILDING

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	134,862	137,500	118,622	142,900	5,400	3.9%
701.002	PERSONNEL OVERTIME	1,527	0	1,391	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	-592	0	-12,914	0	0	0.0%
708.005	MEDICARE	1,800	2,000	1,602	2,100	100	5.0%
708.006	PERS RETIREMENT	16,730	18,500	16,084	23,000	4,500	24.3%
708.007	PAYROLL TAXES	868	900	868	900	0	0.0%
708.008	HEALTH DENTAL VISION INSURANCE	35,774	36,200	31,010	36,600	400	1.1%
708.009	NATIONAL RETIREMENT	5,262	5,800	4,848	6,400	600	10.3%
708.010	WORKERS' COMPENSATION	19,801	19,600	17,476	21,900	2,300	11.7%
	Total Personnel Salaries & Benefits	\$216,032	\$220,500	\$178,987	\$233,800	\$13,300	0.0%
Operating Expenses							
702.031	RENTS & LEASES (VEHICLES)	8,000	8,000	0	8,000	0	0.0%
703.024	POSTAGE	70	300	238	300	0	0.0%
703.025	OFFICE EXPENSE	1,412	1,400	2,188	2,200	800	57.1%
704.022	COMMUNICATIONS	1,777	2,000	1,462	2,000	0	0.0%
706.027	BOOT/ JACKET ALLOWANCE, UNIFORMS	150	700	0	700	0	0.0%
706.028	SMALL TOOLS	43	100	34	100	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	932	500	528	500	0	0.0%
706.037	CONFERENCES & MEETINGS	36	400	85	400	0	0.0%
706.038	STAFF DEVELOPMENT	465	2,500	50	2,500	0	0.0%
	Total Operating Expenses	\$12,885	\$15,900	\$4,585	\$16,700	\$800	5.0%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0.0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0.0%
	Total Department Appropriations	\$228,917	\$236,400	\$183,572	\$250,500	\$14,100	6.0%

Staffing: 1 Building Inspector II
1 Construction Inspector I



2015-2016 Annual Budget

Department Narrative

Administrative Services Department

Description

The Administrative Services Department functions as a coordinating link between all City departments and with agencies and individuals in the public and private sector. The Department oversees all functions of the City Clerk's office, Human Resources, Risk Management, Safety Initiatives, Human Services, GIS, website development, and Information Technology. In addition, the department serves as support to the City Manager.

Significant Budget Impacts for Fiscal Year 2015-16

A significant impact to the Administrative Dept. is the much needed full-time HR Manager position. Although the position continues with a part-time manager, the dept. continues to strive to meet the needs of the Administration Dept.

The potential for District Elections continue to have an impact in the City Clerk's Division.

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Present update to City Council on the activities of the Organizational Culture Team to improve morale, trust and cooperation.	August 11, 2015
Identify three specific areas of customer service weakness and provide targeted training opportunities for staff.	October 16, 2015

Departmental Objectives for Fiscal Year 2015-16

City Clerk's Office:

- ◆ Prepare for potential District Elections.
- ◆ In conjunction with our City Attorney, continue to update the Municipal Code.

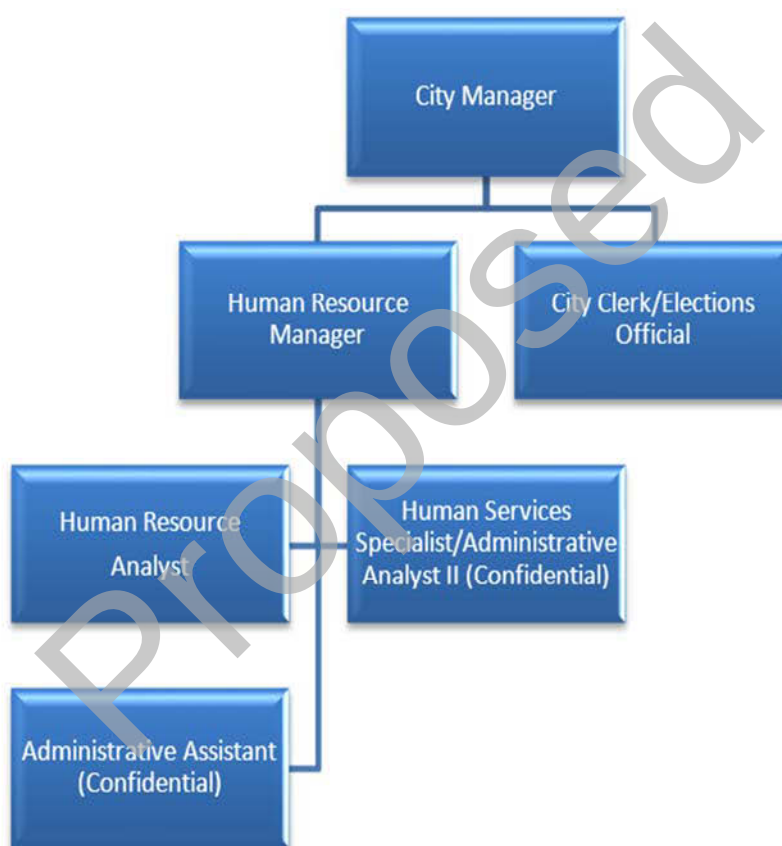
Human Resources:

- ◆ Ensure that implementation of social media, to publicize city events and services.
- ◆ Continue to work with department heads to ensure staff is receiving proper training.
- ◆ Update Rules & Regulations to reflect changes in legislation or to clarify existing terminology.



Administrative Services Department _____

Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	101	GENERAL FUND	Department:	408
Function:		General Government		Administrative Services

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	269,859	275,500	246,418	281,400	5,900	2.1%
701.002	PERSONNEL PART-TIME	72,767	79,600	74,994	79,600	0	0.0%
701.003	PERSONNEL OVERTIME	0	0	21	0	0	0.0%
701.080	SALARY REQUEST	0	0	0	40,000	40,000	0.0%
708.004	MISC EMPLOYEE BENEFITS	3,176	0	-20,916	0	0	0.0%
708.005	MEDICARE	4,616	5,200	4,396	5,300	100	1.9%
708.006	PERS RETIREMENT	39,302	44,800	39,348	50,600	5,800	12.9%
708.007	PAYROLL TAXES	2,492	2,100	2,360	2,100	0	0.0%
708.008	HEALTH DENTAL VISION INSURANCE	51,498	51,600	47,606	52,000	400	0.8%
708.009	NATIONAL RETIREMENT	10,755	11,600	9,697	12,800	1,200	10.3%
708.010	WORKERS' COMPENSATION	40,060	41,000	36,296	43,100	2,100	5.1%
708.012	DEFERRED COMPENSATION	5,150	7,200	6,250	7,200	0	0.0%
Total Personnel Salaries & Benefits		\$499,675	\$518,600	\$446,470	\$574,100	\$55,500	10.7%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	12,401	9,700	8,620	10,200	500	5.2%
702.031	RENTS & LEASES	4,550	4,600	867	4,600	0	0.0%
702.032	PROFESSIONAL SERVICES	41,524	42,800	40,544	47,800	5,000	11.7%
702.034	OTHER CONTRACT SERVICES	5,515	5,200	2,290	5,400	200	3.8%
702.039	SPECIAL COMMUNITY SERVICES	13,158	15,000	8,071	15,000	0	0.0%
703.023	ADVERTISING	625	1,000	2,925	1,000	0	0.0%
703.024	POSTAGE	260	500	104	500	0	0.0%
703.025	OFFICE EXPENSE	3,670	4,000	2,720	4,000	0	0.0%
706.014	MISC. PERSONNEL EXPENSE	1,394	1,500	1,080	1,500	0	0.0%
706.035	INSURANCE & SURETY BOND	318	350	318	400	50	14.3%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	730	1,100	633	1,100	0	0.0%
706.037	CONFERENCES & MEETINGS*	427	1,500	285	500	-1,000	-66.7%
706.042	SAFETY	466	500	124	500	0	0.0%
706.047	WEBSITE	0	12,700	12,372	12,000	-700	-5.5%
706.066	ELECTIONS	36	20,000	12,318	1,500	-18,500	-92.5%
Total Operating Expenses		\$85,074	\$120,450	\$93,271	\$106,000	-\$14,450	-12.0%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	0	3,000	0	0	-3,000	-100.0%
707.017	COMPUTER COMPONENTS	39,701	4,000	1,330	4,000	0	0.0%
Total Capital Outlay		\$39,701	\$7,000	\$1,330	\$4,000	-\$3,000	-42.9%
Total Department Appropriations		\$624,450	\$646,050	\$541,071	\$684,100	\$38,050	5.9%

TRANSFER IN OF MANAGEMENT FEES:	SEWER FUND	(\$36,482)
	WATER FUND	(\$48,179)
	NET GENERAL FUND ALLOCATION	<u>\$599,439</u>

COMPUTER COMPONENTS:
 COMPUTER REPLACEMENT PROGRAM \$4,000

EMPLOYEES:

- 1 PART-TIME HUMAN RESOURCE MANAGER
- 1 CITY CLERK
- 1 ADMINISTRATIVE ASSISTANT/CONFIDENTIAL
- 1 HUMAN RESOURCE ANALYST
- 1 HUMAN SERVICES SPECIALIST/ADMINISTRATIVE ANALYST II



Riverbank Police Services

Department Description

In 1995, the City of Riverbank originally entered into an agreement for the County of Stanislaus to perform law enforcement services for the City of Riverbank. An agreement has been negotiated for the period of July 1, 2015 through June 30, 2020.

Although Riverbank Police Services (RPS) is a component of the Stanislaus County Sheriff's Department Operations Center (SOC), it functions as one of Riverbank's City departments. A Sheriff's Lieutenant is designated as the Chief of Police.

RPS patrol is responsible for providing general law enforcement services and the protection of life and property for all city residents. Riverbank Police Services additionally provides its own; investigations, traffic enforcement, records management, and community resource law enforcement services.

RPS is a full service police agency supported and augmented by SOC; patrol, investigations, Information and Technology Department, Training Center, Public Information Officer, Internal Affairs, Finance/Payroll, S.T.A.R.S., Explorers, and records (i.e. warrant and I&B clearinghouse, report transcription, etc.).

Additionally, RPS is (and has been) operationally supported by SOC specialty units such as; the SWAT Team, Hostage Negotiations Team, Dive Team, Bomb Team, Aero-Squadron, K-9 Unit, Special Vehicle Operations Unit, and Mounted Unit.

Other county multi-agency units, such as the Stanislaus County Auto Theft Taskforce (StanCATT) and the Gang Intelligence Task Force (GIT), assist Riverbank Police Services in the investigations of auto thefts and the coordination of countywide intelligence gathering of all criminal street gangs, respectively.

The City of Riverbank contributes to the Stanislaus Drug Enforcement Agency (SDEA) governing board. This organization is responsible for major drug investigations, and the RPS Chief of Police sits at the table with the rest of the County's Chiefs of Police, Sheriff and District Attorney. This affords the city a voice in the governing and direction of this organization.

RPS utilizes the SR911 Dispatch Center which provides progressive and proficient dispatch services, and efficiently interfaces with other law enforcement agency communications within the county.



2015-2016 Annual Budget

Department Narrative

Riverbank Police Services

Significant Budget Impacts for Fiscal Year 2015-16

Due to budgetary constraints, the Fiscal Year 2015-16 adopted budget does not include funding for 2 vacant Deputy Sheriff positions that were previously funded. Currently, RPS has 18 sworn law enforcement officers which serve Riverbank's population of approximately 23,485. This yields a ratio of .77 sworn law enforcement officers per 1,000 residents. This is below what is considered to be the minimum standard of 1.0 sworn law enforcement officer per 1,000 residents.

This worthy goal continues to be at odds with current staffing levels and the factors/costs associated with them.

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Host Riverbank Police Services Youth Academy to expose youth to law enforcement services	September 1, 2015
Participate in the completion of the County Disaster Preparedness Plan	September 15, 2015

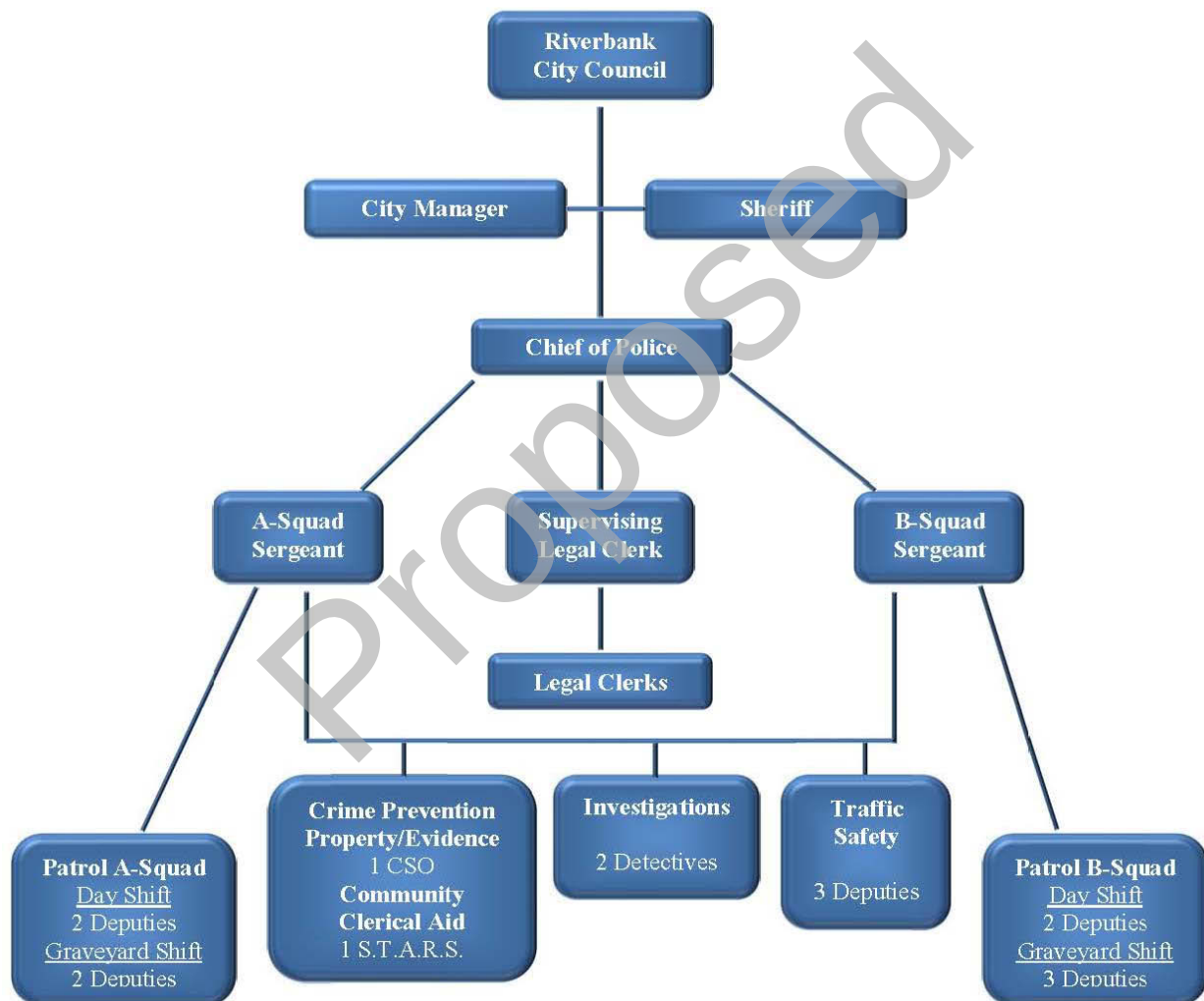
Departmental Objectives for Fiscal Year 2015-16

- ♦ Riverbank Police Services will continue to aggressively pursue traffic safety related grants. Furthermore, the police department will continue with its efforts in educating the community relative to traffic safety/awareness, traffic calming strategies, and enforcement.
- ♦ Maintain the ability to monitor, investigate and suppress narcotic, gang and theft activity



Riverbank Police Services

Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 409
Function: Public Safety		POLICE SERVICES

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	1,075	1,500	49	1,500	0	0.0%
702.031	RENTS & LEASES/BLDG REPLACE.	19,500	19,500	15,134	19,500	0	0.0%
702.034	VEHICLE MILEAGE FEE	129,013	140,000	50,580	154,500	14,500	10.4%
702.039	SPECIAL COMMUNITY SERVICES	0	15,000	0	15,000	0	0.0%
702.060	CONTRACT SHERIFF SERVICES	3,445,254	3,474,950	2,375,523	3,531,500	56,550	1.6%
703.024	POSTAGE	1,145	1,500	1,031	1,500	0	0.0%
703.025	OFFICE EXPENSE	1,479	2,000	2,143	2,000	0	0.0%
704.021	UTILITIES	33,933	40,000	27,241	40,000	0	0.0%
704.022	COMMUNICATIONS	3,048	3,000	1,656	3,000	0	0.0%
706.023	ADVERTISING	0	100	108	100	0	0.0%
706.026	MISCELLANEOUS EXPENSE	359	200	134	200	0	0.0%
706.029	MAINT. OF BLDG. & STRUCTURES	1,076	1,500	0	0	-1,500	-100.0%
706.072	SDEA CONTRIBUTION	39,006	40,000	48,709	40,000	0	0.0%
Total Operating Expenses		\$3,674,888	\$3,739,250	\$2,522,308	\$3,808,800	\$69,550	1.9%
Capital Outlay							
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0.0%
Total Capital Outlay		\$0	\$0	\$0	\$0	\$0	0.0%
Total Department Appropriations		\$3,674,888	\$3,739,250	\$2,522,308	\$3,808,800	\$69,550	1.9%

STAFFING:

- 1 Lieutenant (Chief of Police)
- 2 Sergeants
- 15 Deputy Sheriff/Detective
- 1 Supervising Legal Clerk
- 2 Legal Clerks
- 1 Community Services Officer



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	101	GENERAL FUND	Department:	411
Function:		Public Safety		CODE COMPLIANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.034	ANIMAL CONTROL SERVICES	156,731	158,400	129,462	159,000	600	0.4%
999.000	TRANSFERS OUT TO FUND 117	65,733	65,350	0	69,700	4,350	6.7%
	Total Operating Expenses	\$222,464	\$223,750	\$129,462	\$228,700	\$4,950	2.2%
	Total Department Appropriations	\$222,464	\$223,750	\$129,462	\$228,700	\$4,950	2.2%



Development Services Administration Division

Division Descriptions

Administration Division is responsible for providing support services for administration and field staff, addresses resident concerns by providing excellent customer service. Also manages permit applications and issues permits.

Capital Projects & Traffic Engineering Division is dedicated to enhancing public infrastructure with well-designed and engineered City infrastructure projects outlined in the City's Capital Improvement Program. The department manages the City's roadway and traffic network. Reviews plans and manages inspections for public works and private land development projects.

Municipal Services Division is responsible for ADA assessments and management of the City's ADA Transition Plan. Manages and administers the City's Street Sweeping, Stormwater, Solid Waste, and Recycling Programs. The department manages 5 landscape & lighting districts and 2 storm drain districts.

Public Works Administration

"Service, Pride, and Professionalism"

To ensure that Riverbank has the most efficient and reliable movement systems and utility services.

Our vision of success is achieved through people – demanding best-in-class performance and creating strong partnerships with the community.

The Administration Office supports field operations, compiles statistical data, monitors budget expenditures, and prepares annual reporting.





Development Services Public Works Divisions

Division Descriptions

Wastewater

“Protecting the Environment, and it’s Downstream Users”

By ensuring the health and safety of the public by operating the Wastewater Facility on a sustainable financial basis and ensuring regulatory compliance.



Fleet

“Better, Cheaper, and Faster”

The Fleet Division provides equipment maintenance and repair for over 48 vehicles. The Fleet Division supports the vehicle and equipment needs of all the divisions within the city so that they may, in turn, provide municipal services that promote health, safety, wellbeing, and quality of life to the businesses and residents of the City of Riverbank.

Street/Sanitary Sewer Collection

“Keeping the City of Action Moving”

The Streets/Sanitary Sewer Collection provides pavement maintenance, street lighting, storm water and wastewater collection. Our focus is on safe, efficient movement for the residents, businesses and visitors to the City of Riverbank. This division is responsible for the maintenance/repair of 6,162 service connections throughout the city.



Water

“Water is our Business”

The Water Division is proud to serve our residents the healthiest and best tasting water in the world. We do this through daily monitoring of 10 wells, 2 storage tanks, multiple sample stations and the maintenance/repair of 6975 service connections throughout the city. Additionally, this division is responsible for reading the water meters for the Finance Department for the utility billing.





2015-2016 Annual Budget

Department Narrative

Administration Division

Public Works Divisions

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Present to the City Council for consideration the financing for the installation of SMART water meters.	July 28, 2015
Research and recommend to the City Council for consideration financing options for pool locker room renovations.	August 15, 2015
Secure State funding for Phase II (i.e. secondary treatment) of the Waste Water Treatment Plant.	September 15, 2015
Modify the Storm Drain Master Plan to meet the new State standards and present to the City Council for consideration (contingent upon funding).	September 15, 2015
Negotiate the development of a CFD for services for all new development and present to the City Council for consideration.	September 15, 2015
Determine the feasibility of a Citywide Stormwater Utility District and make a recommendation to the City Council for action.	September 22, 2015

Departmental Objectives for Fiscal Year 2015-16

The primary challenge we face is the inevitable fact that we must learn to do more with less. As a result, the Public Works Division has five (5) major goals to improve the delivery of our services and accomplishment of our mission.

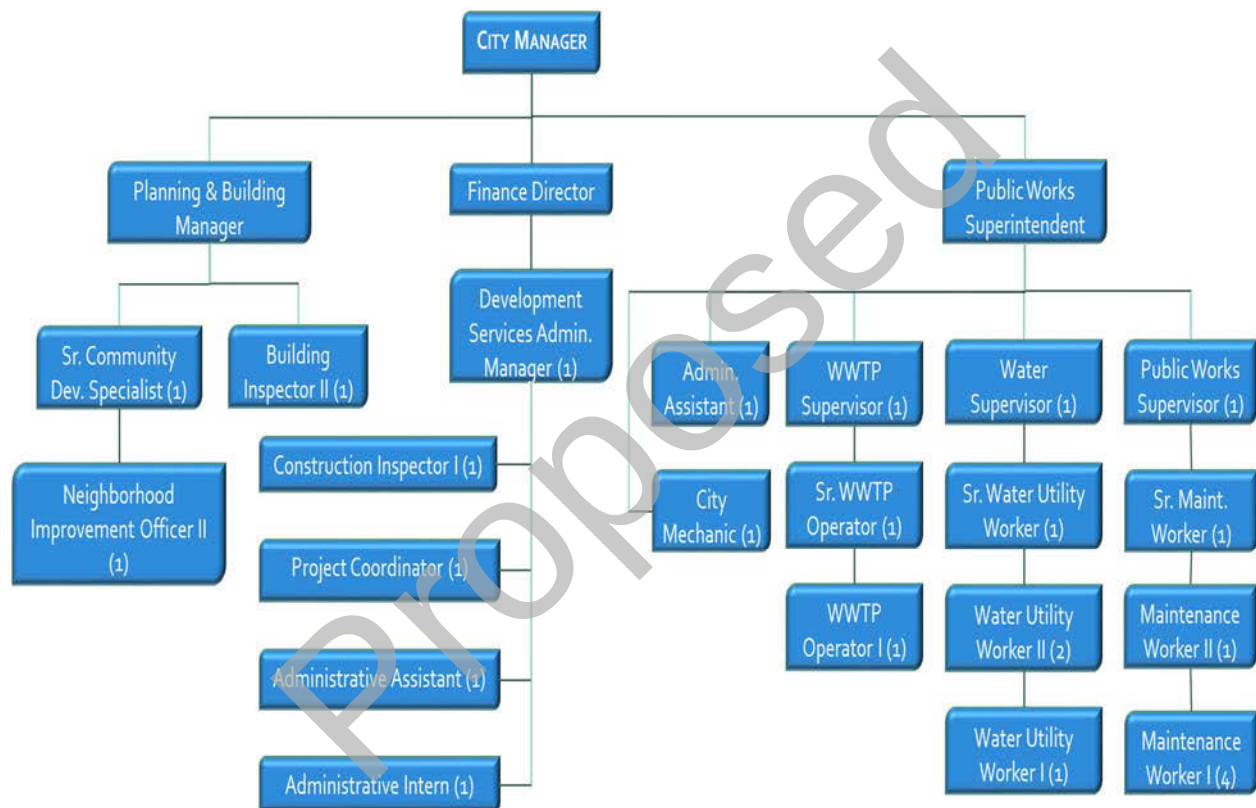
- ◆ Continuous Improvement
- ◆ Workforce Development
- ◆ Teamwork
- ◆ Improvement of Communications
- ◆ Technological Advancement





Development Services

Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 412
Function:	Public Works	DEVELOPMENT SERVICES ADMIN

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	351,784	357,400	303,732	373,600	16,200	4.5%
701.002	PERSONNEL PART-TIME	15,463	15,700	15,811	18,500	2,800	17.8%
701.003	PERSONNEL OVERTIME	0	0	98	0	0	0.0%
701.080	SALARY & BENEFIT REQUEST	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	2,168	0	-8,873	0	0	0.0%
708.005	MEDICARE	4,900	5,400	4,308	5,700	300	5.6%
708.006	PERS RETIREMENT	39,299	43,700	37,184	51,700	8,000	18.3%
708.007	PAYROLL TAXES	3,719	2,700	2,588	2,700	0	0.0%
708.008	HEALTH DENTAL VISION INSURANCE	81,163	72,100	63,438	74,800	2,700	3.7%
708.009	NATIONAL RETIREMENT	13,154	14,500	11,697	16,000	1,500	10.3%
708.010	WORKERS' COMPENSATION	51,772	53,000	44,698	57,200	4,200	7.9%
708.012	DEFERRED COMPENSATION	3,900	3,900	3,450	3,900	0	0.0%
	Total Personnel Salaries & Benefits	\$567,322	\$568,400	\$478,131	\$604,100	\$35,700	6.3%
Operating Expenses							
702.031	RENTS & LEASES	3,600	3,600	2,311	3,600	0	0.0%
702.032	PROFESSIONAL SERVICES	22,918	1,500	2,195	2,000	500	33.3%
702.035	CONTRACT ENGINEERING	53,118	40,000	44,303	50,000	10,000	25.0%
703.023	ADVERTISING	1,080	200	817	350	150	75.0%
703.024	POSTAGE	1,863	2,000	753	1,000	-1,000	-50.0%
703.025	OFFICE EXPENSE	2,720	2,400	2,485	2,400	0	0.0%
704.021	UTILITIES	2,405	3,000	2,327	3,000	0	0.0%
704.022	COMMUNICATIONS	963	1,500	519	1,300	-200	-13.3%
706.026	MISCELLANEOUS EXPENSE	460	300	59	300	0	0.0%
706.027	BOOT/ JACKET ALLOWANCE/UNIFORMS	0	300	0	300	0	0.0%
706.029	MAINT. OF BLDG. & STRUCTURES	0	500	758	0	-500	-100.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	223	1,000	343	1,000	0	0.0%
706.037	CONFERENCES & MEETINGS	996	1,000	1,035	800	-200	-20.0%
706.038	STAFF DEVELOPMENT	2,388	4,200	1,290	2,200	-2,000	-47.6%
	Total Operating Expenses	\$92,734	\$61,500	\$59,195	\$68,250	\$6,750	11.0%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0.0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0.0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0.0%
	Total Department Appropriations	\$660,056	\$629,900	\$537,326	\$672,350	\$42,450	6.7%

TRANSFER IN OF MANAGEMENT FEES:

SEWER FUND	(\$172,654)
WATER FUND	(\$225,566)
LTF	(\$7,436)
GAS TAX	(\$27,691)
LANDSCAPE & LIGHTING	(\$4,616)
NET GENERAL FUND ALLOCATION	<u>\$234,387</u>

Staffing:

- 1 Public Works Superintendent
- 1 Sr. Management Analyst
- 1 Project Coordinator
- 2 Administrative Assistants
- 1 Part-Time Administrative Clerk



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 413
Function:	Public Works	STREET MAINTENANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	0	0	0	0	0	0.0%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0.0%
701.004	STANDBY PAY	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	0	0	0	0	0	0.0%
708.005	MEDICARE	0	0	0	0	0	0.0%
708.006	PERS RETIREMENT	0	0	0	0	0	0.0%
708.007	PAYROLL TAXES	0	0	0	0	0	0.0%
708.008	HEALTH DENTAL VISION INSURANCE	0	0	0	0	0	0.0%
708.009	NATIONAL RETIREMENT	0	0	0	0	0	0.0%
708.010	WORKERS' COMPENSATION	0	0	0	0	0	0.0%
	Total Personnel Salaries & Benefits	\$0	\$0	\$0	\$0	\$0	0.0%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	13,416	15,000	12,208	0	-15,000	-100.0%
702.031	RENTS & LEASES	15,000	15,000	2,832	15,000	0	0.0%
702.032	PROFESSIONAL SERVICES	15,243	8,200	5,215	4,300	-3,900	-47.6%
703.055	BARRICADES	936	800	643	800	0	0.0%
704.021	UTILITIES	3,391	8,100	2,983	5,000	-3,100	-38.3%
706.029	MAINT. OF BLDG. & STRUCTURES	855	0	3,481	0	0	0.0%
706.056	STATE/COUNTY FEES	645	700	584	700	0	0.0%
706.073	UNIFORMS & RAGS	0	0	0	0	0	0.0%
	Total Operating Expenses	\$49,486	\$47,800	\$27,946	\$25,800	-\$22,000	-46.0%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	0	41,000	17,156	0	-41,000	-100.0%
	Total Capital Outlay	\$0	\$41,000	\$17,156	\$0	-\$41,000	-100.0%
	Total Department Appropriations	\$49,486	\$88,800	\$45,102	\$25,800	-\$63,000	-70.9%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 439
Function:	Community Development	ECONOMIC DEVELOPMENT

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.043	AMMO PLANT SPECIFIC PLAN	34,606	0	0	0	0	0%
702.032	SR 108 RELINQUISHMENT GRANT	99,802	207,000	250,892	0	-207,000	-100%
702.034	OTHER CONTRACT SERVICES	0	10,000	10,100	10,000	0	0%
707.122	PUBLIC BENEFIT GRANT	57,402	0	0	0	0	0%
706.026	DEBT SERVICE - ED BANK LOAN	103,250	102,250	101,736	124,900	22,650	22%
	Total Operating Expenses	\$295,060	\$319,250	\$362,728	\$134,900	-\$184,350	-58%
Total Department Appropriations		\$295,060	\$319,250	\$362,728	\$134,900	-\$184,350	-58%



2015-2016 Annual Budget

Department Narrative

Parks & Recreation Department

Department Description

The Riverbank Parks and Recreation Department oversees three divisions: Parks Maintenance, Recreation and Park Development and the Facility Maintenance Division.

The Parks Maintenance Division maintains 23 landscape areas throughout the City. There are 16 parks and 6 additional areas (non-parks) that are maintained by this division. The 108 water fountain, Plaza Del Rio water feature, the downtown landscaping, Museum, 6 tennis courts, the skate park, the Riverbank Community Pool and various other hardscape areas are included. The Parks Department contracts with Grover Landscape for the large turf areas such as the Riverbank Sports Complex that require specialized equipment and care.

The Recreation and Park Development Division oversees all recreational programs, classes, Aquatics, Teen Center, Sports, Gymnasium and special events. The Recreation Department now oversees the annual Cheese & Wine Festival. The facility and park reservations are handled through this department. Park and facility development grant proposals are written on a regular basis and projects are implemented as grants are received. Online registration is now available for our recreation programs.

The Facility Maintenance Division performs custodial services for all City buildings which includes City Hall South, City Hall North, the CNG building, public works trailer, Sheriff's building, Community Center, Scout Hall and the Teen Center. This division also oversees the service contracts for HVAC, Pest Control, Alarm System as well as building repairs.

Significant Budget Impacts for Fiscal Year 2015-16

The significant impacts for the Parks and Recreation Department for the next fiscal year will be the continued impact of staff reduction over the years and the expansion of parks and facilities to maintain. Our parks, facilities and programs are increasing in use and popularity each year which creates the challenge of keeping operations at a high standard with limited resources.

Our infrastructure is aging and needs renovation and maintenance. Without funding sources these renovations are not completed as needed.

As development occurs, we are in need of a City Wide Park Master Plan. Many of our facilities are operating at capacity and we need to identify what recreational and park amenities will be needed as we grow.

The water restrictions will have a significant impact on our downtown medians and turf in our parks. Graffiti and vandalism have significant impacts on our department as they not only deplete our resources but increase the workload of our limited staff.





Parks & Recreation Department

Strategic Planning Objectives for Fiscal Year 2015-16

Objective	Due Date
Develop, recommend and identify funding for a Parks and Recreation Master Plan	September 15, 2015
Recommend to the City Council for consideration a consultant to prepare a conceptual design and cost estimate for the development of Phase II and III of the Sports Complex.	June 1, 2015
Recommend to the City Council for consideration a consultant to prepare a conceptual design and cost estimate for the completion of Phase II and III development of Jacob Myers Park.	September 1, 2015
Research financing options for the pool locker room renovation.	August 15, 2015
Research funding options for renovation and improvements to the Community Center and report results to the City Council.	August 15, 2015

Departmental Objectives for Fiscal Year 2015-16

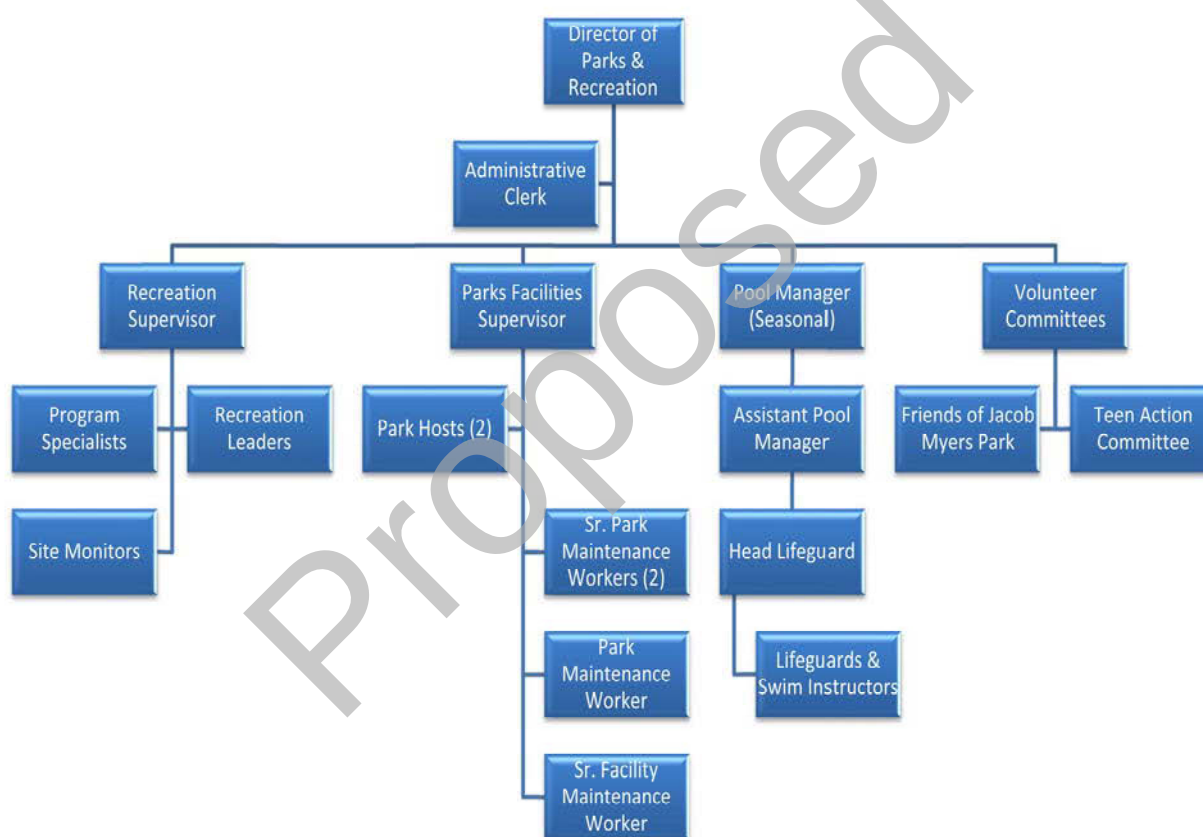
- ◆ To maintain our parks and facilities at a high standard
- ◆ To implement a successful and safe 2015 Cheese & Wine Festival
- ◆ Offer one new City Wide special event.
- ◆ Research and write successful grants that will provide funding for our projects.
- ◆ Continue to offer a variety of programs for all ages and abilities.





Parks & Recreation Department

Organizational Chart





City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 407
Function:	Parks & Recreation	BUILDING MAINTENANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	49,696	49,800	43,836	50,500	700	1.4%
701.002	PERSONNEL PART-TIME	0	2,500	2,239	2,000	-500	-20.0%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	748	0	-4,324	0	0	0.0%
708.005	MEDICARE	652	700	614	700	0	0.0%
708.006	PERS RETIREMENT	6,148	6,700	5,926	8,100	1,400	20.9%
708.007	PAYROLL TAXES	434	900	609	700	-200	-22.2%
708.008	HEALTH DENTAL VISION INSURANCE	13,916	11,300	9,928	12,000	700	6.2%
708.009	NATIONAL RETIREMENT	2,631	2,900	2,424	3,200	300	10.3%
708.010	WORKERS' COMPENSATION	7,363	7,300	6,481	7,700	400	5.5%
Total Personnel Salaries & Benefits		\$81,588	\$82,100	\$67,733	\$84,900	\$2,800	3.4%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	2,026	2,000	2,194	2,000	0	0.0%
702.031	RENTS & LEASES (VEHICLES)	5,000	5,000	0	5,000	0	0.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	16,861	16,600	13,249	16,600	0	0.0%
703.028	SMALL TOOLS	49	200	79	200	0	0.0%
704.021	UTILITIES	25,506	24,000	20,876	26,000	2,000	8.3%
704.022	COMMUNICATIONS	9,626	8,500	8,900	9,500	1,000	11.8%
706.027	BOOT & JACKET ALLOWANCE	150	150	0	200	50	33.3%
706.029	MAINT. OF BLDG. & STRUCTURES	11,436	12,000	11,409	12,000	0	0.0%
706.056	STATE/COUNTY FEES	2,208	2,950	2,267	3,000	50	1.7%
706.073	UNIFORMS & RAGS	1,051	1,500	645	1,500	0	0.0%
Total Operating Expenses		\$73,913	\$72,900	\$59,619	\$76,000	\$3,100	4.3%
Capital Outlay							
707.002	CAPITAL EXPENDITURES	0	26,500	0	0	-26,500	-100.0%
707.003	EQUIPMENT/PROJECTS	48,444	14,700	19,649	0	-14,700	-100.0%
Total Capital Outlay		\$48,444	\$41,200	\$19,649	\$0	-\$41,200	-100.0%
Total Department Appropriations		\$203,945	\$196,200	\$147,001	\$160,900	-\$35,300	-18.0%

EQUIPMENT/PROJECTS

STAFFING:

1 SR. FACILITIES MAINTENANCE WORKER

No Equipment/Projects



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 414
Function:	Parks & Recreation	PARKS

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	209,278	199,700	181,000	218,600	18,900	9.5%
701.002	PERSONNEL PART-TIME	26,886	29,300	27,539	39,300	10,000	34.1%
701.003	PERSONNEL OVERTIME	2,458	1,000	1,443	1,000	0	0.0%
701.004	STANDBY PAY	4,065	4,000	2,757	4,000	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	3,303	0	-12,666	0	0	0.0%
708.005	MEDICARE	3,282	3,300	2,959	3,800	500	15.2%
708.006	PERS RETIREMENT	25,633	27,800	24,018	35,200	7,400	26.6%
708.007	PAYROLL TAXES	4,874	3,500	4,789	6,500	3,000	85.7%
708.008	HEALTH DENTAL VISION INSURANCE	68,283	66,300	59,510	66,800	500	0.8%
708.009	NATIONAL RETIREMENT	10,524	11,600	9,125	12,800	1,200	10.3%
708.010	WORKERS' COMPENSATION	30,667	29,400	25,890	33,500	4,100	13.9%
708.012	DEFERRED COMPENSATION	1,950	2,000	1,725	2,000	0	0.0%
Total Personnel Salaries & Benefits		\$391,203	\$377,900	\$328,089	\$423,500	\$45,600	12.1%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	289	300	225	300	0	0.0%
702.031	RENTS & LEASES	51,800	51,800	1,746	51,800	0	0.0%
702.032	PROFESSIONAL SERVICES	102,449	93,800	78,900	93,800	0	0.0%
703.025	OFFICE EXPENSE	183	200	189	200	0	0.0%
703.028	SMALL TOOLS	355	500	94	500	0	0.0%
703.049	CHEMICALS	6,236	5,000	458	5,000	0	0.0%
703.050	POOL EXPENSES & CHEMICALS	20,844	22,000	11,412	22,000	0	0.0%
703.051	BARK/FIBER	11,504	0	0	12,000	12,000	0.0%
704.021	UTILITIES	25,958	26,000	19,512	26,000	0	0.0%
704.022	COMMUNICATIONS	665	400	166	400	0	0.0%
706.027	BOOT & JACKET ALLOWANCE	572	600	542	800	200	33.3%
706.029	MAINT. OF BLDG & STRUCTURES	28,699	28,000	32,174	28,000	0	0.0%
706.038	STAFF DEVELOPMENT	902	3,000	2,656	3,000	0	0.0%
706.050	SAFETY EQUIPMENT	210	350	219	400	50	14.3%
706.056	STATE/COUNTY FEES	3,486	3,600	3,494	3,600	0	0.0%
706.073	UNIFORMS & RAGS	0	700	0	700	0	0.0%
706.081	DOWNTOWN & WATERFALL MAINT.	2,452	3,000	1,524	3,000	0	0.0%
Total Operating Expenses		\$256,604	\$239,250	\$153,311	\$251,500	\$12,250	5.1%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	6,550	0	0	0	0	0.0%
707.003	EQUIPMENT/PROJECTS	6,000	10,900	0	8,000	-2,900	-26.6%
Total Capital Outlay		\$12,550	\$10,900	\$0	\$8,000	-\$2,900	-26.6%
Total Department Appropriations		\$660,357	\$628,050	\$481,400	\$683,000	\$54,950	8.7%

EQUIPMENT AND PROJECTS:

PLAYGROUND EQUIPMENT REPLACEMENT PROGRAM \$8,000

JMP Parking Fee Reimbursement (11,500)
 Crossroads L&L Reimbursement (20,000)
NET GENERAL FUND EFFECT \$651,500

STAFFING:

1 PARKS SUPERVISOR
 2 SR. PARKS MAINTENANCE WORKERS
 1 PARKS MAINTENANCE WORKER II
 V PT PARKS MAINTENANCE AIDES (SEASONAL)



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 101	GENERAL FUND	Department: 459
Function:	Culture & Liesure	RECREATION

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Operating Expenses

706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0.0%
999.000	GENERAL FUND SUBSIDIES	321,281	334,200	138,440	373,300	39,100	11.7%
	Total Operating Expenses	\$321,281	\$334,200	\$138,440	\$373,300	\$39,100	11.7%

Total Department Appropriations

\$321,281	\$334,200	\$138,440	\$373,300	\$39,100	11.7%
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General Fund Subsidies:

Recreation Fund	353,300
Community Center Fund	15,000
Cheese & Wine Advance	5,000
	<u>\$373,300</u>

Proposed



Fiscal Year 2015-2016

Special Revenue Funds



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund 102: Gas Tax Fund

Projected Reserve @ July 1, 2015 **\$404,800**

Add:

Projected '15-'16 Revenues **\$666,100**

Less:

Requested Appropriations

SALARIES & BENEFITS	\$403,800
CONTRACT SERVICES	155,400
UTILITIES	100,000
OTHER OPERATING EXPENSES	88,200
TRANSFERS OUT	33,800
CAPITAL OUTLAY	58,800

Total Gas Tax Appropriations **\$840,000**

Projected Reserve @ June 30, 2016 **\$230,900**

% Of Revenues **34.7%**

GAS TAX REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
SECTION 2103 GAS TAX	\$227,600	\$172,763	\$109,500
SECTION 2105 GAS TAX	130,000	101,800	126,200
SECTION 2106 GAS TAX	85,900	65,114	69,600
SECTION 2107 GAS TAX	184,000	127,272	173,400
SECTION 2107.5 GAS TAX	5,000	5,000	5,000
INTEREST INCOME	100	139	100
STREET SWEEPING	4,159	0	4,200
MISCELLANEOUS REVENUE	250	205	0
TRANSFER IN OF MGMT FEES	166,200	83,109	178,100
	<u>\$803,209</u>	<u>\$555,402</u>	<u>\$666,100</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 102	GAS TAX	Department: 418
Function: Public Works		STREETS

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Personnel Salaries and Benefits

701.001	PERSONNEL REGULAR	227,951	228,100	201,250	241,000	12,900	6%
701.002	PERSONNEL PART-TIME	5,360	0	0	0	0	0%
701.003	PERSONNEL OVERTIME	2,796	4,500	5,229	2,500	-2,000	-44%
701.004	STANDBY PAY	5,726	4,000	7,301	4,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	-4,434	0	-17,575	0	0	0%
708.005	MEDICARE	2,092	2,500	2,258	2,700	200	8%
708.006	PERS RETIREMENT	22,392	23,800	20,659	28,200	4,400	18%
708.007	PAYROLL TAXES	2,585	2,200	2,170	2,200	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	59,899	57,000	49,875	70,200	13,200	23%
708.009	NATIONAL RETIREMENT	12,388	14,500	12,121	16,000	1,500	10%
708.010	WORKERS' COMPENSATION	31,239	32,400	29,473	37,000	4,600	14%

Total Personnel Salaries & Benefits

\$367,994	\$369,000	\$312,761	\$403,800	\$34,800	9%
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Operating Expenses

702.030	MAINT. OF OPERATIONS EQUIPMENT	2,380	3,000	1,353	18,000	15,000	500%
702.031	RENTS & LEASES (VEHICLE REP/MAINT)	10,000	10,000	1,489	10,000	0	0%
702.032	PROFESSIONAL/SPECIAL SERVICES	33,750	22,000	17,780	35,900	13,900	63%
702.034	OTHER CONTRACT SERVICES	0	0	0	5,000	5,000	0%
702.036	STREET SWEEPING CONTRACT	85,185	84,500	71,703	84,500	0	0%
702.037	STREET LIGHT REPAIR	11	2,000	3,430	2,000	0	0%
703.028	SMALL TOOLS	1,560	1,000	778	1,000	0	0%
703.062	STREET SIGNS/STRIPING	63,638	56,000	45,960	56,000	0	0%
704.021	UTILITIES	92,719	80,000	79,576	100,000	20,000	25%
706.026	MISCELLANEOUS EXPENSE	1,779	2,000	1,481	2,000	0	0%
706.027	BOOT & JACKET ALLOWANCE	539	750	278	1,000	250	33%
706.029	MAINT. OF BLDG. & STRUCTURES	10,237	21,000	7,855	21,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	655	1,500	60	1,500	0	0%
706.037	CONFERENCES & MEETINGS	458	250	160	500	250	100%
706.038	STAFF DEVELOPMENT	2,459	1,800	298	1,800	0	0%
706.050	SAFETY EQUIPMENT	1,252	1,600	1,683	1,600	0	0%
706.073	UNIFORMS & RAGS	1,792	1,800	1,497	1,800	0	0%
999.000	TRANSFER OUT OF MGMT FEES	29,770	30,900	15,687	33,800	2,900	9%

Total Operating Expenses

\$338,184	\$320,100	\$251,068	\$377,400	\$57,300	18%
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CAPITAL OUTLAY

707.002	CAPITAL EXPENDITURES	0	0	0	8,800	8,800	0%
707.003	EQUIPMENT/PROJECTS	84,125	73,000	37,549	50,000	-23,000	-32%

Total Capital Outlay

\$84,125	\$73,000	\$37,549	\$58,800	-\$14,200	-19%
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Total Department Appropriations

\$790,303	\$762,100	\$601,378	\$840,000	\$77,900	10%
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TRANSFER IN OF MANAGEMENT FEES:

SEWER FUND	(\$91,159)
LTF	(\$20,842)
WATER FUND	(\$11,435)
STERLING RIDGE STORM DRAIN DISTRICT	(\$10,783)
HEARTLANDS STORM DRAIN DISTRICT	(\$10,783)
CROSSROADS LANDSCAPE & LIGHTING DISTRICT	(\$28,510)
NET GAS TAX FUND ALLOCATION	\$666,488

EQUIPMENT/PROJECTS:

ADA IMPROVEMENTS 50,000

CAPITAL EXPENDITURES

CORPORATION YARD FENCING 8,800

STAFFING:

1 PUBLIC WORKS SUPERVISOR

1 SR. MAINTENANCE WORKERS

3 MAINTENANCE WORKER I



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 103: Storm Drain Fund

Reserve @ July 1, 2015 **\$3,989**

Add:

Projected '15-'16 Revenues **\$0**

Less:

Requested Appropriations

OPERATING EXPENSES **1,900**

Total Appropriations **\$1,900**

Projected Reserve @ June 30, 2016 **\$2,089**

STORM DRAIN REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	0	9	0
TRANSFERS IN	0	0	0
	\$0	\$9	\$0



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	103	STORM DRAIN FUND	Department:	419
Function:		Public Works		STORM

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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702.032 **Operating Expenses**
PROFESSIONAL/SPECIAL SERVICES
Total Operating Expenses

0	0	1,920	1,900	1,900	0%
\$0	\$0	\$1,920	\$1,900	\$1,900	0%

Total Department Appropriations

\$0	\$0	\$1,920	\$1,900	\$1,900	0%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 104: Proposition 1B Fund

Projected Reserve @ July 1, 2015 \$0

Add:

 Projected '15-'16 Revenues \$0

Less:

 Requested Appropriations

CAPITAL OUTLAY 0

Total Appropriations \$0

Projected Reserve @ June 30, 2016 \$0

PROPOSITION 1B REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	0	9	0
	\$0	\$9	\$0



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	104	PROP 1B FUND	Department:	420
Function:		Public Works		CURB & GUTTER

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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CAPITAL OUTLAY

707.003 PRESTWICK BRIDGE PROJECT
 Total Capital Outlay

19,513	0	18	0	0	0%
\$19,513	\$0	\$18	\$0	\$0	0%

Total Department Appropriations

\$19,513	\$0	\$18	\$0	\$0	0%
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EQUIPMENT & PROJECTS:

No Equipment/Projects

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 117: Neighborhood Improvement Fund

Reserve @ July 1, 2015 **\$0**

Add:

Projected '15-'16 Revenues **\$87,200**

Less:

Requested Appropriations

SALARY & BENEFITS	\$82,500
OPERATING EXPENSES	4,700
TRANSFERS OUT	0
CAPITAL OUTLAY	0
Total Appropriations	87,200

Projected Reserve @ June 30, 2016 **\$0**

NEIGHBORHOOD IMPROVEMENT REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
ABANDONED VEHICLE	16,000	11,931	16,000
FINES, FORFEITURES, PENALTIES	5,000	1,947	1,000
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	500	625	500
OTHER FINANCIAL RESOURCES	0	0	0
TRANSFERS IN OF MGMT FEES	65,350	0	69,700
	\$86,850	\$14,503	\$87,200



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	117	NEIGHBORHOOD IMPROVEMENT	Department:	411
Function:		Administration		CODE COMPLIANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Personnel Salaries and Benefits

701.001	PERSONNEL REGULAR	58,355	58,000	50,853	58,700	700	1%
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	200	0	-432	0	0	0%
708.005	MEDICARE	747	800	659	900	100	13%
708.006	PERS RETIREMENT	6,856	7,400	6,510	9,000	1,600	22%
708.007	PAYROLL TAXES	434	400	434	400	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	1,731	1,700	1,505	1,800	100	6%
708.009	NATIONAL RETIREMENT	2,631	2,900	2,424	3,200	300	10%
708.010	WORKERS' COMPENSATION	8,211	7,800	7,120	8,500	700	9%
Total Personnel Salaries & Benefits		\$79,165	\$79,000	\$69,073	\$82,500	\$3,500	4%

Operating Expenses

702.034	OTHER CONTRACT SERVICES	0	500	0	0	-500	-100%
702.042	RELEASE OF LIENS	0	0	0	0	0	0%
703.025	OFFICE EXPENSE	1,056	700	951	1,000	300	43%
704.022	COMMUNICATIONS	401	600	333	600	0	0%
706.025	WEED & RUBBISH REMOVAL	0	3,000	0	1,000	-2,000	-67%
706.027	BOOT & JACKET ALLOWANCE	0	350	0	200	-150	-43%
706.028	SMALL TOOLS	18	300	0	300	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	349	100	150	100	0	0%
706.037	CONFERENCES & MEETINGS	2,346	1,300	1,187	1,300	0	0%
706.073	UNIFORMS EXPENSE	0	0	0	200	200	0%
706.077	SPRING CLEAN/ALLEY CLEANUP	0	1,000	0	0	-1,000	-100%
Total Operating Expenses		\$4,170	\$7,850	\$2,621	\$4,700	-\$3,150	-40%

CAPITAL OUTLAY

707.013	EQUIPMENT GRANT	0	0	0	0	0	0%
Total Capital Outlay		\$0	\$0	\$0	\$0	\$0	0%

Total Department Appropriations

\$83,335	\$86,850	\$71,694	\$87,200	\$350	0%
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TRANSFER IN OF MANAGEMENT FEES:

GENERAL FUND

NET NEIGHBORHOOD IMPROVEMENT ALLOCATION

(\$69,800)

\$17,400

STAFFING:

1 NEIGHBORHOOD IMPROVEMENT OFFICER II



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 118: Recreation Enterprise Fund

Projected Reserve @ July 1, 2015 **\$0**

Add:

Projected '15-'16 Revenues **\$151,250**

Less:

Requested Appropriations

SALARY & BENEFITS	\$46,000
OPERATING EXPENSES	92,450
CAPITAL OUTLAY	0
TRANSFERS OUT	0
Total Appropriations	\$138,450

Projected Reserve @ June 30, 2016 **\$12,800**

COMMUNITY CENTER REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
DONATIONS	500	800	500
JACOB MEYER PARKING FEES	27,500	28,491	27,500
CUSTOMER DEPOSITS FORFEITED	0	0	0
MISCELLANEOUS REVENUES	8,500	10,503	8,500
COMMUNITY CENTER FEES	26,000	28,219	26,000
CONTRACT PROGRAMS	28,000	17,737	28,000
MISC PROGRAM INCOME	18,000	27,706	3,000
GENERAL FUND SUBSIDIES	5,000	5,000	15,000
SOCCER LEAGUE REVENUE	0	4,914	6,350
SWIM TEAM REVENUE	0	846	6,400
HALLOWEEN HAYRIDE REVENUE	0	0	6,000
TOT TIME REVENUE	0	5,012	16,000
DAY CAMP REVENUE	0	1,258	8,000
	<u>\$113,500</u>	<u>\$130,486</u>	<u>\$151,250</u>



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 118	COMMUNITY CENTER	Department: 441
Function: Recreation & Park Development		COMMUNITY CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits- GENERAL							
701.002	PERSONNEL PART-TIME	46,228	40,000	44,365	14,800	-25,200	-63%
701.003	PERSONNEL OVERTIME	120	0	127	0	0	0%
708.005	MEDICARE	679	700	649	200	-500	-71%
708.006	PERS RETIREMENT	277	500	133	300	-200	-40%
708.007	PAYROLL TAXES	5,238	5,700	5,183	1,800	-3,900	-68%
	Total Personnel Salaries & Benefits	\$52,542	\$46,900	\$50,457	\$17,100	-\$29,800	-64%
Operating Expenses - GENERAL							
702.032	PROFESSIONAL/SPECIAL SERVICES	2,551	1,500	718	1,500	0	0%
703.030	CONTRACT PROGRAMS	16,712	13,000	8,239	13,000	0	0%
703.066	JMP PARKING EXPENSE	32,675	22,000	24,968	22,000	0	0%
704.021	UTILITIES	30,670	29,000	24,699	29,000	0	0%
706.010	DEPRECIATION EXPENSE	9,363	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	12,707	10,000	14,051	10,000	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	2,672	5,000	383	5,000	0	0%
706.035	INSURANCE & SURETY BONDS	3,391	2,500	1,309	2,500	0	0%
706.056	STATE/COUNTY FEES	508	500	508	500	0	0%
706.079	PARK HOST	2,133	2,000	1,998	2,000	0	0%
	Total Operating Expenses	\$113,382	\$85,500	\$76,873	\$85,500	\$0	0%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0%
SOCCER LEAGUE PROGRAM							
701.002	PERSONNEL PART-TIME	0	0	0	3,700	3,700	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	2,650	2,650	0%
708.005	MEDICARE	0	0	0	100	100	0%
708.007	PAYROLL TAXES	0	0	0	400	400	0%
	Total Soccer League Program Expenses	\$0	\$0	\$0	\$6,850	\$6,850	0%
SWIM TEAM PROGRAM							
701.002	PERSONNEL PART-TIME	0	0	0	3,600	3,600	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	1,300	1,300	0%
708.005	MEDICARE	0	0	0	100	100	0%
708.007	PAYROLL TAXES	0	0	0	400	400	0%
	Total Swim Team Expenses	\$0	\$0	\$0	\$5,400	\$5,400	0%
HALLOWEEN HAYRIDE							
701.002	PERSONNEL PART-TIME	0	0	0	2,400	2,400	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	2,300	2,300	0%
708.005	MEDICARE	0	0	0	100	100	0%
708.007	PAYROLL TAXES	0	0	0	300	300	0%
	Total Haunted Hayride Expenses	\$0	\$0	\$0	\$5,100	\$5,100	0%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	118	COMMUNITY CENTER	Department:	441
Function:		Recreation & Park Development		COMMUNITY CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
TOT TIME							
701.002	PERSONNEL PART-TIME	0	0	0	11,000	11,000	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0%
708.005	MEDICARE	0	0	0	200	200	0%
708.007	PAYROLL TAXES	0	0	0	1,400	1,400	0%
	Total Tot Time Expenses	\$0	\$0	\$0	\$12,600	\$12,600	0%
DAY CAMPS							
701.002	PERSONNEL PART-TIME	0	0	0	4,500	4,500	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	700	700	0%
708.005	MEDICARE	0	0	0	100	100	0%
708.007	PAYROLL TAXES	0	0	0	600	600	0%
	Total Day Camp Expenses	\$0	\$0	\$0	\$5,900	\$5,900	0%
	Total Department Appropriations	\$165,924	\$132,400	\$127,330	\$138,450	\$6,050	5%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 119: Vehicle Maintenance Fund

Reserve @ July 1, 2015 **\$0**

Add:

Projected '15-'16 Revenues **\$309,500**

Less:

Requested Appropriations

SALARY & BENEFITS	\$97,400
OPERATING EXPENSES	212,100
TRANSFER OUT	0
CAPITAL OUTLAY	0

Total Appropriations **\$309,500**

Projected Reserve @ June 30, 2016 **\$0**

EQUIPMENT POOL REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
SALE OF FUEL	15,000	11,702	15,000
VEHICLE & EQUIP RENTAL	125,000	0	125,000
MAINT. CHARGES - LABOR	91,900	0	97,400
MAINT. CHARGES - PARTS	87,740	0	71,800
SALE OF CAPITAL ASSETS	0	721	0
MISCELLANEOUS REVENUES	250	0	300
TRANSFERS IN	0	0	0
	\$319,890	\$12,423	\$309,500



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	119	EQUIPMENT POOL	Department:	442
Function:		Public Works		Vehicle Maintenance

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	58,293	58,600	52,275	60,900	2,300	4%
708.004	MISC EMPLOYEE BENEFITS	188	0	-8,273	0	0	0%
708.005	MEDICARE	757	900	688	900	0	0%
708.006	PERS RETIREMENT	7,223	7,900	7,080	9,800	1,900	24%
708.007	PAYROLL TAXES	434	400	434	400	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	18,018	12,800	9,554	12,900	100	1%
708.009	NATIONAL RETIREMENT	2,631	2,900	2,424	3,200	300	10%
708.010	WORKERS' COMPENSATION	8,666	8,400	7,589	9,300	900	11%
	Total Personnel Salaries & Benefits	\$96,210	\$91,900	\$71,771	\$97,400	\$5,500	6%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	1,250	3,200	4,125	3,200	0	0%
702.038	SPRINT LEASE/PURCHASE	2,640	2,640	2,865	2,600	-40	-2%
702.044	CNG FUELING PUMP MAINTENANCE	13,011	20,000	12,859	20,000	0	0%
703.025	OFFICE EXPENSE	314	300	329	300	0	0%
704.021	UTILITIES	22,507	30,000	15,862	30,000	0	0%
704.022	COMMUNICATIONS	957	1,500	498	1,500	0	0%
705.040	VEHICLE MAINTENANCE EXPENSE	70,868	65,000	54,519	65,000	0	0%
705.041	VEHICLE FUEL	68,910	80,000	58,255	80,000	0	0%
706.026	MISCELLANEOUS EXPENSE	121	300	549	300	0	0%
706.027	BOOT & JACKET ALLOWANCE	150	200	0	200	0	0%
706.028	SMALL TOOLS	515	800	777	1,000	200	25%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	0	250	100	300	50	20%
706.037	TRAVEL, CONF & MEETINGS	35	500	0	500	0	0%
706.040	PERMITS & LICENSES	2,467	3,000	1,347	3,000	0	0%
706.050	SAFETY EQUIPMENT	1,112	1,100	108	1,100	0	0%
706.056	STATE/COUNTY FEES	978	1,100	978	1,100	0	0%
706.073	UNIFORMS & RAGS	1,331	2,000	888	2,000	0	0%
	Total Operating Expenses	\$187,166	\$211,890	\$154,059	\$212,100	\$210	0%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	16,100	16,144	0	-16,100	-100%
	Total Capital Outlay	\$0	\$16,100	\$16,144	\$0	-\$16,100	-100%
	Total Department Appropriations	\$283,376	\$319,890	\$241,974	\$309,500	-\$10,390	-3%

STAFFING: 1 CITY MECHANIC



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 125: Special Building Projects Fund

Projected Reserve @ July 1, 2015 **\$83,949**

Add:

Projected '15-'16 Revenues **\$80,100**

Less:

Requested Appropriations

SALARY & BENEFITS	\$0
OPERATING EXPENSES	0
CAPITAL OUTLAY	0
TRANSFERS OUT	0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$164,049**

205%

SPECIAL BUILDING PROJECT REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	4,500	39	3,100
MISCELLANEOUS REVENUE	0	-2,500	5,000
GRANT REIMBURSEMENTS	0	0	0
DEVELOPER FEES	0	-125	0
SYSTEM ADMIN FEES	5,000	30,303	0
TRANSFERS IN (REPAY DUE FROM)	70,600	0	72,000
	<u>\$80,100</u>	<u>\$27,717</u>	<u>\$80,100</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	125	SPECIAL BUILDING PROJECTS	Department:	448
Function:		Public Works		SPECIAL BUILDING PROJECTS

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	0	0	0	0	0	0%
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	0	0	0	0	0	0%
708.005	MEDICARE	0	0	0	0	0	0%
708.006	PERS RETIREMENT	0	0	0	0	0	0%
708.007	PAYROLL TAXES	0	0	0	0	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	0	0	0	0	0	0%
708.009	NATIONAL RETIREMENT	0	0	0	0	0	0%
708.010	WORKERS' COMPENSATION	0	0	0	0	0	0%
708.012	DEFERRED COMPENSATION	0	0	0	0	0	0%
	Total Personnel Salaries & Benefits	\$0	\$0	\$0	\$0	\$0	0%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	0	0	0	0	0	0%
702.031	RENTS & LEASES	0	0	0	0	0	0%
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0%
702.034	OTHER CONTRACT SERVICES	0	0	0	0	0	0%
702.061	GENERAL PLAN UPDATE	0	0	0	0	0	0%
703.024	POSTAGE	0	0	0	0	0	0%
703.025	OFFICE EXPENSE	0	0	0	0	0	0%
704.022	COMMUNICATIONS	0	0	0	0	0	0%
706.027	BOOT & JACKET ALLOWANCE	0	0	0	0	0	0%
706.028	SMALL TOOLS	0	0	0	0	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	0	0	0	0	0	0%
706.037	CONFERENCES & MEETINGS	0	0	0	0	0	0%
999.000	TRANSFER OUT OF MGMT FEE TO GF	212,549	0	29,041	0	0	0%
	Total Operating Expenses	\$212,549	\$0	\$29,041	\$0	\$0	0%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0%
	Total Department Appropriations	\$212,549	\$0	\$29,041	\$0	\$0	0%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 126: Vehicle Tow Fund/Equitable Sharing/AB 109

Reserve @ July 1, 2015 **\$37,400**

Add:

Projected '15-'16 Revenues **\$9,000**

Less:

Requested Appropriations

OPERATING EXPENSES-TOW FUND	3,000
OPERATING EXPENSES-ARRA GRANT	0
OPERATING EXPENSES-EQUITABLE SHARING	1,100
OPERATING EXPENSES-AB 109 REALIGNMENT	13,000

Total Appropriations **\$17,100**

Projected Reserve @ June 30, 2016 **\$29,300**

326%

VEHICLE TOW FUND - EQUITABLE SHARING REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
VEHICLE RELEASE	11,000	7,400	9,000
ASSET SEIZURE/FORFEITURES	0	0	0
MISCELLANEOUS REVENUES	0	0	0
GRANT REIMBURSEMENTS	0	0	0
EQUITABLE SHARING REVENUE	2,000	0	0
AB 109 REALIGNMENT FUNDS	0	47,282	0
TRANSFERS IN	0	0	0
	\$13,000	\$54,682	\$9,000



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 126	TOW FUND/POLICE GRANTS	Department: 449
Function:	Police Services	POLICE SERVICES

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses-TOW							
706.029	MAINT. OF BLDG STRUCTURES GRNDS	261	2,000	2,178	3,000	1,000	50%
702.034	OTHER CONTRACT SERVICES	0	0	0	0	0	0%
	Total Operating Expenses	\$261	\$2,000	\$2,178	\$3,000	\$1,000	50%
Operating Expenses-ARRA GRANT							
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0%
706.029	MAINT. OF BLDG STRUCTURES GRNDS	0	0	0	0	0	0%
	Total Operating Expenses	\$0	\$0	\$0	\$0	\$0	0%
Operating Expenses-EQUITABLE SHARING							
702.032	PROFESSIONAL/SPECIAL SERVICES	8,716	4,600	18	1,100	-3,500	-76%
706.029	MAINT. OF BLDG STRUCTURES GRNDS	0	0	0	0	0	0%
	Total Operating Expenses	\$8,716	\$4,600	\$18	\$1,100	-\$3,500	-76%
Operating Expenses-AB 109 REALIGNMENT							
702.032	PROFESSIONAL/SPECIAL SERVICES	41,883	46,800	16,326	13,000	-33,800	-72%
706.029	MAINT. OF BLDG STRUCTURES GRNDS	0	0	0	0	0	0%
	Total Operating Expenses	\$41,883	\$46,800	\$16,326	\$13,000	-\$33,800	-72%
	Total Department Appropriations	\$50,860	\$53,400	\$18,522	\$17,100	-\$36,300	-68%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 132: Weed Abatement Fund

Reserve @ July 1, 2015 **\$46,218**

Add:

Projected '15-'16 Revenues **\$2,600**

Less:

Requested Appropriations

OPERATING EXPENSES 7,000

Total Appropriations **\$7,000**

Projected Reserve @ June 30, 2016 **\$41,818**

1608%

WEED ABATEMENT FUND

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	100	87	100
WEED & LOT CLEANING	2,500	0	2,500
	\$2,600	\$87	\$2,600



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	132	WEED ABATEMENT FUND	Department:	457
Function:		Code Compliance		CODE COMPLIANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses-TOW							
702.032	PROFESSIONAL/SPECIAL SERVICES	4,498	7,000	3,325	7,000	0	0%
706.025	WEED & RUBBISH REMOVAL	0	0	0	0	0	0%
	Total Operating Expenses	\$4,498	\$7,000	\$3,325	\$7,000	\$0	0%
	Total Department Appropriations	\$4,498	\$7,000	\$3,325	\$7,000	\$0	0%

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 134: Recreation & Park Development

Reserve @ July 1, 2015 **\$0**

Add:

Projected '15-'16 Revenues **\$390,400**

Less:

Requested Appropriations

SALARY & BENEFITS	\$357,600
OPERATING EXPENSES	32,800
TRANSFERS OUT	0
CAPITAL OUTLAY	0

Total Appropriations **\$390,400**

Projected Reserve @ June 30, 2016 **\$0**

RECREATION REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
POOL REVENUE	23,000	18,297	25,000
POOL CONCESSIONS	100	385	200
POOL/RECREATION DONATIONS	800	1,853	800
MISCELLANEOUS REVENUES	0	670	600
OPEN GYM	10,500	12,902	10,500
SUMMER PROGRAMS	0	179	0
MISC PROGRAM INCOME	0	0	0
GENERAL FUND SUBSIDY-TR. IN	324,200	133,440	353,300
	\$358,600	\$167,726	\$390,400



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	134	RECREATION & PARK DEVELOPMENT	Department:	459	RECREATION
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	175,584	174,500	156,640	186,100	11,600	7%
701.002	PERSONNEL PART-TIME	62,620	73,000	51,374	77,500	4,500	6%
701.003	PERSONNEL OVERTIME	0	0	203	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	1,090	400	-7,291	400	0	0%
708.005	MEDICARE	3,275	3,500	2,911	3,800	300	9%
708.006	PERS RETIREMENT	23,106	23,200	21,971	29,500	6,300	27%
708.007	PAYROLL TAXES	6,481	5,700	5,088	10,500	4,800	84%
708.008	HEALTH DENTAL VISION INSURANCE	12,562	9,000	8,725	9,100	100	1%
708.009	NATIONAL RETIREMENT	5,262	5,800	4,848	6,400	600	10%
708.010	WORKERS' COMPENSATION	25,865	24,900	22,454	28,500	3,600	14%
708.012	DEFERRED COMPENSATION	5,841	5,800	5,167	5,800	0	0%
	Total Personnel Salaries & Benefits	\$321,686	\$325,800	\$272,090	\$357,600	\$31,800	10%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	247	300	302	300	0	0%
702.031	RENTS & LEASES	57	1,500	174	1,500	0	0%
702.032	PROFESSIONAL SERVICES	7	1,000	886	1,000	0	0%
703.024	POSTAGE	249	300	270	300	0	0%
703.025	OFFICE EXPENSE	1,234	1,000	1,004	1,000	0	0%
703.027	RECREATION PROGRAM SUPPLIES	2,850	3,200	3,164	3,200	0	0%
704.022	COMMUNICATIONS	1,150	1,200	698	1,200	0	0%
706.023	ADVERTISING	2,024	1,500	2,044	1,500	0	0%
706.027	BOOT & JACKET ALLOWANCE	446	300	385	300	0	0%
706.037	CONFERENCES & MEETINGS	2,047	2,500	2,358	2,500	0	0%
706.052	GYM EXPENSES	15,773	16,000	12,421	16,000	0	0%
706.065	PRINTING EXPENSE	4,041	4,000	3,987	4,000	0	0%
	Total Operating Expenses	\$30,125	\$32,800	\$27,693	\$32,800	\$0	0%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0%
Total Department Appropriations		\$351,811	\$358,600	\$299,783	\$390,400	\$31,800	8.9%

STAFFING:

- 1 PARKS & RECREATION DIRECTOR
- 1 RECREATION SUPERVISOR
- V PART-TIME (ADMIN, AQUATICS, TEEN CENTER, REC PROGRAMS)



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 137: Workers' Comp Liability Reserve

Reserve @ July 1, 2015 **\$231,581**

Add:

Projected '15-'16 Revenues **\$278,100**

Less:

Requested Appropriations

CONTRACT SERVICES	0
INSURANCE & SURETY BONDS	277,900
MISC. MEDICAL EXPENSES	0
Total Appropriations	\$277,900
Projected Reserve @ June 30, 2016	<u>\$231,781</u>

WORKERS' COMP LIABILITY RESERVE REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	200	219	200
PREMIUM REBATE	0	14,899	0
WORKERS' COMP PREMIUM ASSMT	234,000	205,460	277,900
	<u>\$234,200</u>	<u>\$220,578</u>	<u>\$278,100</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	137	WORKERS COMP LIABILITY RESERVE	Department:	460 WC LIABILITY
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.032	PROFESSIONAL SERVICES	0	0	0	0	0	0%
706.035	INSURANCE & SURETY BONDS	240,141	234,000	233,108	277,900	43,900	19%
708.015	MISC. MEDICAL EXPENSE	0	0	0	0	0	0%
	Total Operating Expenses	\$240,141	\$234,000	\$233,108	\$277,900	\$43,900	19%

Total Department Appropriations	\$240,141	\$234,000	\$233,108	\$277,900	\$43,900	19%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 138: General Liability Reserve

Reserve @ July 1, 2015 **\$83,400**

Add:

Projected '15-'16 Revenues **\$205,000**

Less:

Requested Appropriations

CONTRACT SERVICES	25,000
INSURANCE & SURETY BONDS	170,000
CAPITAL OUTLAY	10,000
Total Appropriations	\$205,000
Projected Reserve @ June 30, 2016	<u><u>\$83,400</u></u>

GENERAL LIABILITY RESERVE REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
GENERAL LIABILITY PREMIUM ASSMT	193,300	169,467	205,000
PREMIUM REBATE	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	<u><u>\$193,300</u></u>	<u><u>\$169,467</u></u>	<u><u>\$205,000</u></u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	138	GENERAL LIABILITY RESERVE (RMA)	Department:	461	GENERAL LIABILITY
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
706.034	LEGAL FEES	17,842	25,000	33,155	25,000	0	0%
706.035	INSURANCE & SURETY BONDS	140,089	158,300	153,045	170,000	11,700	7%
	Total Operating Expenses	\$157,931	\$183,300	\$186,200	\$195,000	\$11,700	6%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	9,210	10,000	16,153	10,000	0	0%
	Total Capital Outlay	\$9,210	\$10,000	\$16,153	\$10,000	\$0	0%
	Total Department Appropriations	\$167,141	\$193,300	\$202,353	\$205,000	\$11,700	6%

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 162: Quimby Park Fees

Reserve @ July 1, 2015 **\$108,387**

Add:

Projected '15-'16 Revenues **\$100**

Less:

Requested Appropriations

CAPITAL OUTLAY 0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$108,487**

QUIMBY FEE REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
QUIMBY FEES	0	0	0
INTEREST INCOME	100	58	100
MISCELLANEOUS REVENUES	0	0	0
	\$100	\$58	\$100



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 176: Public Safety Augmentation Fund

Reserve @ July 1, 2015 **\$0**

Add:

Projected '15-'16 Revenues **\$90,000**

Less:

Requested Appropriations

TRANSFERS OUT	90,000
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Total Appropriations **\$90,000**

Projected Reserve @ June 30, 2016 **\$0**

PSAF REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
P.S. AUGMENTATION FEES	85,000	83,842	90,000
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	\$85,000	\$83,842	\$90,000



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	176	P.S. AUGMENTATION FUND	Department:	591
		PROP 172		PUBLIC SAFETY

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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OPERATING EXPENSES

999.000 TRANSFER FOR SHERIFF'S CONTRACT
 Total Capital Outlay

0	85,000	91,229	90,000	5,000	0%
\$0	\$85,000	\$91,229	\$90,000	\$5,000	0%

Total Department Appropriations

\$0	\$85,000	\$91,229	\$90,000	\$5,000	0%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 196: Riverbank Teen Center Donations Fund

Reserve @ July 1, 2015 **\$3,699**

Add:

Projected '15-'16 Revenues **\$2,500**

Less:

Requested Appropriations

OPERATING EXPENSES 0

CAPITAL OUTLAY 5,000

Total Appropriations **\$5,000**

Projected Reserve @ June 30, 2016 **\$1,199**

TEEN CENTER DONATION REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	0	6	0
DONATIONS	2,000	2,437	2,500
MISCELLANEOUS REVENUE	0	0	0
	\$2,000	\$2,443	\$2,500



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	196	RIVERBANK POOL FUND	Department:	496
		TEEN CENTER DONATIONS		TEEN CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
OPERATING EXPENSES							
702.032	PROFESSIONAL SERVICES	0	0	0	0	0	0%
	Total Operating Expenses	\$0	\$0	\$0	\$0	\$0	0%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	4,730	5,000	6,255	5,000	0	0%
	Total Capital Outlay	\$4,730	\$5,000	\$6,255	\$5,000	\$0	0%
	Total Department Appropriations	\$4,730	\$5,000	\$6,255	\$5,000	\$0	0%

Proposed



Fiscal Year 2015-2016

System Development Fee Funds



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 140: Sys Development: Bridges/Roads

Reserve @ July 1, 2015 **\$33,653**

Add:

Projected '15-'16 Revenues **\$40**

Less:

Requested Appropriations

CAPITAL OUTLAY 0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$33,693**

SYS DEVELOPMENT - BRIDGES/ROADS REVENUE

INTEREST INCOME

BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
100	39	40
\$100	\$39	\$40



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	140	SYS DEV-BRIDGES/ROADS	Department:	463
		PUBLIC WORKS		BRIDGES/ROADS

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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CAPITAL OUTLAY

707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
707.101	OAKDALE & MORRILL SIGNAL	0	0	-10,387	0	0	0%
	Total Capital Outlay	\$0	\$0	-\$10,387	\$0	\$0	0%

Total Department Appropriations	\$0	\$0	-\$10,387	\$0	\$0	0%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 145: Sys Development - Overpasses Fund

Reserve @ July 1, 2015 \$175,671

Add:

 Projected '15-'16 Revenues \$400

Less:

 Requested Appropriations

OPERATING EXPENSES 0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 \$176,071

SYS DEVELOPMENT - OVERPASSES REVENUE

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	300	343	400
	\$300	\$343	\$400



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	145	SYS DEV-OVERPASSES	Department:	468
		PUBLIC WORKS		OVERPASSES

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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702.032 **OPERATING EXPENSES**
PROFESSIONAL/SPECIAL SERVICES
Total Operating Expenses

11,122	5,600	6,182	0	-5,600	-100%
\$11,122	\$5,600	\$6,182	\$0	-\$5,600	0%

Total Department Appropriations

\$11,122	\$5,600	\$6,182	\$0	-\$5,600	0%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 146: Sys Development - Railroad Crossing Fund

Reserve @ July 1, 2015 **\$398**

Add:

Projected '15-'16 Revenues **\$0**

Less:

Requested Appropriations

OPERATING EXPENSES	0
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Total Appropriations	\$0
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Projected Reserve @ June 30, 2016	\$398
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SYS DEVELOPMENT - RAILROAD CROSSING REVENUE

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME		0	0
	\$0	\$0	\$0



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 205: System Development Fees - Streets/Public Works

Reserve @ July 1, 2015 **\$2,834,653**

Add:

Projected '15-'16 Revenues **\$106,844**

Less:

Requested Appropriations

OTHER OPERATING EXPENSES	0
CAPITAL OUTLAY-SDF PROJECTS	558,958
TRANSFERS OUT	22,800

Total Appropriations **\$581,758**

Projected Reserve @ June 30, 2016 **\$2,359,739**

System Development Fee: Streets/Public Works Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	30,000	27,209	30,000
DEVELOPER FEES	204,600	136,236	76,844
REALIZED GAIN ON INVESTMENT	0	2,470	0
TRANSFERS IN (FUND 221)	0	0	0
	<u>\$234,600</u>	<u>\$165,915</u>	<u>\$106,844</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 205	System Dev. Fees	Department: 473
Function:	Streets/Public Works	Sys Dev. Streets/Public Works

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Operating Expenses

702.032	PROFESSIONAL/SPECIAL SERVICES	34	0	0	0	0	0%
999.000	TRANSFERS OUT-PROJECT MATCH	0	0	0	0	0	0%
999.000	TRANSFERS OUT-MGMT FEE	21,336	22,800	10,887	22,800	0	0%
999.000	TRANSFERS OUT-SEWER LOAN	0	0	0	0	0	0%
Total Operating Expenses		\$21,370	\$22,800	\$10,887	\$22,800	\$0	0%

Capital Outlay

707.069	SYS. DEV. STREET PROJECTS	0	450,000	0	0	-450,000	-100%
707.101	OAKDALE/MORRILL TRAFFIC SIGNAL		337,500	0	221,458	-116,042	-34%
707.107	CLARIBEL/ROSELLE TRAFFIC SIGNAL		152,900	0	337,500	184,600	121%
Total Capital Outlay		\$0	\$940,400	\$0	\$558,958	-\$381,442	-14%

Total Department Appropriations

\$21,370	\$963,200	\$10,887	\$581,758	-\$381,442	-14%
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SYS DEV STREET PROJECTS

SIGNAL OAKDALE & MORRILL
SIGNAL ROSELLE & CLARIBEL

\$221,458

\$337,500

\$558,958

RAILROAD CROSSING IMPROVEMENTS

\$450,000 moved to 2016-2017 Budget



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 208: System Development Fees Storm Drainage

Reserve @ July 1, 2015 **\$289,232**

Add:

Projected '15-'16 Revenues **\$3,946**

Less:

Requested Appropriations

CAPITAL OUTLAY-CIP PROJECTS 53,537

Total Appropriations **\$53,537**

Projected Reserve @ June 30, 2016 **\$239,641**

System Development Fee: Storm Drainage Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	700	473	500
DEVELOPER FEES	262,000	1,723	3,446
TRANSFERS IN	0	0	0
	<u>\$262,700</u>	<u>\$2,196</u>	<u>\$3,946</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 208	System Dev. Fees	Department: 474
Function:	Storm Drainage	Sys Dev. Storm Drainage

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Capital Outlay							
707.086	STORM DRAIN PROJECTS-CIP	0	54,100	563	53,537	-563	-1%
	Total Capital Outlay	\$0	\$54,100	\$563	\$53,537	-\$563	-1%

Total Department Appropriations	\$0	\$54,100	\$563	\$53,537	-\$563	-1%
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STORM DRAIN PROJECTS - CIP
CENTRAL AVE. STORM DRAIN SYSTEM

<u>\$53,537</u>

Proposed



City of Riverbank **Annual Operating Budget -- Fiscal Year 2015-2016**

Fund 209: System Development Fees - Park Development

Reserve @ July 1, 2015 **\$300,839**

Add:

Projected '15-'16 Revenues **\$125,618**

Less:

Requested Appropriations

DEBT SERVICE-ED BANK LOAN	0
CAPITAL OUTLAY-SDF PROJECTS	53,454

Total Appropriations **\$53,454**

Projected Reserve @ June 30, 2016 **\$373,003**

System Development Fee - Parks

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	300	255	300
DEVELOPER FEES	41,200	117,197	125,318
GRANTS	0	0	0
TRANSFERS IN (Match Funds)	0	0	0
	\$41,500	\$117,452	\$125,618



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 209	System Dev. Fees	Department: 467
Function:	Parks & Recreation	System Dev. Parks

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0%
706.054	DEBT SERVICE-ED BANK LOAN	0	0	0	0	0	0%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	\$0	\$0	\$0	\$0	\$0	0%
Capital Outlay							
707.003	PARK PROJECTS	73,209	0	131,354	53,454	53,454	0%
	Total Capital Outlay	\$73,209	\$0	\$131,354	\$53,454	\$53,454	0%
	Total Department Appropriations	\$73,209	\$0	\$131,354	\$53,454	\$53,454	0%

SILVA PARK PROJ PHASE II \$53,454

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 210: System Development Fees - Police & General Gov.

Projected Reserve @ July 1, 2015 **\$244,445**

Add:

Projected '15-'16 Revenues **\$103,784**

Less:

Requested Appropriations

OTHER OPERATING EXPENSES 0

CAPITAL OUTLAY-SDF PROJECTS 0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$348,229**

System Development Fee: Police/General Government

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	100	70	100
DEVELOPER FEES	210,000	114,895	103,684
TRANSFERS IN	0	0	0
	\$210,100	\$114,965	\$103,784



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 210	System Dev. Fees	Department: 467
Function:	Police & General Govt.	Sys Dev. Police & General Govt.

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Operating Expenses

702.032	PROFESSIONAL/SPECIAL SERVICES	29,173	46,000	22,550	0	-46,000	-100%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	\$29,173	\$46,000	\$22,550	\$0	-\$46,000	-100%

Capital Outlay

707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$0	\$0	0%

Total Department Appropriations

\$29,173	\$46,000	\$22,550	\$0	-\$46,000	-100%
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CAPITAL EXPENDITURES
 NO CAPITAL EXPENDITURES

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 211: System Administration Fees

Reserve @ July 1, 2015 **\$2,969**

Add:

Projected '15-'16 Revenues **\$0**

Less:

Requested Appropriations

OPERATING EXPENSES	2,900
CAPITAL OUTLAY	0

Total Appropriations **\$2,900**

Projected Reserve @ June 30, 2016 **\$69**

SYSTEM ADMIN. REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
SYSTEM ADMIN FEES	0	0	0
INTEREST INCOME	0	0	0
	\$0	\$0	\$0



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	211	System Dev. Fees	Department:	467
Function:		System Administration		Administration

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.053	GENERAL ADMINISTRATION	388	0	0	0	0	0%
999.000	TRANSFER OUT OF MGMT FEE	0	0	0	2,900	2,900	0%
	Total Capital Outlay	\$388	\$0	\$0	\$2,900	\$2,900	0%
	Total Department Appropriations	\$388	\$0	\$0	\$2,900	\$2,900	0%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 212: System Development Imaging Fee

Projected Reserve @ July 1, 2015 **\$4,319**

Add:

Projected '15-'16 Revenues **\$7,100**

Less:

Requested Appropriations

SALARIES & BENEFITS	0	
OPERATING EXPENSES	3,000	

Total Appropriations **\$3,000**

Projected Reserve @ June 30, 2016 **\$8,419**

SYSTEM ADMIN. REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
IMAGING FEES (Bldg, Plan., CC)	1,200	17,655	5,600
ZONING,GP,BASE MAP UPDATES	1,300	1,971	1,500
INTEREST INCOME	0	0	0
	\$2,500	\$19,626	\$7,100



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 212	System Dev. Imaging Fee	Department: 597
Function:	Administration	Sys. Dev. Imaging Fees

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.053	GENERAL ADMINISTRATION	0	0	17,000	3,000	3,000	0%
	Total Operating Expenses	\$0	\$0	\$17,000	\$3,000	\$3,000	0%
	Total Department Appropriations	\$0	\$0	\$17,000	\$3,000	\$3,000	0%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 222: Crossroads Undergrounding

Reserve @ July 1, 2015 **\$1,393,371**

Add:

Projected '15-'16 Revenues **\$13,500**

Less:

Requested Appropriations

OPERATING EXPENSES	0
CAPITAL OUTLAY	0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$1,406,871**

CROSSROADS UNDERGROUNDING REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
SYSTEM ADMIN FEES	0	0	0
MID UNDERGROUNDING	0	0	0
REALIZED GAIN/(LOSS) ON INVESTMENT	0	247	0
INTEREST INCOME	12,000	12,716	13,500
	\$12,000	\$12,963	\$13,500



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	222	Crossroads Undergrounding	Department:	405
Function:		Planning		PLANNING

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
702.032	PROFESSIONAL/SPECIAL SERVICE	45	0	23	0	0	0%
	Total Operating Expenses	\$45	\$0	\$23	\$0	\$0	0%
Capital Outlay							
707.101	OAKDALE & MORRILL SIGNAL PROJECT	0	0	-5,116	0	0	0%
	Total Capital Outlay	\$0	\$0	-\$5,116	\$0	\$0	0%
	Total Department Appropriations	\$45	\$0	-\$5,093	\$0	\$0	0%



Fiscal Year 2015-2016

Housing Funds



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 139: Housing Old Program Income

Reserve @ July 1, 2015 **\$42,991**

Add:

Projected '15-'16 Revenues **\$1,000**

Less:

Requested Appropriations

SALARY & BENEFITS	20,000
OTHER EXPENSES	300
BAD DEBTS	0
Total Appropriations	\$20,300
Projected Reserve @ June 30, 2016	<u><u>\$23,691</u></u>

OLD PROGRAM INCOME REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	100	89	100
SALE OF CAPITAL ASSETS	0	0	0
NOTE PAYMENTS	900	6,160	900
	\$1,000	\$6,249	\$1,000



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	139	HCD Old Program Income	Department:	462
		Fund		HCD 86-STBG-185

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
701.007	SALARY ALLOCATION	36,119	20,000	9,570	20,000	0	0%
702.032	PROFESSIONAL/SPECIAL SERVICES	267	0	0	0	0	0%
702.034	OTHER CONTRACT SERVICES	120	120	100	100	-20	-17%
702.053	GENERAL ADMINISTRATION	1,084	60	184	200	140	233%
706.999	BAD DEBTS	0	0	0	0	0	0%
	Total Operating Expenses	\$37,590	\$20,180	\$9,854	\$20,300	\$120	1%
	Total Department Appropriations	\$37,590	\$20,180	\$9,854	\$20,300	\$120	1%

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 153: CDBG Program Income Fund

Reserve @ July 1, 2015 **\$194,162**

Add:

Projected '15-'16 Revenues **\$27,700**

Less:

Requested Appropriations

SALARY & BENEFITS	40,000
OTHER EXPENSES	1,700
BAD DEBTS	0
Total Appropriations	\$41,700
Projected Reserve @ June 30, 2016	<u><u>\$180,162</u></u>

CDBG PROGRAM INCOME REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	2,700	2,144	2,700
SALE OF CAPITAL ASSETS	0	0	0
LOAN PAYMENTS	25,000	85,547	25,000
TRANSFER IN (NEW LOANS)	0	70,000	0
	<u><u>\$27,700</u></u>	<u><u>\$157,691</u></u>	<u><u>\$27,700</u></u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	153	CDBG PROGRAM INCOME FUND	Department:	462 HCD CDBG
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
701.007	SALARY ALLOCATION	45,147	20,000	44,926	40,000	20,000	100%
702.032	PROFESSIONAL SERVICES	-1,986	0	100	0	0	0%
702.034	OTHER CONTRACT SERVICES	195	200	100	200	0	0%
702.053	GENERAL ADMINISTRATION	1,036	1,000	1,244	1,500	500	50%
702.054	REHABILITATION LOANS	2,132	0	750	0	0	0%
706.999	BAD DEBTS	-62,695	0	0	0	0	0%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
Total Operating Expenses		-\$16,171	\$21,200	\$47,120	\$41,700	\$20,500	97%
Total Department Appropriations		-\$16,171	\$21,200	\$47,120	\$41,700	\$20,500	97%



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 154: HOME Program Income Fund

Reserve @ July 1, 2015 **\$314,050**

Add:

Projected '15-'16 Revenues **\$0**

Less:

Requested Appropriations

OTHER EXPENSES	20,200
BAD DEBTS	0

Total Appropriations **\$20,200**

Projected Reserve @ June 30, 2016 **\$293,850**

HOME Program Income Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	0	37,469	0
SALE OF CAPITAL ASSETS	0	0	0
NOTE PAYMENTS	0	193,486	0
TRANSFER IN (NEW LOANS)	0	0	0
	\$0	\$230,955	\$0



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	154	HOME PROGRAM INCOME	Department:	480
		FUND		HCD 98-STBG-480

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
701.007	SALARY ALLOCATION	11,013	20,000	-330	20,000	0	0%
702.053	GENERAL ADMINISTRATION	377	200	71	200	0	0%
706.999	BAD DEBTS	100,000	0	0	0	0	0%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	\$111,390	\$20,200	-\$259	\$20,200	\$0	0%
	Total Department Appropriations	\$111,390	\$20,200	-\$259	\$20,200	\$0	0%

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 155: CAL-HOME Program Income Fund

Projected Reserve @ July 1, 2015 **\$88,557**

Add:

Projected '15-'16 Revenues **\$100**

Less:

Requested Appropriations

OTHER EXPENSES	0
BAD DEBTS	0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$88,657**

CAL-HOME Program Income Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	100	66	100
SALE OF CAPITAL ASSETS	0	0	0
NOTE PAYMENTS	0	0	0
	\$100	\$66	\$100



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 168: LMI Housing Fund

Reserve @ July 1, 2015 \$81,258

Add:

 Projected '15-'16 Revenues \$100

Less:

 Requested Appropriations

HOUSING LOAN EXPENDITURES 0

Total Appropriations \$0

Projected Reserve @ June 30, 2016 \$81,358

LMI HOUSING REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
PAYMENT IN LIEU OF TAXES	30,000	0	0
INTEREST INCOME	4,000	76	100
	\$34,000	\$76	\$100



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 213: Federal & State Grants

Reserve @ July 1, 2015

\$0

Add:

FY 2015-16 Grant/Match Reimbursement

\$107,300

Less:

Requested Appropriations

	HOUSING GRANT <u>SALARIES</u>
SALARY & BENEFITS	\$107,300
GENERAL ADMINISTRATION	0
FIRST TIME HOMEBUYER LOANS	0
TRANSFERS OUT	0
Total	\$107,300

Total Grant Fund Appropriations

107,300

Estimated Reserve @ June 30, 2016

\$0

GRANT REVENUES

GRANT REIMBURSEMENT
TRANSFERS IN - MATCH FUNDS

CDBG/CALHOME GRANT
\$107,300
0
\$107,300



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	213	Federal Grants	Department:	438.000
Function:		Housing		Grant Salaries

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	0	63,700	12,159	64,700	1,000	2%
701.002	PERSONNEL PART-TIME	0	0	2,945	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	1,163	0	-13,064	0	0	0%
708.005	MEDICARE	0	900	207	900	0	0%
708.006	PERS RETIREMENT	0	8,600	1,651	10,400	1,800	21%
708.007	PAYROLL TAXES	0	400	365	400	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	0	17,700	2,879	17,800	100	1%
708.009	NATIONAL RETIREMENT	0	2,900	723	3,200	300	10%
708.010	WORKERS' COMPENSATION	0	9,100	1,720	9,900	800	0%
708.012	DEFERRED COMPENSATION	0	0	0	0	0	0%
Total Personnel Salaries & Benefits		\$1,163	\$103,300	\$9,585	\$107,300	\$4,000	4%
Total Department Appropriations		\$1,163	\$103,300	\$9,585	\$107,300	\$4,000	4%



Fiscal Year 2015-2016

Sewer Enterprise Funds



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund 106: Sewer Fund Summary

Projected Reserve @ July 1, 2015 **\$570,100**

Add:

Projected '15-'16 Revenues **\$2,148,300**

Less:

Requested Appropriations

	<u>SEWER COLLECTION</u>	<u>SEWER TREATMENT</u>
SALARIES & BENEFITS	\$152,700	\$333,900
CONTRACT SERVICES	77,000	157,500
UTILITIES	25,000	350,000
OPERATING EXPENSES	26,300	57,200
BOND EXPENSES	0	9,900
CAPITAL OUTLAY	8,800	8,800
TRANSFERS OUT	1,124,200	0
	<u>\$1,414,000</u>	<u>\$917,300</u>

Total Appropriations **\$2,331,300**

Projected Reserve @ June 30, 2016 **\$387,100**

% of Reserve to Budget **18.02%**

Structural Surplus (Deficit) **(\$183,000)**

SEWER REVENUES

	<u>BUDGET 14/15</u>	<u>ACTUAL 14/15</u>	<u>BUDGET 15/16</u>
SEWER SERVICE CHARGES	1,871,900	1,618,753	1,926,200
FINES, FORFEITURES, PENALTIES	34,500	30,691	34,800
INTEREST INCOME	3,000	5,387	7,200
INDUSTRIAL PERMITS	65,000	68,482	60,000
INSPECTION FEES (FOG)	500	550	500
MISCELLANEOUS REVENUES	250	0	0
TRANSFER IN for SRF LOAN PYMT	65,600	0	65,600
TRANSFER IN MANAGEMENT FEES	52,100	24,785	54,000
TRANSFER IN OF LOAN PROCEEDS	0	0	0
	<u>\$2,092,850</u>	<u>\$1,748,648</u>	<u>\$2,148,300</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	106	SEWER FUND	Department:	423
Function:		Public Works		SEWER COLLECTION

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	64,042	84,900	75,156	87,000	2,100	2%
701.003	PERSONNEL OVERTIME	149	1,500	1,279	500	-1,000	-67%
701.004	STANDBY PAY	12,425	8,000	6,854	8,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	-2,706	0	-4,988	0	0	0%
708.005	MEDICARE	895	1,200	1,061	1,300	100	8%
708.006	PERS RETIREMENT	6,159	9,200	8,154	10,100	900	10%
708.007	PAYROLL TAXES	868	900	868	900	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	27,769	24,900	21,598	25,200	300	1%
708.009	NATIONAL RETIREMENT	4,274	5,800	4,848	6,400	600	10%
708.010	WORKERS' COMPENSATION	9,730	12,500	11,000	13,300	800	6%
		\$123,605	\$148,900	\$125,830	\$152,700	\$3,800	3%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIP.	19,113	15,000	1,079	15,000	0	0%
702.031	RENTS & LEASES (VEHICLE REP/MAINT)	30,000	30,000	1,679	30,000	0	0%
702.032	PROFESSIONAL SERVICES	35,598	30,000	30,270	22,000	-8,000	-27%
702.034	OTHER CONTRACT SERVICES	7,771	10,000	6,538	10,000	0	0%
703.023	ADVERTISING	0	250	0	300	50	20%
703.024	POSTAGE	8,816	7,000	8,713	7,000	0	0%
703.025	OFFICE EXPENSE	658	1,000	372	1,000	0	0%
703.049	CHEMICALS	923	1,000	983	1,500	500	50%
704.021	UTILITIES	26,202	25,000	21,266	25,000	0	0%
704.022	COMMUNICATIONS	2,292	2,000	1,900	2,000	0	0%
706.010	DEPRECIATION EXPENSE	173,769	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	1,545	2,000	256	2,000	0	0%
706.027	BOOT & JACKET ALLOWANCE	310	450	249	400	-50	-11%
706.028	SMALL TOOLS	329	500	-289	500	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	4,666	7,000	5,432	7,000	0	0%
706.036	MEMBERSHIP,DUES,BOOKS,ETC.	492	500	245	500	0	0%
706.038	STAFF DEVELOPMENT	1,504	2,000	1,598	2,000	0	0%
706.050	SAFETY EQUIPMENT	216	1,300	142	1,300	0	0%
706.073	UNIFORMS & RAGS	600	800	571	800	0	0%
706.099	BAD DEBTS (SEWER SERVICES)	22,220	0	0	0	0	0%
999.000	TRANSFERS OUT (BOND/CIP FUND)	537,809	535,900	242,182	544,700	8,800	2%
999.000	TRANSFER OUT MANAGEMENT FEE	464,129	539,900	451,802	579,500	39,600	7%
	Total Operating Expenses	\$1,338,962	\$1,211,600	\$774,988	\$1,252,500	\$40,900	3%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	8,800	8,800	0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$8,800	\$8,800	0%
	Total Department Appropriations	\$1,462,567	\$1,360,500	\$900,818	\$1,414,000	\$53,500	4%

STAFFING 2 - MAINTENANCE WORKERS

CAPITAL EXPENDITURES



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 106	SEWER FUND	Department: 424
Function:	Public Works	SEWER TREATMENT

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	175,622	176,900	156,281	182,200	5,300	3%
701.003	PERSONNEL OVERTIME	28,919	25,000	27,708	25,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	952	0	-18,265	0	0	0%
708.005	MEDICARE	2,754	3,100	2,515	2,600	-500	-16%
708.006	PERS RETIREMENT	21,716	23,800	21,214	29,400	5,600	24%
708.007	PAYROLL TAXES	1,302	1,300	1,302	1,300	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	50,996	51,900	46,887	54,400	2,500	5%
708.009	NATIONAL RETIREMENT	7,893	8,700	7,272	9,600	900	10%
708.010	WORKERS' COMPENSATION	25,760	26,000	22,962	27,900	1,900	7%
708.012	DEFERRED COMPENSATION	1,500	1,600	1,327	1,500	-100	-6%
	Total Personnel Salaries & Benefits	\$317,414	\$318,300	\$269,203	\$333,900	\$15,600	5%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	37,871	25,000	19,666	35,000	10,000	40%
702.031	RENTS & LEASES (VEH REP./MAINT)	25,000	25,000	1,217	25,000	0	0%
702.032	PROFESSIONAL SERVICES	59,454	80,000	81,184	95,000	15,000	19%
702.056	TAXES	1,362	2,500	3,494	2,500	0	0%
703.025	OFFICE EXPENSE	2,855	4,000	2,343	4,000	0	0%
703.049	CHEMICALS	2,457	2,500	2,399	2,500	0	0%
704.021	UTILITIES	284,006	400,000	183,254	350,000	-50,000	-13%
704.022	COMMUNICATIONS	403	850	333	900	50	6%
706.010	DEPRECIATION EXPENSE	258,800	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	3,177	2,850	847	2,900	50	2%
706.027	BOOT & JACKET ALLOWANCE	450	600	212	600	0	0%
706.028	SMALL TOOLS	1,174	3,000	3,280	3,000	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	11,415	20,000	15,008	20,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	1,719	3,000	1,503	3,000	0	0%
706.038	STAFF DEVELOPMENT	1,791	3,000	998	3,000	0	0%
706.050	SAFETY EQUIPMENT	2,759	3,300	1,485	3,300	0	0%
706.053	LEVEE REPAIR & A.C.	8,000	8,000	5,266	8,000	0	0%
706.060	INTEREST PAYMENTS (I-F LOAN)	5,792	4,400	0	3,000	-1,400	-32%
706.073	UNIFORMS & RAGS	3,847	3,000	2,412	3,000	0	0%
706.076	SRF LOAN INTEREST EXPENSE	12,720	11,400	4,049	9,900	-1,500	-13%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	\$725,052	\$602,400	\$328,950	\$574,600	-\$27,800	-5%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	8,800	8,800	0%
707.043	AERATOR REPLACEMENT	0	0	0	0	0	0%
	Total Capital Outlay	\$0	\$0	\$0	\$8,800	\$8,800	100%
Total Department Appropriations		\$1,042,466	\$920,700	\$598,153	\$917,300	-\$3,400	-0.4%

STAFFING: 1 WASTE WATER TREATMENT PLANT SUPERVISOR
 1 SR. WATER WATER TREATMENT PLANT OPERATOR
 1 WASTE WATER TREATMENT PLANT OPERATOR

CAPITAL EXPENDITURES
 CORPORATION YARD FENCING 8,800



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 107: Sewer Debt Service

Projected Reserve @ July 1, 2015 **\$557,758**

Add:

Projected '15-'16 Revenues **\$501,800**

Less:

Requested Appropriations

BOND DEBT SERVICES	643,400
TRANSFER OUT FOR DEBT SERVICE	65,600
ADMINISTRATIVE EXPENSES (Non-Cash)	8,200
Total Appropriations	717,200
Projected Reserve @ June 30, 2016	<u><u>\$350,558</u></u>

SEWER DEBT SERVICE REVENUES

	BUDGET	ACTUAL	BUDGET
	14/15	14/15	15/16
INTEREST INCOME	4,600	2,052	2,000
REALIZED GAIN/LOSS ON INV.	0	0	0
TRANSFERS IN	498,800	414,259	499,800
	<u><u>\$503,400</u></u>	<u><u>\$416,311</u></u>	<u><u>\$501,800</u></u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 107	Sewer Debt Services	Department: 426
Function:	Bond Administration	SEWER DEBT SERVICES

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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Debt Service Expenses

706.054	DEBT SERVICES	250,000	453,300	453,297	470,900	17,600	3.9%
706.071	ADMIN EXPENSES	1,800	0	0	0	0	0.0%
706.076	BOND INTEREST EXPENSE	90,838	190,050	233,126	172,500	-17,550	-9.2%
706.078	BOND AMORTIZATION EXPENSE	0	56,100	0	8,200	-47,900	-85.4%
999.000	TRANSFERS OUT FOR SRF LOAN	65,563	65,600	0	65,600	0	0.0%
999.000	TRANSFERS OUT LOAN FUNDS	3,944,270	0	0	0	0	0.0%
	Total Debt Service Expenses	\$4,352,471	\$765,050	\$686,423	\$717,200	-\$47,850	-6.3%

Total Department Appropriations	\$4,352,471	\$765,050	\$686,423	\$717,200	-\$47,850	-6.3%
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Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 108: Sewer Capital Improvement Fund

Projected Emergency Reserve @ July 1, 2015 **\$433,591**
Projected Schneider Electric Reserve @ July 1, 2015 **\$936,535**

Add:

Projected Emergency Reserve '15-'16 Revenues **\$37,200**

Less:

Requested Appropriations

CAPITAL OUTLAY	15,000
FINANCE SOFTWARE	23,500
WASTE WATER TREATMENT PLANT UPGRADE	936,535

Total Appropriations **\$975,035**

Projected Reserve @ June 30, 2016 **\$432,291**

SEWER CAPITAL IMPROVEMENT REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	100	1,256	200
TRANSFERS IN-SINKING FUND	37,000	37,221	37,000
TRANSFERS IN-LINE REPLACEMENT (F 124)	0	0	0
TRANSFER IN - SCHNEIDER ELECTRIC	0	0	0
	<u>\$37,100</u>	<u>\$38,477</u>	<u>\$37,200</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	108	SEWER CAPITAL IMPROVEMENT	Department:	427	CAPITAL IMPROVEMENT
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	15,000	32,749	38,500	23,500	157%
707.124	SCHNEIDER ELECTRIC PROJECT	0	3,549,843	2,613,308	936,535	-2,613,308	-74%
	Total Capital Outlay	\$0	\$3,564,843	\$2,646,057	\$975,035	-\$2,589,808	-73%
	Total Department Appropriations	\$0	\$3,564,843	\$2,646,057	\$975,035	-\$2,589,808	-73%

EQUIPMENT & PROJECTS:

EMERGENCY SEWER LINE REPAIRS	\$15,000
FINANCE SOFTWARE	\$23,500
WASTE WATER TREATMENT PLANT UPGRADE	\$936,535
	<u>\$975,035</u>

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 158: Sewer Connection

Reserve @ July 1, 2015 **\$253,728**

Add:

Projected '15-'16 Revenues **\$17,000**

Less:

Requested Appropriations

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$270,728**

SEWER CONNECTION REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
SEWER CONNECTION FEES	30,000	15,200	16,000
INTEREST INCOME	1,000	1,250	1,000
TRANSFERS IN	0	0	0
	<u>\$31,000</u>	<u>\$16,450</u>	<u>\$17,000</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 207: System Development Fees - Waste Water

Reserve @ July 1, 2015	\$273,701
Add:	
Projected '15-'16 Revenues	\$133,398
Less:	
Requested Appropriations	
DEBT SERVICE	0
Total Appropriations	\$0
Projected Reserve @ June 30, 2016	<u>\$407,099</u>

System Development Fee: Waste Water Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	200	137	150
DEVELOPER FEES	290,000	148,685	133,248
	<u>\$290,200</u>	<u>\$148,822</u>	<u>\$133,398</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 207	System Dev. Fees	Department: 467
Function:	Waste Water	Sys Dev. Waste Water

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Capital Outlay							
702.032	DEBT SERVICE-ED BANK LOAN	0	0	0	0	0	0%
707.002	CAPITAL EXPENDITURES	0	17,250	0	0	-17,250	-100%
	Total Capital Outlay	\$0	\$17,250	\$0	\$0	-\$17,250	-100%
	Total Department Appropriations	\$0	\$17,250	\$0	\$0	-\$17,250	-100%



Fiscal Year 2015-2016

Water Enterprise Funds



City of Riverbank

Annual Operating Budget -- Fiscal Year 2015-2016

Fund 114: Water Fund Summary

Projected Reserve @ July 1, 2015 **\$1,158,900**

Add:

Projected '15-'16 Revenues **\$1,756,700**

Less:

Requested Appropriations

	<u>WATER COLLECTION</u>
SALARY & BENEFITS	\$481,800
CONTRACT SERVICES	193,000
UTILITIES	300,000
OPERATING EXPENSES	98,800
BOND EXPENSES	0
CAPITAL OUTLAY	63,800
TRANSFERS OUT	616,300
	\$1,753,700

Total Appropriations **1,753,700**

Projected Reserve @ June 30, 2016 **\$1,161,900**

% of Reserve to Budget **66.1%**

Structural Surplus **\$3,000**

WATER REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
WATER SERVICE CHARGES	\$1,666,000	\$1,416,320	\$1,700,100
GRANTS	\$0	0	\$0
BACKFLOW INSPECTIONS	300	268	300
FINES, FORFEITURES, PENALTIES	46,100	37,581	47,800
INSPECTION FEES	0	150	0
INTEREST INCOME	2,400	4,867	8,000
MISCELLANEOUS REVENUES	1,000	717	500
TRANSFERS IN (FIXED ASSETS)	0	0	0
	<u>\$1,715,800</u>	<u>\$1,459,903</u>	<u>\$1,756,700</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 114	WATER	Department: 433
Function: Public Works		WATER COLLECTION

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Personnel Salaries and Benefits							
701.001	PERSONNEL REGULAR	269,513	268,900	239,214	278,100	9,200	3%
701.003	PERSONNEL OVERTIME	25,746	19,000	25,969	19,000	0	0%
701.004	STANDBY PAY	15,955	13,000	17,250	13,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	6,041	0	-31,940	0	0	0%
708.005	MEDICARE	3,054	3,300	2,742	2,900	-400	-12%
708.006	PERS RETIREMENT	31,459	33,900	30,133	40,700	6,800	20%
708.007	PAYROLL TAXES	2,170	2,200	2,170	2,200	0	0%
708.008	HEALTH DENTAL VISION INSURANCE	64,420	62,700	54,905	65,300	2,600	4%
708.009	NATIONAL RETIREMENT	13,154	14,500	12,121	16,000	1,500	10%
708.010	WORKERS' COMPENSATION	39,215	39,500	34,912	42,600	3,100	8%
708.012	DEFERRED COMPENSATION	1,825	2,000	1,725	2,000	0	0%
Total Personnel Salaries & Benefits		\$472,552	\$459,000	\$389,201	\$481,800	\$22,800	5.0%
Operating Expenses							
702.030	MAINT. OF OPERATIONS EQUIPMENT	64,947	68,000	68,295	68,000	0	0%
702.031	RENTS & LEASES (Vehicle Rep/Maint)	22,000	22,000	2,896	22,000	0	0%
702.032	PROFESSIONAL SERVICES*	101,121	93,000	55,883	93,000	0	0%
702.034	OTHER CONTRACT SERVICES	7,889	10,000	6,951	10,000	0	0%
703.023	ADVERTISING	0	250	0	300	50	20%
703.024	POSTAGE	8,816	7,000	9,319	7,000	0	0%
703.025	OFFICE EXPENSE	1,961	2,000	1,632	2,000	0	0%
703.064	BACKFLOW INSPECTION EXPENSES	1,544	3,000	0	3,000	0	0%
703.067	WATER CONSERVATION PROGRAM	0	25,000	1,891	25,000	0	0%
704.021	UTILITIES	383,644	300,000	251,507	300,000	0	0%
704.022	COMMUNICATIONS	1,720	1,000	1,442	1,200	200	20%
706.010	DEPRECIATION EXPENSE	305,032	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	1,259	2,200	905	2,200	0	0%
706.027	BOOT & JACKET ALLOWANCE	739	750	296	1,000	250	33%
706.028	SMALL TOOLS	599	1,500	146	1,500	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	12,232	25,000	14,832	25,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	2,002	1,750	721	1,800	50	3%
706.038	STAFF DEVELOPMENT	4,241	4,500	4,166	4,500	0	0%
706.050	SAFETY EQUIPMENT	2,920	2,800	2,297	2,800	0	0%
706.056	STATE & COUNTY WATER FEES	12,295	19,000	16,558	19,000	0	0%
706.073	UNIFORMS & RAGS	2,770	2,500	2,013	2,500	0	0%
706.999	BAD DEBTS (WATER SERVICE)	13,156	0	0	0	0	0%
999.000	TRANSFERS OUT	51,688	51,500	43,425	52,000	500	1%
999.000	TRANSFERS OUT MANAGEMENT FEE	462,660	530,900	241,267	564,300	33,400	6%
Total Operating Expenses		\$1,465,235	\$1,173,650	\$726,442	\$1,208,100	\$34,450	3%
CAPITAL OUTLAY							
707.002	CAPITAL EXPENDITURES	0	0	0	8,800	8,800	0%
707.003	EQUIPMENT/PROJECTS	240	0	0	0	0	0%
707.010	WATER METERS	43,224	50,000	0	50,000	0	0%
707.011	TWO INCH WATER METERS	0	5,000	0	5,000	0	0%
Total Capital Outlay		\$43,464	\$55,000	\$0	\$63,800	\$8,800	0%
Total Department Appropriations		\$1,981,251	\$1,687,650	\$1,115,643	\$1,753,700	\$66,050	4%

CAPITAL EXPENDITURES
 CORPORATION YARD FENCING 8,800

STAFFING:
 1 - WATER SUPERVISOR
 1 - SR. WATER MW
 2 - WATER MW II
 1 - WATER MW I



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 116: Water Capital Improvement Fund

Projected Reserve @ July 1, 2015 **\$397,175**

Add:

Projected '15-'16 Revenues **\$52,000**

Less:

Requested Appropriations

FINANCE SOFTWARE	23,500
CAPITAL OUTLAY	50,000

Total Appropriations **\$73,500**

Projected Reserve @ June 30, 2016 **\$375,675**

WATER CAPITAL IMPROVEMENT REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
TRANSFERS IN	51,000	43,425	51,000
MISCELLANEOUS REVENUES	0	0	0
INTEREST INCOME	700	1,245	1,000
	<u>\$51,700</u>	<u>\$44,670</u>	<u>\$52,000</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	116	WATER CAPITAL IMPROVEMENT	Department:	436	CAPITAL IMPROVEMENTS
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
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CAPITAL OUTLAY

707.002	CAPITAL EXPENDITURES	29,424	50,000	0	73,500	23,500	47%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Capital Outlay	\$29,424	\$50,000	\$0	\$73,500	\$23,500	47%

Total Department Appropriations

\$29,424	\$50,000	\$0	\$73,500	\$23,500	47%
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CAPITAL EXPENDITURES:

EMERGENCY WATER LINE REPAIRS	\$50,000
FINANCE SOFTWARE	\$23,500
	<u>\$73,500</u>

Proposed



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 157: Water Connection

Reserve @ July 1, 2015 **\$996,061**

Add:

Projected '15-'16 Revenues **\$21,980**

Less:

Requested Appropriations

CONTRACT SERVICES	0
CAPITAL OUTLAY	972,750

Total Appropriations **\$972,750**

Projected Reserve @ June 30, 2016 **\$45,291**

WATER CONNECTION REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
WATER CONNECTION FEES	5,000	7,448	20,980
INTEREST INCOME	1,200	939	1,000
MISCELLANEOUS REVENUES	0	0	0
	\$6,200	\$8,387	\$21,980



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund:	157	WATER CONNECTION	Department:	437	WATER CONNECTION
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APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Operating Expenses							
706.010	DEPRECIATION EXPENSE	0	0	0	0	0	0%
	Total Operating Expenses	\$0	\$0	\$0	\$0	\$0	0%
CAPITAL OUTLAY							
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
707.003	EQUIPMENT/PROJECTS-CIP BUDGET	0	0	0	0	0	0%
707.119	WATER METER READING SYSTEM	0	972,750	0	972,750	0	0%
	Total Capital Outlay	\$0	\$972,750	\$0	\$972,750	\$0	0%
	Total Department Appropriations	\$0	\$972,750	\$0	\$972,750	\$0	0%
EQUIPMENT & PROJECTS - CIP RETROFIT WATER METER READING SYSTEM		<u>\$972,750</u>					



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 161: Water Master Plan Preparation

Reserve @ July 1, 2015 **\$32,275**

Add:

Projected '15-'16 Revenues **\$200**

Less:

Requested Appropriations

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations **\$0**

Projected Reserve @ June 30, 2016 **\$32,475**

WATER MASTER PLAN REVENUES

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
PLAN PREPARATION	100	10	100
INTEREST INCOME	50	24	100
MISCELLANEOUS REVENUES	0	0	0
	\$150	\$34	\$200



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund 206: System Development Fees - Water

Reserve @ July 1, 2015	\$584,907
Add:	
Projected '15-'16 Revenues	\$9,275
Less:	
Requested Appropriations	
CAPITAL OUTLAY-CIP PROJECTS	101,898
Total Appropriations	\$101,898
Projected Reserve @ June 30, 2016	<u>\$492,284</u>

System Development Fee: Water Revenues

	BUDGET 14/15	ACTUAL 14/15	BUDGET 15/16
INTEREST INCOME	1,500	1,405	1,500
DEVELOPER FEES	78,000	28,741	7,775
TRANSFERS IN	0	0	0
	<u>\$79,500</u>	<u>\$30,146</u>	<u>\$9,275</u>



City of Riverbank
Annual Operating Budget -- Fiscal Year 2015-2016

Fund: 206	System Dev. Fees	Department: 474
Function:	Water	Sys Dev. Water Improvements

APPROPRIATION DETAIL

Account	Account Description	FY 2013-14 Actual	FY 2014-15 Budget	2014-15 Expenses To Date	FY 2015-16 Budget	Difference	% Change
Capital Outlay							
707.003	NOVI DRIVE PROJECT	0	0	0	0	0	0%
707.085	WATER PROJECTS-CIP	0	107,100	0	101,898	-5,202	-5%
999.000	TRANSFER OUT (WELL #12)	0	0	0	0	0	0%
Total Capital Outlay		\$0	\$107,100	\$0	\$101,898	-\$5,202	-5%
Total Department Appropriations		\$0	\$107,100	\$0	\$101,898	-\$5,202	-5%

WATER PROJECTS - CIP
CENTRAL (KENTUCKY TO CALIFORNIA)

\$101,898



Glossary of Budget Terms



GLOSSARY OF BUDGET TERMS

APPROPRIATION - Through an appropriation, the City Council legally authorizes the City to spend money and to incur obligations for specific purposes. Budgetary/operating fund appropriations lapse at the end of each fiscal year. Spending cannot exceed the level of appropriation without the Council's approval. The City of Riverbank's budget is appropriated at the total City level but, for control purposes is accounted for at the line-item level.

APPROPRIATIONS LIMIT - Imposed by Propositions 4 and 111, creates a restriction on the amount of revenue which can be appropriated in any fiscal year. The Limit is based on actual appropriations during the 1978-79 fiscal year, and is increased each year using the growth of population and inflation. Not all revenues are restricted by the limit; only those which are referred to as "proceeds of taxes." Some examples of proceeds of taxes are sales tax and property tax.

ASSESSED VALUATION - A value established for real property for use as a basis in levying property taxes. For all agencies in the State of California, assessed value is established by the County for the secured and unsecured property tax rolls; the utility property tax roll is valued by the State Board of Equalization. Under Article XIII of the State Constitution (Proposition 13 adopted by the voters on June 6, 1978), properties are assessed at 100% of full value. Proposition 13 also modified the value of real taxable property for fiscal year 1979 by rolling back values to fiscal year 1976 levels. From this base of assessment, subsequent annual increases in valuation are limited to a maximum of 2%. However, increases to full value are allowed for property improvements or upon change of ownership. Personal property is excluded from these limitations, and is subject to annual reappraisal. Property taxes for general purposes cannot exceed 1% of the assessed value.

AUDIT - Prepared by an independent Certified Public Accountant (CPA), the primary objective of an audit is to determine if the City's Financial Statements present fairly the City's financial position and results of operations in conformity with generally accepted accounting principles. In conjunction with their performance of an audit, it is customary for an independent auditor to issue a Management Letter stating the adequacy of the City's internal controls as well as recommending improvements to the City's financial management practices.

BONDS - A form of borrowing (debt financing) which reflects a written promise from the City to repay a sum of money on a specific date at a specified interest rate. Bonds are used to finance large capital projects such as buildings, streets and utility infrastructure.

BUDGET - As the City's financial operating plan for the fiscal year, the budget displays the estimated expenditures (costs) for providing services and the estimated sources of revenue (income) to pay for them. Once the City Council adopts the budget, the total becomes the maximum spending limit. The City of Riverbank's budget encompasses one fiscal year from July 1 through June 30.



2015-2016 Annual Budget

Glossary of Budget Terms

GLOSSARY OF BUDGET TERMS

BUDGET AMMENDMENT - The Council has the sole responsibility for adopting the City's budget, and may amend or supplement the budget at any time after adoption. The City Manager has the authority to approve administrative adjustments as outlined in Resolution 2005-043.

BUDGET CALENDAR - The schedule of key dates or milestones which a government follows in the preparation and adoption of the budget.

BUDGET DOCUMENT - The instrument used by the budget-making authority to present a comprehensive financial program to the appropriating body. The Budget contains a budget message to the budget-making authority together with a summary of the proposed expenditures and the means of financing them. The document consists of detailed schedules supporting the summary pages. These schedules show, in detail, the information as to the past year's revenues, expenditures and other data used in determining the estimates. In addition to the budget documents, the appropriation resolution is necessary to put the budget into effect.

BUDGET OVERVIEW - Included in the opening section of the budget, the Budget Overview provides the Council and the public with a general summary of the most important aspects of the budget, goals and objectives, and the views and recommendations of the City Manager.

BUDGET POLICIES - General and specific guidelines that govern financial plan preparation and administration.

CERTIFICATES OF PARTICIPATION (COP) - Form of lease-purchase financing used to construct or acquire capital facilities and equipment.

DEBT SERVICE - Payment of principal and interest on an obligation resulting from the issuance of bonds, notes, or Certificates of Participation.

DEFICIT - (1) The excess of an entity's liabilities over its assets (see Fund Balance) or (2) the excess of expenditures over revenues during a single accounting period.

DEBT SERVICE FUND - This fund type is used to account for the payment and accumulation of resources related to general long-term debt principal interest.

DEPARTMENT - A major organizational unit of the City which has been assigned overall management responsibility for an operation or a group of related operations within a functional area. In Riverbank, Department Heads are the chief administrators within a department.



GLOSSARY OF BUDGET TERMS

DEPRECIATION- (1) Expiration in the service life of capital assets attributable to wear and tear, deterioration, action of the physical elements, inadequacy of obsolescence. (2) The portion of the cost of a capital asset that is charged as an expense during a particular period.

ENCUMBRANCES- Commitments against an approved budget for unperformed (executory) contracts for goods or services. They cease to be encumbrances when the obligations are paid or otherwise terminated.

ENTERPRISE FUND ACCOUNTING - Accounting used for government operations that are financed and operated in a manner similar to business enterprises. The City has 3 enterprise funds; Sewer Fund, Water Fund, and the Community Center Fund.

EXPENDITURE- The outflow of funds paid or to be paid for an asset obtained or goods and services obtained.

FISCAL YEAR - The period designated by the City for the beginning and ending of financial transactions. The fiscal year begins July 1 and ends June 30.

FIXED ASSETS - Also known as Capital Assets. Assets of long-term nature such as buildings, machinery, furniture, and other equipment. The City has defined such assets as those with an expected life in excess of one year and an acquisition cost in excess of \$1,000.

FUND - A self-balancing accounting entity segregated to carry on specific activities or attain certain objectives in accordance with special regulations, restrictions, or limitations (e.g. General Fund, Sewer Fund, etc.). Funds are classified into three categories, governmental, proprietary, and fiduciary.

FUND BALANCE - Also known as financial position, fund balance is the excess of current assets over current liabilities, and represents the cumulative effect of revenues and other financing sources over expenditures and other financing uses.

GAAP - (Generally Accepted Accounting Principles) - Both industry and government use Generally Accepted Accounting Principles as standards for accounting and reporting financial activity. The Governmental Accounting Standards Board (GASB) currently sets governmental GAAP.

GENERAL FUND - The primary operating fund of the City, all revenues that are not allocated by law or contractual agreement to a specific fund are accounted for in the General Fund. With the exception of subvention or grant revenues restricted for specific uses, General Fund resources can be utilized for an legitimate governmental purpose.



2015-2016 Annual Budget

Glossary of Budget Terms

GLOSSARY OF BUDGET TERMS

GRANT – External contributions, and/or gifts of cash, or other assets typically from another governmental entity to be used or expended for a specific purpose, activity, or facility. An example is Community Development Block Grant (CDBG) funding from the federal government.

INTER-FUND TRANSFERS - When the City moves money between its various funds, it makes an inter-fund transfer, referred to as transfers-in and transfers-out. In aggregate, transfer in and out offset each other for the fiscal year.

LINE ITEM BUDGET – A budget that lists detailed expenditure categories (salary, materials, telephone services, travel, etc.) separately, along with the amount budgeted for each specific category. The City uses a line-item detail to maintain and record for financial reporting and control purposes.

OPERATING BUDGET - The operating budget provides a plan for current expenditures and the proposed means of financing them. In a broader sense, the annual operating is a statement of what services the municipality will deliver to its citizens.

PERS - The State of California's Public Employee's Retirement System (PERS) for the City's employees.

RESERVE - An account used to indicate that a portion of a fund's balance is legally restricted for a specific purpose or designated by Council and is, therefore, not available for general appropriation.

RESERVE DRAW DOWN - Refers to the amount of fund balance required as a revenue funding source to balance fund budgets where appropriations exceed current revenues. If current revenues exceed appropriations, the fund balance will increase and be referred to as a reserve improvement.

REVENUE – Sources of income which the City receives during a fiscal year. Examples of revenue include taxes, intergovernmental grants, charges for services, resources forward from the prior year, operating transfers from other funds, and other financing sources such as the proceeds derived from the sale of fixed assets.

SPECIAL REVENUE FUNDS - This fund type is used to account for the proceeds from specific revenue sources (other than trusts or capital funds) that are legally restricted to expenditures for specific purposes.

SURPLUS - the excess of revenues over expenditures during a single accounting period.

**RIVERBANK LOCAL REDEVELOPMENT AUTHORITY
AGENDA ITEM NO. 5.9**

SECTION 5: PUBLIC HEARING

Meeting Date:	June 23, 2015
Subject:	A Resolution of the Local Redevelopment Authority Board of the City of Riverbank, California, Approving the Budget for Fiscal Year 2015-2016
From:	Jill Anderson, City Manager
Submitted by:	Debbie Olson, Executive Director Melissa Holdaway, Administrative Analyst II

RECOMMENDATION

It is recommended that the Local Redevelopment Authority (LRA) Board of Directors (Board) review and adopt the proposed Fiscal Year 2015-2016 LRA Budget.

SUMMARY

Attached you will find the proposed Fiscal Year LRA budget for 2015-2016. The budget statement provides a short-term look at the LRA's fiscal accountability and compliance with restrictions on the use of certain financial resources. This report includes all funds as a whole to assess the LRA's financial condition.

BACKGROUND:

A recap of the revenue/expenditures is shown below including updated budgetary numbers received since the last discussion.

RESERVE PROJECTIONS

Estimated Beginning Cash-on-hand/Reserve (July 1, 2015)	\$ 950,618
FY 2015-16 Estimated Revenues	\$3,232,839
FY 2015-16 Estimated Expenditures	\$2,486,865
Reserve to Budget	68%
Anticipated Ending Cash-on-hand/Reserve (June 30, 2016)	\$1,696,592

These numbers reflect an anticipated \$3,232,839 in revenues. This is a reduction (15%) over the previous year which can be attributed to the one-time funds we received from the Environmental Services Cooperative Agreement (ESCA) in the previous fiscal year.

The budget proposes \$2,486,865 of expenditures this fiscal year. You'll note this is a 37% reduction in expenditures from last year due to the completion of ESCA 1 and the completion of a sizable capital improvement in the electrical infrastructure.

Site Revenue Projections

Revenues in this category are made up of Rents, Sale of Personal Property, Department of Defense (DoD) Caretaker Revenue, Utility Revenue and Miscellaneous Revenue.

FY 2014-15 Budget	FY 2015-16 Budget	Difference	% Change
\$2,514,014	\$2,868,338	\$354,324	14%

Several factors are worth noting:

1. Tenant revenues are projected to increase by 10% +/- in the FY 2015-16 due to tenant CPI increases and additional tenant revenue from planned expansions.
2. During this time, the Memorandum of Agreement (MOA) to the Economic Development Conveyance is anticipated to be signed which will provide the LRA with bills of sale for personal property. Once in hand, the LRA will have the legal authority to receive the intangible personal property, sell equipment currently being leased by tenants as well as sell any non-contaminated personal property set aside for sale during ESCA 1.
3. DOD Caretaker Revenue is included through March 30, 2015. Note: this funding may cease once the Memorandum of Agreement (MOA) to the economic development conveyance (EDC) is signed.
4. Utility Revenues are expected to increase due to planned tenant expansions, fuller site utilization and new equipment purchases.
5. Miscellaneous Revenue increased due to the expected settlement of the Marten Transport lawsuit and payment of a claim for damages.

Site Expenditure Projections

Site expenditures are costs associated with facility operations and maintenance, facility management, security and also include the OEA grant match. These costs are projected to decrease in FY 2015-16, as noted below.

FY 2014-15 Budget	FY 2015-16 Budget	Difference	% Change
\$2,454,700	\$2,094,166	-\$378,133	-15%

Site maintenance expenditures in the next fiscal year show a significant decrease over the previous year due primarily to the completion of a large capital improvement to the electrical system in FY 2014-15 and other projected cost reductions.

Grant Revenue Projections

Grant revenue includes revenue from ESCA #1 and funding from Office of Economic Adjustment. It is expected to decrease for the fiscal year as follows:

FY 2014-15 Budget	FY 2015-16 Budget	Difference	% Change
\$1,316,611	\$364,501	-\$952,110	-72%

Grant Expenditure Projections

Grant expenditures are expected to decrease for the fiscal year as follows:

FY 2014-15 Budget	FY 2015-16 Budget	Difference	% Change
\$1,316,611	\$392,699	-\$923,912	-70%

Grant expenditures are the sum of remaining ESCA #1 expenditures and total revenue received from the Office of Economic Adjustment Grant (OEA).

Additional Budget Items of Note

The LRA staff, Army and Regulatory Agencies are working on a second ESCA but at the time of writing this staff report, there is no signed agreement. As a result, you will note that, while there is a place holder in the budget, the revenue and expenses associated with that project are not included in this budget. The remediation project will result in significant increases to both revenues and expenditures. When and if this is executed in this fiscal year, there will be an amendment to the budget requested for approval.

In addition, while the money shown as "OEA Grants" has been applied for, the grant funding from OEA for FY 2015-16 is not yet approved, so this number may change. The actual OEA grant funding will also be handled as an adjustment in the next quarter or as part of the mid-year budget adjustment, as has been the practice in years past.

FINANCIAL IMPACT

As noted in the staff report, the proposed budget will increase reserves by more than \$745,900 and leave a 68% reserve.

STRATEGIC PLANNING ALIGNMENT

The presentation of the LRA's FY 2015-16 budget supports the City's mission and reinforces the City's core values of transparency and fiscal responsibility.

ATTACHMENT

1. FY 2015-16 Budget worksheet
2. Resolution to Adopt FY 2015-16 Budget

RIVERBANK LOCAL REDEVELOPMENT AUTHORITY

RESOLUTION

A RESOLUTION OF THE LOCAL REDEVELOPMENT AUTHORITY BOARD OF THE CITY OF RIVERBANK APPROVING THE BUDGET FOR FISCAL YEAR 2015-2016

WHEREAS, the Riverbank Local Redevelopment Authority ("LRA") acts in accordance with the Defense Base Closure and Realignment Act of 1990; and,

WHEREAS, the LRA has obtained a lease to operate and manage the 175 acre premises, including the private sector businesses leasing space on the site; and,

WHEREAS, as a condition of the lease with the Army, the LRA must obligate all of its revenues to be spent on the protection, maintenance and improvement of the facilities; and,

WHEREAS, the LRA has executed leases with said tenants and incurred obligations to expend funds in maintaining and improving the site, and is projecting financing the project in accordance with the attached budget.

NOW, THEREFORE, BE IT RESOLVED that the Local Redevelopment Authority Board of the City of Riverbank hereby approves the budget for Fiscal Year 2015-2016 as follows:

1. Revenues and reserves are estimated to be approximately \$4,183,457
2. Expenditures are estimated to be approximately \$2,486,865
3. Ending balance is estimated to be approximately \$1,696,592

PASSED AND ADOPTED by the Local Redevelopment Authority Board of the City of Riverbank at a meeting held on the 23rd day of June, 2015; motioned by Authority Member _____, seconded by Authority Member _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAIN:

ATTEST:

APPROVED:

Annabelle Aguilar, CMC
Secretary

Richard D. O'Brien
Chair

LRA Proposed Fiscal Year 2015-2016 Budget				
	<u>2014-15 Budget</u>	<u>2015-16 Budget</u>	<u>Difference</u>	<u>% Change</u>
<u>REVENUES</u>				
<i>OEA Grants</i>	493,099	364,501	-128,598	-26%
<i>Rents</i>	1,320,000	1,456,800	136,800	10%
<i>Sale of Personal Property</i>	500,000	500,000	0	
<i>DOD Caretaker Revenue</i>	74,014	98,685	24,671	33%
<i>ED Bank - Specific Plan</i>	0	0	0	
<i>Utility Revenue from Tenants</i>	600,000	725,000	125,000	21%
<i>Miscellaneous Revenue</i>	20,000	87,853	67,853	339%
<i>ESCA #1</i>	823,512		-823,512	-100%
<i>ESCA #2</i>				
Total Revenue	3,830,625	3,232,839	-597,786	-16%
<u>EXPENDITURES</u>				
<i>Salaries and Fringe</i>				
<i>Salaries</i>	293,049	245,338	-47,711	-16%
<i>Fringe</i>	131,028	128,836	-2,192	-2%
<i>Administrative Expenses</i>				
<i>Travel</i>	4,500	3,000	-1,500	-33%
<i>Equipment</i>	3,800	0	-3,800	-100%
<i>Office Supplies/Legal Ads</i>	6,780	2,710	-4,070	-60%
<i>Phones</i>	4,700	5,220	520	11%
<i>Copier</i>	6,060	4,560	-1,500	-25%
<i>Postage</i>	500	500		0%
<i>Janitorial</i>	2,640	2,000	-640	-24%
<i>Marketing/Branding</i>	5,000	10,000	5,000	100%
<i>Professional Services</i>				
<i>Legal</i>	200,000	200,000	0	0%
<i>Other Services</i>	35,000	19,950	-15,050	-43%
<i>Insurance Premiums</i>	130,000	100,000	-30,000	-23%
<i>Facility Operations & Maintenance</i>				
<i>Well maintenance</i>	1,500	1,500	0	0%
<i>Permits</i>	4,000	6,000	2,000	50%
<i>Water Testing</i>	5,000	7,000	2,000	40%
<i>Electrical PM</i>	140,000	70,000	-70,000	-50%
<i>Electrical Infrastructure Upgrade/Repair</i>	610,000	0	-610,000	-100%
<i>Fire Supression Maintenance</i>	60,000	5,000	-55,000	-92%
<i>Landscaping</i>	8,000	8,000	0	0%
<i>Propane</i>	3,000	3,000	0	0%
<i>Repairs</i>	100,000	112,853	12,853	13%
<i>Fire Assessment Fees*</i>	0	200	0	0%
<i>Common Area Costs (electric, water, garbage)</i>	750,000	860,000	110,000	15%
<i>Infrastructure Improvements</i>	0	0	0	-100%
<i>Future Grant Match</i>	0	0	0	
<i>Tenant Improvements</i>	0	20,000	20,000	100%
<i>Facility Mgmt/Security Services Contracts</i>				
<i>Security</i>	168,000	168,000	0	0%
<i>Facility Management</i>	475,000	475,000	0	0%
<i>ESCA #1</i>				
<i>Weston Contract ESCA #1</i>	166,149	28,198	-137,951	-83%
<i>Fixed Cost</i>	313,000		-313,000	-100%
<i>Variable Cost (T & D)</i>		0	0	
<i>SJES Contract ESCA #1</i>	45,254	0	-45,254	-100%
<i>Administrative Expenses</i>	4,597	0	-4,597	-100%
<i>ED Bank</i>	294,512	0	-294,512	-100%
<i>DCE Contract</i>	0	0	0	-100%
Total Expenditures	3,971,069	2,486,865	-1,484,204	-37%
Net Revenues Less Expenditures	-140,444	745,974	886,418	

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 6.1

SECTION 6: NEW BUSINESS

Meeting Date:	June 23, 2015
Subject:	Consideration of a Request to File a Fireworks Application after the Deadline Established in the Riverbank Municipal Code
From:	Jill Anderson, City Manager

RECOMMENDATION

It is recommended that the City Council consider a request from Community Praise Tabernacle to submit an application to obtain a City permit to sell fireworks in the City of Riverbank for the 4th of July after the March 31, 2015 deadline set forth in the City's Municipal Code (Section 92.13)

INTRODUCTION

Mayor O'Brien has asked that the request from Community Praise Tabernacle to submit an application for a permit to sell fireworks for the upcoming 4th of July be scheduled for consideration by the City Council.

BACKGROUND

Community Praise Tabernacle submitted an application to obtain a permit to sell fireworks on March 18, 2015. The application was denied because it did not include the following items that are required to be submitted as attachments in order to get a permit:

- Property Owner Permission
- Certificate of Liability Insurance
- Cal Fire Retail Sales License
- Fireworks Stand Location Map & Organization Information
- Board of Equalization Temporary Seller's Permit
- Proof of nonprofit status

The application includes the above list so that the requirements are clear for all applicants. Upon review of the application it was deemed to be incomplete and was denied. The City Clerk contacted the person that signed the application, Jose Cordova Jr., by phone to communicate why the application was denied. This conversation was confirmed in an email sent to Pastor Cordova on March 18, 2015, which is provided as an attachment to this report.

During the first week of June, the City was contacted by a representative of the group asking about the status of the business license. Over the course of several days it was determined that representatives of Community Praise Tabernacle had been working with the Stanislaus Consolidated Fire District; however, a complete application had not been filed with the City. On June 8, 2015 the City Manager received an email from Karen Cordova requesting assistance in resolving the situation.

Five organizations submitted and received permits to sell fireworks in the City of Riverbank for the 2015 Independence Day Holiday: 1) Riverbank High School Boosters Club 2) Central Valley Community Resources 3) Riverbank Raiders 4) Riverbank Assembly of God 5) CBA Riverbank (also known as Apostolic Assembly of the Faith in Jesus Christ). In consideration of their efforts to meet the City requirements and the documentation that an authorized representative of Community Praise Tabernacle was contacted by phone and by email regarding the requirements, the matter was considered closed for 2015. While sympathetic to their situation, on June 12th the City Manager sent an email and left voice mail messages for the two individuals that had most recently contacted the City in order to communicate that due to the documentation that the City had clearly communicated the application requirements to an authorized representative of Community Praise Tabernacle that they would need to wait until 2016 to apply again.

Due to the Municipal Code Section establishing a deadline of March 31st for the submittal of an application, authorization by the City Council is needed to accept an application after the deadline. Mayor O'Brien was contacted on Tuesday, June 16 by an advocate for Community Praise Tabernacle asking that the City Council intervene. In consideration of the organization's valuable contributions to the community, Mayor O'Brien asked the City Manager to place the matter on the agenda for the June 24th meeting. In the event that the City Council directs the City Manager to accept the application, the organization would still be required to meet all of the requirements of the Municipal Code.

Representatives for Community Praise Tabernacle are expected to attend the City Council meeting on Tuesday, June 23, 2015, to address any questions that the City Council may have regarding the application. An advocate for the organization has indicated that Community Praise Tabernacle has obtained the required information from the fire district and is prepared to file a complete application if the City Council authorizes the organization to do so.

BACKGROUND

The Riverbank Municipal Code and State Law sets forth the conditions and requirements associated with the sale of fireworks, as well as all conditions of the Stanislaus Consolidated Fire District must be met. These include, but are not limited to: submittal of an application, proof of insurance, proof of non-profit status, payment of a non-refundable application fee. The process includes health and safety inspections,

which are critical due to the flammable nature of fireworks products. Some of the key provisions of the Riverbank Municipal Code are:

92.13 SALE PERMIT APPLICATION.

All applications for permits shall be made in writing to the City Clerk and shall be filed no earlier than the first day of March and no later than March 31 of each year. The applications shall set forth the proposed location of the fireworks stand applied for and be accompanied by assurance that if the license is issued to applicant, applicant shall at the time of receipt of such license deliver to the City Manager a Certificate of Insurance indicating combined limits of \$500,000 per occurrence for bodily injury and property damage liability, including premises and operations, and product liability, with the city named as an additional insured on all policies, and requiring a 30-day notice prior to cancellation or material change. Applications shall set forth such other data or information as may be required relating to the issuance of such fireworks permits.

(Ord. 96-04, passed 4-8-96)

92.17 STANDS SPECIFICATIONS.

All retail sales of safe and sane fireworks shall be permitted only from within a temporary fireworks stand, and the sale from any other building or structure is prohibited. Temporary stands are subject to the following provisions:

(A) Stand construction shall meet all requirements for construction and maintenance as required by the Chief Building Official;

(B) All stands may be erected no earlier than June 24 and must be removed by July 7 of each year.

(Ord. 96-04, passed 4-8-96)

These processes and ordinances are in place to protect those selling fireworks, as well as the public.

FINANCIAL IMPACT

There is no direct financial impact for this item; however, there is the diversion of some staff time to address the matter should the City Council authorize the City Manager to accept the application past the deadline.

ATTACHMENTS

The following items are attached to this report:

- Copy of an email from Annabelle Aguilar, City Clerk, to Pastor Cordova dated March 18, 2015
- Copy of the application submitted and denied by Community Praise Tabernacle on March 18, 2015
- Copy of email from Jill Anderson, City Manager, to Karen Cordova dated June 12, 2015
- Copy of email from Karen Cordova to Jill Anderson dated June 8, 2015
- Section of the Riverbank Municipal Code addressing the sale of fireworks

From: Annabelle Aguilar
To: "cjpastor@aol.com"
Subject: Fireworks Application Denied
Date: Wednesday, March 18, 2015 10:48:00 AM

*No
Attachments*

Hello Pastor Cordova Jr.

This is a follow up to our phone conversation. We received your fireworks booth application today and I called you this morning to inform you that it could not be accepted without the required attachments. I requested that you complete the application again and submit it with the required attachments.

Please be informed that the submitted application is denied at this time until a completed application with the required attachments are received for further consideration.

To assist you, you may want to contact Mr. Tim Matalone of Phantom Fireworks at 209-491-5180. I understand he helps organizations with this process.

If you have any questions, please let me know.

Best regards,

Annabelle Aguilar, CMC

City Clerk/Elections Official

City of Riverbank

Office of the City Clerk

6707 Third Street, Suite A

Riverbank, CA 95367

Direct: (209) 863-7198; Dept: (209) 863-7122; Fax: (209) 869-7100

www.riverbank.org

APPLICATION

Today's Date: 3-14-15
Organization: Community Praise Tabernacle
Non Profit Organization
Mailing Address: 2624 Corral Way
Riverbank Ca 95367
Contact Person: Pastor Elias Cordova Jr
Contact Phone: (209) 380-6318
Email: Cjpastor@aol.com
Booth Location: O'Brien's Market
6331 Oakdale Rd. Riverbank Ca.
Assessor's Parcel # 074021077

Statement of Responsibility

I, (print name) Jose Elias Cordova Jr, state that I am an authorized representative of the above named organization. The organization shall comply with City of Riverbank rules governing the sale of fireworks including setup, tear-down, use of "safe and sane" fireworks, allowed persons to sell fireworks, and providing proof of current insurance.

Signed: Jose Elias Cordova Jr
Date: 3/16/15

NOTE: Applicants will be contacted via email or by letter of the status of the application prior to May 15th. Upon receipt of approval, the applicant is required to pay the \$50.00 permit fee to the City's Finance Dept.; a permit will be issued at that time.

For Official use Only:

Date Stamp upon Receipt
CITY OF RIVERBANK
3/17/15
Called the
Pastor
Requested
he fill
out another
app.
RECEIVED
BY: Maia
hand in w/ Attach

Required Attachments to Application:

Property Owner Permission	Yes ☐ No ☐
Certificate of Liability Insurance	Yes ☐ No ☐
Cal Fire Retail Sales License	Yes ☐ No ☐
Fireworks Stand Location Map & Organization Information	Yes ☐ No ☐
BOE Temporary Seller's Permit	Yes ☐ No ☐
SOS proof of nonprofit status	Yes ☐ No ☐

City Clerk's Determination

Permit GRANTED ☐ Permit # _____
Permit DENIED ☐

Signed: _____

Annabelle Aguilar, CMC, City Clerk

Applicant notified by: email / letter
Date notified _____

Finance notified on: _____
\$50 Permit Payment Receipt # _____

City of Riverbank



FIREWORKS Information And Application

**APPLICATION
DEADLINE
5:30 pm, Tuesday,
MARCH 31, 2015**

Return to:
The City Clerk's Office
6707 Third St., Suite A
Riverbank, CA 95367
(209) 863-7122

COMMON QUESTIONS & ANSWERS

Who is eligible for a permit?

Non-profit organizations or corporations organized primarily for veteran, patriotic, welfare, civic betterment, charitable, or charitable purposes, or be an organization affiliated with the Riverbank Unified School District.

Any qualified organization must have a *minimum of ten members* and have been organized or established in the Riverbank postal area for a period of one year.

The organizations must provide the City with a Tax Exempt Certificate except those organizations affiliated with a local school district. Each organization to qualify must have its principal and permanent meeting place in the City postal area.

When can I apply?

All applications for permits are available by the first business day of March at the City Clerk's Office, 6707 Third St., Suite A, Riverbank, CA, and must be returned no later than the close of business on the 31st day of March to the City Clerk's office.

Is there a charge?

City Business License Fee.

Nonprofits: Are eligible to have the \$50 per day fee waived by providing proof of nonprofit status.

Fireworks Permit Fee.

All approved applicants shall pay a \$50.00 fireworks permit fee.

When will the application be approved/denied?

The City Clerk will notify the applicant via email (if provided) or letter via U.S. Postal Service if the permit has been granted or denied prior to **May 15, 2015**. Upon approval, all applicable fees will need to be paid prior to the issuance of a permit.

Who is allowed to sell?

No person other than the individuals who are members of the permitted organization, or the wives or husbands or adult children of such members shall sell or otherwise participate in the sale of fireworks at such stands.

It is unlawful for a person under the age of 18 to sell fireworks and it is unlawful to sell fireworks to a person under the age of 16.

Can we pay someone to sell?

No person shall be paid or otherwise participate in the sale of fireworks at such stands.

Are there specifications?

All retail sales of safe and sane fireworks shall be permitted only from within a temporary fireworks stand, and the sale from any other building or structure is prohibited.

Temporary stands are subject to the following provisions: (a) All stands must comply with applicable State and County Fire regulations; and (b) all stands **may be erected no earlier than June 24th and must be removed by July 7th** of each year.

What about insurance?

A Certificate of Insurance indicating combined limits of \$500,000 per occurrence for bodily injury and property damage liability, including premises and operations, and product liability, with the City of Riverbank named as an additional insured of all policies, and requiring a thirty-day notice prior to cancellation or material change, is required.

Pertinent Consolidated Fire District Requirements

All requirements of the Stanislaus Consolidated Fire District must be met including: submittal of an application (4/15 to 5/15), proof of insurance, proof of non-profit status, payment of a non-refundable application fee, display of appropriate permits and licenses, appropriate booth construction, and observance of proper dates for set-up, sale, and booth tear-down.

Applicable State Law

Section 689 – It is a misdemeanor for anyone under age 18 to sell fireworks, and for anyone to sell fireworks to anyone under the age of 18.

Section 12581 – Any person who desires to manufacture, import, export, sell or use fireworks, shall first make written application for a license to the State Fire Marshall on forms provided by him.

Section 12558 – The licensee shall permit the Fire Marshall or his authorized representatives to enter and inspect any building or other premises subject to the control or used by the licensee for any purpose related to fireworks at any time.

Section 12599 – A retail license shall authorize a retail sale of safe and sane fireworks within this State only during the hours of 12-noon June 28, 2015 through 12-noon July 6, 2015 and such license shall expire at the end of such period.

RETURN APPLICATION MATERIALS
by 5:30 pm, Tuesday, MARCH 31ST
to

The City Clerk's Office
6707 Third St., Suite A
Riverbank, CA 95366

Jill Anderson

From: Jill Anderson
Sent: Friday, June 12, 2015 6:41 PM
To: 'karyn003@aol.com'
Cc: 'lydiavillan@yahoo.com'; Annabelle Aguilar; 'Shane Hawkins (shawkins@scfpd.us)'
Subject: RE: Community Praise Fireworks Permit letter
Attachments: 06-12-15 Praise Tabernacle.pdf

Dear Karen,

I am following up on the email that I sent on Monday night (June 8, 2015) in response to the email below. Since that time, I have had a chance to get more information.

I have attached a copy of an email sent to Pastor Cordova explaining that the permit application submitted on March 18, 2015 was denied because the required attachments were not provided. The email is also dated March 18, 2015 and describes a conversation that Annabelle Aguilar had with Pastor Cordova in regards to the application requirements. I have also attached the application submitted, which includes a list of the attachments that must be provided with the application in order for it to be accepted by the City.

The City has no record of a resubmittal of an application with the attachments that are required by the Riverbank Municipal Code. If you have documentation that all of the required information was submitted to the City Clerk by March 31st, please provide that information as soon as possible. Otherwise, it appears that your organization was provided correct information and had an opportunity to submit the required paperwork consistent with the Municipal Code before the March 31st deadline. While it is unfortunate that you will not be able to sell fireworks this year, we will certainly look forward to working with you in 2016.

Lydia Villanova has also contacted Ms. Aguilar regarding the application, so I have copied them and Shane Hawkins of Consolidated Fire.

I hope that you and your family have a great weekend.

Sincerely,

Jill Anderson
City Manager
209-863-7122

From: karyn003@aol.com [mailto:karyn003@aol.com]

Sent: Monday, June 08, 2015 4:30 PM

To: Jill Anderson

Subject: Community Praise Fireworks Permit letter

June 8, 2015

Dear City Manager,

This letter is in regards to City Fireworks permit and license. Our Church , Community Praise Tabernacle, is a local church that has sold fireworks for close to 20 years in our great city of Riverbank. This year we have encountered a situation in receiving our city business license. This year in the month of March a representative from our church went to City Hall to pick up packet for license and permits for booth. She was told city no longer handles anything to do with fireworks and was directed to local Fire Department for all fireworks paperwork. At Fire Station an office worker gave packet but could not answer if the packet included paperwork for all permits and License. Office worker offered to leave a note with our questions. Packet was filled out and taken back and again Fire Marshal was out and not able to give us answer. Next we got message from Fire Marshal informing that our paperwork/packet was sent to TNT vendor. This being new way City was processing paperwork, we trusted that all was taken care of with permits and license. Arriving at City Clerks office we were disappointed and surprised that city clerk did not have our city permit. We are hoping you as City Manager would be able to straighten out this situation and that we be issued a license for our booth. Our booth has been located in the O'Briens supermarket parking lot for 4 years now and we are looking forward to serving our community this 4th of July 2015. Thank You in advance on Behalf of Community Praise for your attention to this matter.

Sincerely,
Karen Cordova
209 380-6318

Riverbank, California Code of Ordinances

CHAPTER 92: FIRE PROTECTION AND PREVENTION

Section

Fire Protection District

92.01 City included in county fire protection district

Sale of Fireworks

92.10 Purpose

92.11 Permitted types of fireworks

92.12 Sale permit required; qualified organizations

92.13 Sale permit application

92.14 Issuance notice

92.15 Nontransferability; permittees exclusive

92.16 Salary prohibited

92.17 Stands specifications

Smoking Restrictions

92.30 Smoking restrictions in city owned buildings

Cross-reference:

Adoption of Uniform Fire Code, see § 150.05

FIRE PROTECTION DISTRICT

§ 92.01 CITY INCLUDED IN COUNTY FIRE PROTECTION DISTRICT.

The City Council hereby declares and determines its intention and desire that the city be embraced and included within the Stanislaus County Consolidated Fire District, and become a part thereof.

(‘67 Code, § 8-1-1) (Ord. 35½, passed 5-1-31)

SALE OF FIREWORKS

§ 92.10 PURPOSE.

The purpose of this subchapter is to restrict the sale of fireworks within the city.

(Ord. 96-04, passed 4-8-96)

§ 92.11 PERMITTED TYPES OF FIREWORKS.

No person shall sell or offer for sale or expose for sale at retail for use within the city a squib, rocket, firecracker, roman candle or fire balloon or other explosive type firework, any article for the making of a pyrotechnical display within the city, except that such fireworks are defined and classified as "safe and sane fireworks" in Cal. Health & Safety Code § 12529.

(Ord. 96-04, passed 4-8-96)

§ 92.12 SALE PERMIT REQUIRED; QUALIFIED ORGANIZATIONS.

(A) It is unlawful for any person, firm, or corporation to sell safe and sane fireworks within the city without having first applied and received a city permit therefor.

(B) No permit shall be issued to a person, firm or corporation, except non-profit organizations or corporations organized primarily for veteran, patriotic, welfare, civic betterment, charitable, or charitable purposes, or an organization affiliated with the Riverbank Elementary School District or the Oakdale Joint Union High School District. In addition, any qualified organization must have a minimum of ten members and have been organized or established in the Riverbank postal area for a period of one year. The organizations must provide the city with a tax exempt certificate except those organizations affiliated with a local school district. Each organization to qualify must have its principal and permanent meeting place in the city postal area.

(Ord. 96-04, passed 4-8-96)

§ 92.13 SALE PERMIT APPLICATION.

All applications for permits shall be made in writing to the City Clerk and shall be filed no earlier than the first day of March and no later than March 31 of each year. The applications shall set forth the proposed location of the fireworks stand applied for and be accompanied by assurance that if the license is issued to applicant, applicant shall at the time of receipt of such license deliver to the City Manager a Certificate of Insurance indicating combined limits of \$500,000 per occurrence for bodily injury and property damage liability, including premises and operations, and product liability, with the city named as an additional insured on all policies, and requiring a 30-day notice prior to cancellation or material change. Applications shall set forth such other data or information as may be required relating to the issuance of such fireworks permits.

(Ord. 96-04, passed 4-8-96)

§ 92.14 ISSUANCE NOTICE.

Applicant for any such license shall be notified by the City Clerk of the granting or rejection of their application for license no later than May 15 of each year. Successful applicants shall pay a \$50 firework permit fee to defray the cost of administrating the fire permit process.

(Ord. 96-04, passed 4-8-96)

§ 92.15 NONTRANSFERABILITY; PERMITTEES EXCLUSIVE.

(A) No person other than the licensee organization shall operate the stand for which the license is issued or share or otherwise participate in the profits of the operation of such stand.

(B) No person other than the individuals who are members of the licensee organization, or the wives or husbands or adult children of such members shall sell or otherwise participate in the sale of fireworks at such stands.

(Ord. 96-04, passed 4-8-96)

§ 92.16 SALARY PROHIBITED.

No person shall be paid any consideration for selling or otherwise participating in the sale of fireworks at such stands.

(Ord. 96-04, passed 4-8-96)

§ 92.17 STANDS SPECIFICATIONS.

All retail sales of safe and sane fireworks shall be permitted only from within a temporary fireworks stand, and the sale from any other building or structure is prohibited. Temporary stands are subject to the following provisions:

(A) Stand construction shall meet all requirements for construction and maintenance as required by the Chief Building Official;

(B) All stands may be erected no earlier than June 24 and must be removed by July 7 of each year.

(Ord. 96-04, passed 4-8-96)

SMOKING RESTRICTIONS

§ 92.30 SMOKING RESTRICTIONS IN CITY OWNED BUILDINGS.

(A) *Purpose.* Every citizen has the right to choose for himself or herself whether to smoke tobacco and it is not the intention of the city to interfere with such freedom of choice. Further, every citizen who chooses not to smoke has the right to be free from offensive tobacco smoke and to be free from the health hazard of tobacco smoke when employed by the city or conducting business with the city in specified areas.

(`67 Code, § 4-8-1)

(B) *Definition.* **SMOKE** or **SMOKING.** As used in this section means the carrying, holding, possession or smoking of a lighted pipe, cigar, cigarette or the lighting of a pipe, cigar or cigarette.

(`67 Code, § 4-8-2)

(C) *Areas subject to nonsmoking regulations.* Areas subject to nonsmoking regulation are:

(1) All city offices and conference rooms occupied by one or more persons who object to tobacco smoke.

(2) Elevators which are generally used by and open to the public.

(3) Council Chambers of the City Hall.

(4) Public waiting rooms, hallways and lobbies except those which may be specifically designated as smoking areas.

(5) Riverbank Community Center.

(`67 Code, § 4-8-3)

(D) *Duty to post signs or notices.* Appropriate "No Smoking" signs shall be conspicuously posted in each area of those city buildings where smoking is prohibited by this chapter. The city official in charge of the building in which areas have been closed to smoking shall insure that signs are posted and remain posted advising city employees and the public of designated nonsmoking areas.

(`67 Code, § 4-8-4)

(E) *Enforcement.* The city official in charge of the building in which areas have been closed to smoking shall make a report to the City Council in the event voluntary compliance by members of the public becomes ineffective.

(`67 Code, § 4-8-5) (Ord. 91-04, passed 3-11-91)

Statutory reference:

State smoking regulations generally, see Cal. Health & Safety Code §§ 118875 et seq.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 6.2

SECTION 6: NEW BUSINESS

Meeting Date:	June 23, 2015
Subject:	Adopt the Post-Construction Standards Plan for the City of Riverbank
From:	Jill Anderson, City Manager
Submitted by:	Marisela Garcia, Director of Finance Kathleen Cleek, Development Services Administration Manager

RECOMMENDATION:

It is recommended that the City Council of the City of Riverbank Adopt the Post-Construction Standards Plan as a guidance document on storm water post-construction design measures for developers and plan checkers.

BACKGROUND:

In July 2013, the City of Riverbank complied with the Small MS4 General Permit and filed a Notice of Intent and a Guidance Document that specifies actions and activities over the next five (5) years necessary to reduce the discharge of pollutants in storm water to the maximum extent practicable and for compliance with the General Permit. The regulations specify six (6) minimum control measures to be developed and implemented over the next four (4) years. As a result, in year two (2) municipalities are required to develop and implement a post-construction standards plan as a guidance document on storm water post-construction design measures for developers and plan checkers. This plan is a guide for project proponents and municipal plan checkers through the various site design requirements of the Phase II Municipal Separate Storm Water System (MS4) Permit.

To meet this requirement, the City collaborated with WGR, Environmental, Health & Safety Consultants, and 17 different Central Valley municipalities to share the cost in developing a standardized plan that developers can follow to meet the Phase II MS4 requirements. Collaboration on this plan also allows for regional training of plan checkers on this common plan saving more cost and time for each municipality.

PURPOSE OF THE PLAN:

The Federal Clean Water Act is the driving force behind all of the new regulations to manage storm water discharges from new development and redevelopment projects. The State issues National Pollutant Discharge Elimination System (NPDES) permits for discharges of storm water from construction, industrial and municipal entities to Waters of the United States. Small municipalities have been identified by the State to obtain permit coverage under the Phase II General NPDES Permit for MS4. Through this permit the City of Riverbank is required to implement various storm water management programs, one of which is to require certain new development and applicable redevelopment projects to incorporate post-construction storm water control measures into their design that include LID and hydromodification techniques. According to the California State Water Resource Control Board, urban storm water runoff is listed as the primary source of impairment for ten percent of all rivers, lakes and reservoirs, and seventeen percent of the estuaries in California. Increasing urbanization through new development and redevelopment has been shown to cause more frequent storm water discharge events, higher peak flow velocities, and larger volumes of storm water runoff. These conditions affect water quality by mobilizing greater and more frequent loads of pollutants such as sediment, organic material, trash, nutrients, pathogens, heavy metals, and other toxic substances. These conditions contribute to drainage system erosion, and deposition of sediment and pollutants in deltas and basins. The deterioration of the waterways has a direct impact on municipalities by causing them to perform more maintenance on existing systems and to develop new drainage systems with higher capacities.

This plan is designed to provide developers and municipal plan checkers with information on how to meet the State Water Board's requirements for mitigating the negative impact of increase in storm water runoff caused by new development and redevelopment. The document includes information on Low Impact Development (LID) standards, which mitigates excessive runoff by the use of control measures that utilize evapo-transpiration, infiltration, capture, reuse, and biotreatment to mimic the runoff of a natural environment. Hydromodification techniques are used to design development sites so that post-construction runoff flow rates do not exceed those of the pre-construction conditions.

Developers will be equipped with information in the plan to submit a package to the City as a part of its permitting or plan check process that will adequately demonstrate how the project will meet the LID and hydromodification requirements. Plan checkers will be able to use the plan to objectively and sufficiently condition discretionary projects with the required post-construction storm water design requirements.

OVERVIEW OF THE POST-CONSTRUCTION REQUIREMENTS:

The Phase II MS4 Permit requires the City of Riverbank to condition certain small projects with implementing one or more Site Design Measures that “treat” storm water runoff using methods to evapo-transpire, infiltrate, harvest and reuse, or biotreat.

Proponents of larger projects will need to implement one or more Site Design Measures and are required to implement into their design, and on-going activities, specific Source Control Measures to minimize the impact of pollutant-generating activities. Larger projects will also need to incorporate into its design specific Low Impact Development (LID) Standards and Hydromodification Management Measures that slow and minimize the amount of runoff.

The role of the municipal plan checker is to verify that applicable projects have been properly conditioned with the post-construction standards. The project proponent’s role is to incorporate into their design completed development post-construction measures that reduce the volume of runoff and mitigate pollutants in runoff. Design measures will need to be selected that are appropriate for the project and will adequately meet the goals of the Post-Construction Standards Plan.

The contents of the plan details the Applicability of a developer’s project, the Submittal and Review Process, Requirements for Small Projects (2,500 to 5,000 ft), Regulated Projects (create or replace 5,000 ft. or more of impervious surface), Operation and Maintenance of Post-Construction Measures, and Municipal-Specific Information.

The Appendix includes a Glossary, Acronyms, Section E.12 of the Phase II MS4 Permit, Post-Construction Management Flow Chart, State of California Post-Construction Calculator, Volumetric Sizing Tool for Treatment Controls, Design Standard References, Post-Construction Project Worksheet, O & M Plan and Certificate of Responsibility Form, and a List of Collaborating Municipalities.

FINANCIAL IMPACT:

The Post-Construction Standards Plan is a new plan that is part of the second phase of the MS4 requirements imposed on the smaller Cities. At this time educating the Developers and City Staff on the requirements is a big part of implementing the plan, and will require staff time. This obligation will create a daily personnel demand on the Development Services Department Construction Inspector and administrative personnel in meeting this requirement of the permit.

ATTACHMENT:

1. Post-Construction Standards Plan

City of Riverbank
6707ThirdStreet
Riverbank, CA 95367
Tel (209) 863-7127
www.riverbank.org



POST- CONSTRUCTION STANDARDS PLAN

A GUIDANCE DOCUMENT ON STORM WATER
POST-CONSTRUCTION DESIGN MEASURES FOR
DEVELOPERS AND PLAN CHECKERS

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INTRODUCTION AND REGULATORY REQUIREMENTS

1 Introduction and Regulatory Requirements

This Post-Construction Standards Plan was prepared for the City of Riverbank to guide project proponents and municipal plan checkers through the various site design requirements of the Phase II Municipal Separate Storm Water Sewer System (MS4) Permit. This opening section describes the purpose of the plan; a background summary of the Federal and State regulations; the regional collaborative approach taken by many Central Valley municipalities; an overview of the post-construction site design requirements; and, finally, the roles and responsibilities of the plan checker and project proponent.

1.1 PURPOSE OF THE PLAN

According to the California State Water Resource Control Board (Water Board), urban storm water runoff is listed as the primary source of impairment for ten percent of all rivers, lakes and reservoirs, and seventeen percent of all estuaries in California.¹ While these numbers may not seem significantly large, considering that urban areas cover only six percent of the land mass of California², the impact that runoff from urban areas have on California's surface waters is disproportionately large. When the Water Board uses the term "urbanization", it is referring to the development of land through which the imperviousness percentage increases; meaning that buildings and hardscapes prevent water from infiltrating into the ground, thereby, causing it to flow off of the property. Increased urbanization through new development and redevelopment has been shown to cause more frequent storm water discharge events, higher peak flow velocities, and larger volumes of storm water runoff. These conditions, if not properly managed, can



Figure 1 - Channels, streams, and drainage ways are over taxed by increases in runoff caused by increased development and impervious surfaces.

affect water quality by mobilizing greater and more frequent loads of pollutants such as sediment, organic material, trash, nutrients, pathogens, heavy metals, and other toxic substances. These conditions also over tax existing natural and man-made drainage systems, causing accelerated erosion of channels and deposition of sediment and pollutants in estuaries, deltas, and basins. Conditions such as these could cause flooding and deterioration of waterways that, at one time, may have been adequate to handle expected runoff. This has a direct impact on municipalities by causing them to

perform more maintenance on existing systems and to develop new drainage systems with higher capacities. Urbanization and the resulting runoff can also impact

¹ Fact Sheet of the Phase II MS4 Permit, Order No. 2013-0001-DWQ, p. 33 - 34

² U.S. Department of Agriculture, 2009

INTRODUCTION AND REGULATORY REQUIREMENTS

the State's ability to realize the full potential of the beneficial uses of its surface waters.

Low Impact Development – A sustainable practice that benefits water supply and contributes to water quality protection. Unlike traditional storm water management, which collects and conveys storm water runoff through storm drains, pipes, or other conveyances to a centralized storm water facility, Low Impact Development (LID) takes a different approach by using site design and storm water management to maintain the site's pre-development runoff rates and volumes. The goal of LID is to mimic a site's predevelopment hydrology by using design techniques that infiltrate, filter, store, evaporate, and detain runoff close to the source of rainfall. LID has been a proven approach in other parts of the country and is seen in California as an alternative to conventional storm water management.

Source: Phase II MS4 Permit Glossary

The purpose of this document is to provide developers and municipal plan checkers with information on how to meet the State Water Board's requirements for mitigating the negative impact of increases in storm water runoff caused by new development and redevelopment. This document accomplishes this goal through the incorporation of Low Impact Development standards and hydromodification management techniques. Low Impact Development (LID) mitigates excessive runoff by the use of control measures that utilize evapo-transpiration, infiltration, capture / reuse, and biotreatment to mimic the runoff of a natural environment. Hydromodification techniques are used to design development sites so that post-construction runoff flow rates do not exceed those of the pre-construction conditions.

Using this document, developers will be equipped to provide a submittal package to the municipality as a part of its permitting or plan check process to adequately demonstrate how the project will meet the LID and hydromodification requirements.

Plan checkers will be able to use this document to objectively and sufficiently condition discretionary projects with the required post-construction storm water design requirements.

1.2 FEDERAL AND STATE REGULATORY REQUIREMENTS

The Federal Clean Water Act is the impetus behind all of these regulations to manage storm water discharges from new development and redevelopment projects. The Clean Water Act delegates authority to the States to issue National Pollutant Discharge Elimination System (NPDES) permits for discharges of storm water from construction, industrial, and municipal entities to Waters of the United States. Large and medium size municipalities were issued individual municipal NPDES permits in the first phase (Phase I) of the process. Subsequently, small municipalities identified by the State of California were required to obtain permit coverage under the Phase II General NPDES Permit for Municipal Separate Storm Water Sewer Systems (MS4). These Phase II MS4s (municipalities) are required to implement various storm water management programs, one of which is to require certain new development and applicable redevelopment projects to incorporate post-construction storm water control measures into their design that include LID and hydromodification techniques. The City of Riverbank is one of the municipalities specified in the current Phase II MS4 Permit that must comply with these post-construction requirements, which are contained in Section E. 12 of Order No. 2013-0001-DWQ. (Refer to [Appendix 3](#) for copy of Section E.12 of the Phase II MS4 Permit.)

INTRODUCTION AND REGULATORY REQUIREMENTS

1.3 REGIONAL APPROACH AND MUNICIPAL COLLABORATION

The post-construction requirements are not new with this version of the Phase II MS4 Permit. The previous version of the permit also contained LID and post-construction requirements. For many years now, Phase I MS4s have been requiring development and redevelopment projects to include post-construction design measures into site designs. Even projects outside of an MS4 now have to incorporate post-construction and LID measures into their designs as required by the State's Construction General Permit. However, as this area of storm water management has grown to maturity, post-construction requirements and programs have changed significantly over the years to where there can be dramatic differences between the control measures required in two neighboring municipalities. This, obviously, can cause confusion for developers. With the roll out of the current Phase II MS4 Permit and the requirement for municipalities to, for the most part, completely overhaul their post-construction requirements to meet the Section E.12 requirements, an opportunity arose for many Phase II MS4s to work together and develop a consistent Post-Construction Storm Water Standards Plan. Collaboration on this task not only shares the cost of development with other MS4s, but also provides a standardized plan that developers will encounter in 17 different Central Valley municipalities. Another benefit is that it allows for regional training of plan checkers on this common plan, saving more cost and time for each municipality. Refer to [Appendix 10](#) for a list of the collaborating Central Valley municipalities.

1.4 OVERVIEW OF THE POST-CONSTRUCTION REQUIREMENTS

The Phase II MS4 Permit requires the City of Riverbank to condition certain small projects with implementing one or more **Site Design Measures** that “treat” storm water runoff using methods to evapo-transpire, infiltrate, harvest and reuse, or biotreat. After proponents of small projects select the Site Design Measure(s), they are required to quantify the runoff reduction achieved through the implementation of those measures. This is done using the State Water Board's Post-Construction Calculator (which can be downloaded following the information provided in [Appendix 5](#)).

Proponents of larger projects are required to implement into their design and on-going activities specific **Source Control Measures** to minimize the impact of pollutant-generating activities. For example, if the project includes a permanent trash enclosure in its design, it will be required to be designed following the California Storm Water Quality Association's (CASQA) design standard SD-32; meaning, that among other requirements, the trash enclosure will need to have a wall or screen around it and a rain proof covering or container lids. This larger project will also need to incorporate into its design specific **Low Impact Development (LID) Standards** such as

Hydromodification - Modification of hydrologic pathways (precipitation, surface runoff, infiltration, groundwater flow, return flow, surface-water storage, groundwater storage, evaporation and transpiration) that results in negative impacts to watershed health and functions.

Source Control - Land use or site planning practices, or structural or nonstructural measures, that aim to prevent runoff pollution by reducing the potential for contact with rainfall runoff at the source of pollution. Source control BMPs minimize the contact between pollutants and urban runoff.

Source: Phase II MS4 Permit Glossary

INTRODUCTION AND REGULATORY REQUIREMENTS

concentrating development on portions of the site with less permeable soils and preserving areas that can promote infiltration. As with the smaller project, the larger project will need to implement one or more **Site Design Measures** to “treat” storm water, such as with permeable pavement or a green roof. But in the case of a larger project, the Site Design Measure(s) will have to be sized following one of two specified hydraulic sizing criteria. In addition, the project will be required to be designed to incorporate into it **Hydromodification Management Measures** that slow and minimize the amount of runoff so that, ideally, and where possible, there is no net-increase of the post-construction runoff flow rate compared to the pre-construction value for a 2-year, 24-hour storm event. The project proponent or subsequent property owner is required to maintain these storm water control measures in an effective condition for perpetuity.

1.5 ROLE OF THE MUNICIPAL PLAN CHECKER

The Phase II MS4 Permit states that the municipality “shall require these post-construction standards to be applied on applicable new and redevelopment regulated projects, both private development requiring municipal permits and public projects, to the extent allowable by applicable law.” Therefore, the role of the municipal plan checker is to verify that applicable projects have been properly conditioned with the post-construction standards. The plan checker will be responsible for performing the following tasks:

- Since LID is integral with the design, communication of post-construction submittal requirements shall be included in land use permits or conditions of approval. A copy of the plan will be available by _____.
- Perform an initial review of the submitted post-construction package including the completed Post-Construction Project Worksheet (included in [Appendix 8](#)) and the Operation and Maintenance Plan and Certificate of Responsibility ([Appendix 9](#)).
- Transmit the package to the municipality’s in-house or contracted engineering staff for review of design and calculations.
- Communicate to the project proponent any required changes or modifications and request a re-submittal of information.
- Review the adequacy of the submitted Operation and Maintenance Plan for the proposed post-construction design measures and make sure that the signed Certificate of Responsibility has been received.
- Condition the project with the proposed and approved post-construction design measures.
- Maintain records of all submitted post-construction design information and plans for a minimum of 5 years.
- Entered into a database or spreadsheet information about Regulated Projects so that they can be tracked by the municipality for annual verification that the storm water treatment measures and hydromodification measures are being maintained in an effective condition.

INTRODUCTION AND REGULATORY REQUIREMENTS

1.6 ROLE OF THE PROJECT PROPONENT

The Phase II MS4 Permit and the City of Riverbank require project proponents to incorporate into its design and completed development post-construction measures that reduce the volume of runoff and mitigate pollutants in runoff. The role of the project proponent is to select design measures that are appropriate for the project and will adequately meet the goals of this Post-Construction Standards Plan. The project proponent will be responsible for performing the following tasks:

- Selecting, sizing, and engineering site design measures, source control measures, and hydromodification management techniques that are adequate in meeting the requirements of this plan.
- Providing to the municipal plan checker the required submittal package, supporting information, maps, drawings, and calculations; including plans and calculations that have been stamped by a certified and / or licensed professional.
- Providing an Operation and Maintenance Plan and a signed Certificate of Responsibility to the plan checker for the on-going maintenance of the constructed post-construction design measures.
- Providing any additional requested information to the plan checker.
- Verifying that approved site design measures and source control measures are constructed as specified on the approved plans.

APPLICABILITY

2 Applicability

In regards to the Post-Construction Standards Plan, all projects fall into one of three possible categories: small, regulated, or not applicable. If a project does not qualify under either of the two following sections, the Post Construction Standards Plan does not apply to it.

2.1 SMALL PROJECTS 2,500 TO 5,000 FT²

Small projects are defined as those that create and/or replace between 2,500 ft² and 5,000 ft² of impervious surface. This includes projects that have no net increase in the impervious footprint. Single family homes that create and / or replace 2,500 ft² or more of impervious surface and are not part of a larger plan of development are considered to be applicable small projects. Small projects would include, but not limited to, the following:

- New construction that creates between 2,500 ft² and 5,000 ft² of impervious surface;
- A demolition of a small project site and the redevelopment of that site if more than 2,500 ft² of impervious surface is replaced or created;
- The replacement of 2,500 ft² or more of a parking lot;
- The construction of a new parking lot that is less than 5,000 ft²; and
- A roadway or sidewalk project that is creating or replacing between 2,500 ft² and 5,000 ft² of impervious surface.

Linear utility projects (LUPs) are not subject to the small project Site Design Measure requirements.

2.2 REGULATED PROJECTS >5,000 FT²

For the purposes of this Post-Construction Standards Plan, a “Regulated Project” is one that will create and / or replace 5,000 ft² or more of impervious surface. Regulated Projects include new and redevelopment projects on public or private land that fall under the planning and permitting authority of the municipality. Redevelopment is defined as any land-disturbing activity that results in the creation, addition, or replacement of exterior impervious surface areas on a site on which some past development has occurred. Redevelopment



Figure 2 - A single family home that creates and / or replaces 2,500 ft² or more is a small project.

Impervious Surface - A surface covering or pavement of a developed parcel of land that prevents the land's natural ability to absorb and infiltrate rainfall/storm water. Impervious surfaces include, but are not limited to; roof tops, walkways, patios, driveways, parking lots, storage areas, impervious concrete and asphalt, and any other continuous watertight pavement or covering. Landscaped soil and pervious pavement, including pavers with pervious openings and seams, underlain with pervious soil or pervious storage material, such as a gravel layer sufficient to hold the specified volume of rainfall runoff are not impervious surfaces.

*Post-Construction Standards Plan
Source: Phase II MS4 Permit Glossary*

APPLICABILITY

projects do not include pavement grinding and resurfacing of existing roadways; construction of new sidewalks, pedestrian ramps, or bike lanes on existing roadways; or routine replacement of damaged pavement for short, non-contiguous sections of roadway.

Regulated Projects do not include the following:

- Detached single family homes that are not a part of a larger plan of development (they are considered to be a “small project” even if they exceed 5,000 ft² of impervious surface);
- Projects that are exclusively interior remodels;
- Routine maintenance or repair such as exterior wall surface replacement, pavement grinding and resurfacing within the existing footprint, and roofing replacement or repair;
- Projects consisting solely of sidewalks or bicycle lanes built as part of new streets or roads and built to direct storm water runoff to adjacent vegetated areas;
- Projects consisting solely of impervious trails built to direct storm water to adjacent non-erodible permeable areas;
- Projects consisting solely of sidewalks, bicycle lanes, or trails constructed with permeable surfaces;
- Replacement of damaged pavement or the replacement of short, non-contiguous sections of roadways; and
- Trenching, excavation, and resurfacing associated with Linear Utility Projects (LUPs) unless it has a discrete location that has 5,000 ft² or more of newly constructed contiguous impervious surface such as a pump station or maintenance facility. In such cases, only the discrete location is subject to this Post-Construction Standards Plan.

Please note that some of the above-listed projects may still be considered “small projects” even if they are exempted from being a Regulated Project.

2.2.1 The 50% Rule

If a redevelopment project results in an increase of more than 50 percent of the impervious surface of a previously existing development, runoff from the entire project, consisting of all existing, new, and / or replaced impervious surfaces, must be included in the selection and sizing of site design measures, LID design standards, and hydromodification management measures to the extent feasible. However, if the redevelopment project results in an increase of less than 50 percent of the impervious surface, only runoff from the new and /or replaced impervious surface must be included in the selection and sizing of site design measures, LID design standards, and hydromodification management measures.

APPLICABILITY

For street and road widening projects that include additional traffic lanes, where the addition of traffic lanes results in an alteration of more than 50 percent of the impervious surface, runoff from the entire project must be included in the selection and sizing of site design measures, LID design standards, and hydromodification management measures. However, if the addition of traffic lanes results in an alteration of less than 50 percent of the impervious surface, only the runoff from the new and / or replaced impervious surface is required to be included in the selection and sizing of site design measures, LID design standards, and hydromodification management measures.



Figure 3 - Capital improvement projects such as roadways must include post-construction design measures and be appropriately sized.

THE SUBMITTAL AND REVIEW PROCESS

3 The Submittal and Review Process

Projects applicable to this Post-Construction Standards Plan may originate from different sources. They may be private non-discretionary or discretionary projects, or they may be municipal-owned projects. The following sections describe how applicable projects are detected by the municipality and appropriately conditioned with post-construction design requirements. This section also summarizes the submittal requirements for each type of project.

3.1 MINISTERIAL (NON-DISCRETIONARY BUILDING PERMIT) PROJECTS

Projects that are ministerial or non-discretionary projects are those that are not required to pass through the plan check process and can be issued a building permit over the counter. Typically, these projects will either not be applicable to this Post-Construction Standards Plan or be considered “small” projects as defined in [Section 2.1](#). Specific submittal requirements for small projects are identified in [Section 4](#) of this plan. In general, proponents of non-discretionary small projects, will need to submit, at the permit counter, information about the project, the selected design measures, and a printout copy of the State Water Board’s Post-Construction Calculator.

If a ministerial project is found to be a “Regulated Project” as defined in [Section 2.2](#), the requirement for the project to include site design measures, source control measures, LID design standards, and hydromodification management techniques will necessitate that it pass through the plan check process and, thus, will make it become a discretionary project, with respect to this Post-Construction Standards Plan.

3.2 DISCRETIONARY (PLAN CHECK) PROJECTS

Discretionary projects are those that are required to pass through the plan check process and be conditioned with site-specific requirements. Discretionary projects have the potential to be classified as “small”, “regulated”, or not applicable to this Post-Construction Standards Plan. In general, proponents of discretionary projects must submit to the plan checker information about the project, which may include: the project’s applicability status to the Post-Construction Standards Plan, site design plans and specifications, a completed Post-Construction Project Worksheet form, and an O&M Plan and signed Certificate of Responsibility. The plan checker will review the post-construction submittal package for completeness and will direct it to the engineering reviewers. Once comments are received from the engineering reviewers, the project proponent will be notified by the plan checker of any required modifications or of the approval of the proposed post-construction design measures. Regulated Projects will be entered into a database or spreadsheet to be tracked by the municipality for annual verification that the storm water treatment measures and hydromodification measures are being maintained in an effective condition.

THE SUBMITTAL AND REVIEW PROCESS

3.3 CAPITAL IMPROVEMENT / MUNICIPAL-OWNED PROJECTS

Public projects, capital improvement projects (CIPs), or other municipal-owned projects typically do not pass through the plan check process, but must also be reviewed for applicability of the post-construction requirements. The following process will be implemented by the City of Riverbank in conditioning and reviewing projects for the post-construction requirements of the municipality's Phase II MS4 Permit.

1. The municipal department sponsoring the project will review and evaluate the project's applicability to the post-construction requirements and make a determination as to whether the proposed project is a "small" project as defined in [Section 2.1](#), a "regulated" project as defined in [Section 2.2](#), or is exempt from the post-construction requirements.
2. The sponsoring department will submit to the **Engineering Department** a partially completed Post-Construction Project Worksheet (included in [Appendix 8](#)) which will identify information about the project and the selection of the required post-construction design measures. The **Engineering Department**, or an engineering contractor, will provide the sizing and design criteria for the selected site design measures, source control measures, LID design standards, and hydromodification management techniques.
3. The **Engineering Department** will develop an operation and maintenance plan for the post-construction treatment and hydromodification measures.
4. The municipality will maintain records of all project-related post-construction design information and plans for a minimum of 5 years.
5. Regulated Projects will be entered into a database or spreadsheet to be tracked by the municipality for annual verification that the storm water treatment measures and hydromodification measures are being maintained in an effective condition.

REQUIREMENTS FOR SMALL PROJECTS (2,500 TO 5,000 FT²)

4 Requirements for Small Projects (2,500 to 5,000 ft²)

The following is a 3-step process required by the City of Riverbank for small projects as defined in [Section 2.1](#).

4.1 SELECT SITE DESIGN MEASURES

The first step is for the project proponent to select and implement into the project's design one or more of the following **Site Design Measures**:



Stream Setbacks and Buffers – are vegetated areas (including trees, shrubs, riparian habitat, or herbaceous vegetation) that exist or are established to protect a stream system, lake, reservoir, or estuary. These areas provide a buffer between the development and the water body to filter out pollutants carried by storm water, provide stabilization of erodible banks and opportunities to infiltrate water prior to discharging, and help slow peak flows. The *California Storm Water Quality Association's (CASQA) Best Management Handbook (BMP) for New Development and Redevelopment* has a specification sheet (TC-31) for Vegetated Buffer Strips that contains useful information applicable to stream setbacks and buffers. It can be downloaded at:

www.casqa.org/sites/default/files/BMPHandbooks/tc-31_from_newdevelopmentredevelopment_handbook.pdf

Contra Costa County has compiled a list of Northern California and other U.S. counties who have stream buffer requirements. This list can be accessed at the following website and utilized as guidance for sizing buffer widths:

www.acgov.org/pwa/documents/Contra%20Costa%20County%20HCP%20Table%206-4%20Setbacks.pdf



Soil Quality Improvement and Maintenance – is accomplished through the addition of soil amendments and the creation of a healthy microbial community. Soils with higher organic content are less likely to erode and also provide nutrients needed to maintain healthy plants. This, in turn, means that landscaping will require less fertilizers and pesticides. Soils with more organic content or covered with a compost layer will retain moisture, requiring them to be irrigated less often. Engineered soils allow water to infiltrate and be stored below grade providing LID and hydromodification benefits. The United States Department of

REQUIREMENTS FOR SMALL PROJECTS (2,500 TO 5,000 FT²)

Agriculture's Natural Resources Conservation Service (NRCS) has a publication called the *Urban Soil Primer* which is an excellent resource in helping developers understand how healthy soils improve water quality. This resource can be downloaded at:

www.nrcs.usda.gov/Internet/FSE_DOCUMENTS/nrcs142p2_052835.pdf



Tree Planting and Preservation – includes the preservation of existing trees and the establishment of new ones. Both evergreens and deciduous trees can be utilized. Trees are beneficial to water quality in that they help stabilize erodible soil, dissipate energy of falling rain, and help slow peak flow rates.



Rooftop and Impervious Area Disconnection – is where roof drains and hardscapes do not discharge directly to a storm drain inlet but are directed to permeable areas or rain water collection and harvesting mechanisms. Water, in excess of the permeable area's infiltration capacity or the capacity of the collection / harvesting system, can be directed to a drainage system. CASQA has a BMP specification sheet (SD-11) that provides information about designing roof runoff controls. It can be downloaded at:

www.casqa.org/sites/default/files/BMPHandbooks/sd-11.pdf



Porous Pavement – is pavement that allows runoff to pass through it and infiltrate into the underlying soils. Porous pavement systems are typically designed with a subsurface drainage and storage system that consists of a bed of rock and piped collection system below the porous pavement. Where soils have high infiltration rates, water is allowed to dissipate directly into the soil. Where infiltration rates are less than desirable, a sub-grade gravity collection system conveys excess water to a storm water outfall or storm water sewer system. Porous pavement includes porous asphalt and concrete, porous pavers and bricks, cobbles, reinforced grass pavement, and gravel covered surfaces.

REQUIREMENTS FOR SMALL PROJECTS (2,500 TO 5,000 FT²)



Green Roofs – is an engineered vegetative layer grown on a roof that allows a certain amount of runoff reduction by infiltration, storage, and evapo-transpiration. In 2010, the United States Environmental Protection Agency (USEPA) published a document titled: *Design Guidelines and Maintenance Manual for Green Roofs in the Semi-Arid and Arid West*. This guidance document can be downloaded at:

<http://www2.epa.gov/sites/production/files/documents/GreenRoofsSemiAridAridWest.pdf>



Vegetated Swales – are a vegetated, open-channel management practice designed specifically to treat and attenuate storm water runoff through infiltration, biotreatment, and evapo-transpiration. If they are designed with engineered soils, storage and greater infiltration can be achieved. CASQA has a BMP specification sheet (TC-30) that provides information about designing vegetated swales. It can be downloaded at:

www.casqa.org/sites/default/files/BMPHandbooks/TC-30.pdf



Rain Barrels and Cisterns – is a system that collects and stores storm water runoff from a roof or other impervious surfaces. Collected water is saved and reused for irrigation or other purposes. In 2008, the USEPA published a document titled: *Managing Wet Weather with Green Infrastructure Municipal Handbook: Rainwater Harvesting Policies*. This guidance document can be downloaded at:

http://water.epa.gov/infrastructure/greeninfrastructure/upload/gi_munichandbook_harvesting.pdf

The City of San Diego published a Rain Water Harvesting Guide, which can be downloaded at:

<http://www.sandiego.gov/water/pdf/conservation/rainwaterguide.pdf>

REQUIREMENTS FOR SMALL PROJECTS (2,500 TO 5,000 FT²)

4.2 QUANTIFY THE RUNOFF REDUCTION

The second step for small projects is for the project proponent to quantify the runoff reduction resulting from the implementation of the selected Site Design Measure(s). The Phase II MS4 Permit does not set any goals or minimum amounts of runoff reduction. Therefore, this step is only informational. To accomplish this quantification of runoff reduction, the project proponent is required to utilize the State Water Board's Post-Construction Calculator which is available on the Water Board's SMARTS website or can be accomplished through the State's Microsoft Excel™ version of the calculator. The Water Board has created an instructional video on how to populate and use the Post-Construction Calculator. Information about how to access the calculator is included in [Appendix 5](#) of this document.

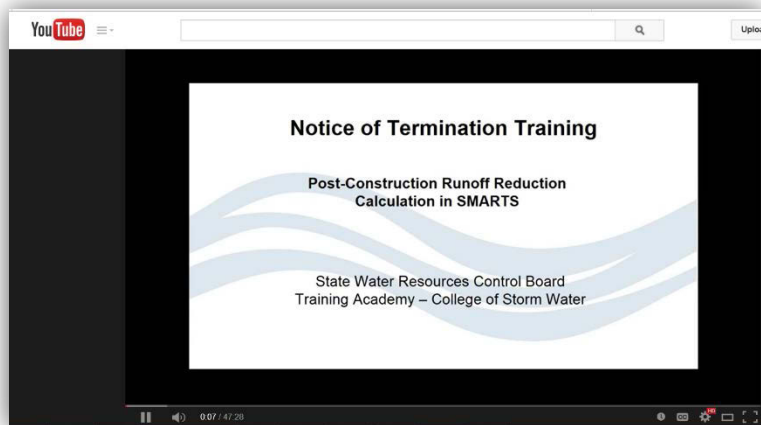


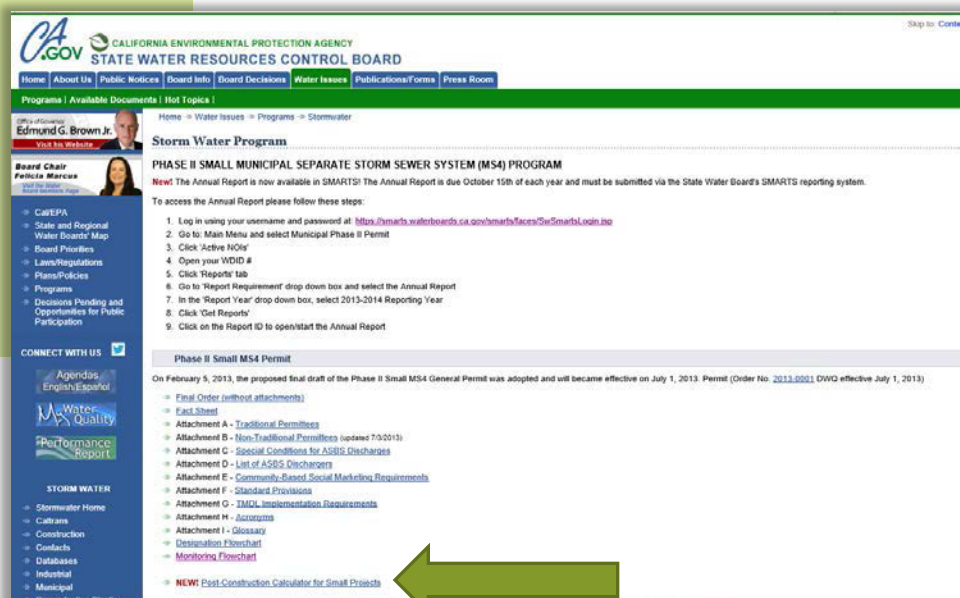
Figure 4 - The Water Board created this 47-minute video that describes how to use the Post-Construction Calculator on SMARTS. It will also help with the Excel version. Although the video was created for the Construction General Permit, it also applies to the Post-Construction Standards Plan. It can be accessed at:

<https://www.youtube.com/watch?v=W3nj4pj8WHY&feature=youtu.be>

Post-Construction Calculator for Small Projects

The Water Board has created a Microsoft Excel version of the calculator that can now be downloaded from the State Water Board's website at the following link:

http://www.swrcb.ca.gov/water_issues/programs/stormwater/phase_ii_municipal.shtml



REQUIREMENTS FOR SMALL PROJECTS (2,500 TO 5,000 FT²)

4.3 PREPARE THE SUBMITTAL

The third and final step for the “small” project proponent is to compile the information required to be submitted to the plan checker. This includes the following items:

- A completed Post-Construction Worksheet (obtained from [Appendix 8](#)).
- Site plans showing the selected Site Design Measure(s) (identified in [Section 4.1](#)). The plans must be stamped by a California Civil Professional Engineer if any of the following Site Design Measures were selected: rooftop and impervious area disconnection, porous pavement, or rain cisterns. The plans must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The plans must be stamped by a California Licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, or vegetated swales. The Site Design Measure(s) must be clearly called out on the submitted plans.
- A printout of the results page from the Water Board’s SMARTS or Microsoft Excel™ Post-Construction Calculator.

INPUT FOR WATERSHED: Enter watershed details and click on the Compute & Save button.

I.a. Name:

I.b. County:

I.c. Closest Location:

I.d. Size(acres):

Pre-Construction INPUT

I.e. Dominant Soil Type:

I.f. Existing Dominant Non-built Land Use Type:

I.g. Existing rooftop Impervious area(acres):

I.h. Existing non-rooftop Impervious area(acres):

Post-Construction INPUT

I.i. Proposed Dominant Non-built Land Use Type:

I.j. Proposed rooftop Impervious area(acres):

I.k. Proposed non-rooftop Impervious area(acres):

OUTPUT:

O.a. Existing Runoff Curve Number:

O.b. Design Storm(Inches):

O.c. Pre-project Runoff Volume(Cubic Feet):

O.g. Post-project Runoff Volume minus Volume Credits(Cubic Feet):

O.d. Proposed Runoff Curve Number:

O.e. Net Credit of Volume Credits(Cubic feet):

O.f. Post-project Runoff Volume(Cubic Feet):

***Post-project Runoff Volume minus Volume Credits <=> Pre-project Runoff Volume. No further calculation is necessary!

Volume Credit Calculator Worksheets:

Formula	Credit(Cubic Feet)
A. Porous Pavement	0
B. Tree Planting	223.772
C. Downspout Disconnection	
D. Impervious Area Disconnection	
E. Green Roof	
F. Stream Buffer	
G. Vegetative Swale	
H. Rain Barrels/Cisterns	
I. Soil Quality	2906.699

This is the runoff reduction quantity in ft³

Disregard this message

Figure 5 - The results summary from the Post-Construction Calculator is required to be provided with the submittal to the municipal plan checker. It is important to note that there is no requirement to meet any specific volume reduction, but only to quantify the reduction of the selected Site Design Measure(s). The calculator may state that the runoff volume credit has not been met; but, disregard any such message.

REQUIREMENTS FOR REGULATED PROJECTS

5 Requirements for Regulated Projects

The following is a 6-step process required by the City of Riverbank for Regulated Projects as defined in [Section 2.2](#).

5.1 SPECIFY DRAINAGE MANAGEMENT AREAS

Regulated Projects are required to provide a map or diagram that divides the development into discrete Drainage Management Areas (DMAs). These are areas of the project where the nature of the development is distinct from the other portions of the development and, therefore, require a unique approach to mitigating storm water runoff. A separate DMA would also be necessary for portions of the project where post-construction design measures are dedicated to that portion and operate independently from the other DMAs. Some projects will have multiple DMAs while other projects may have only one single DMA.

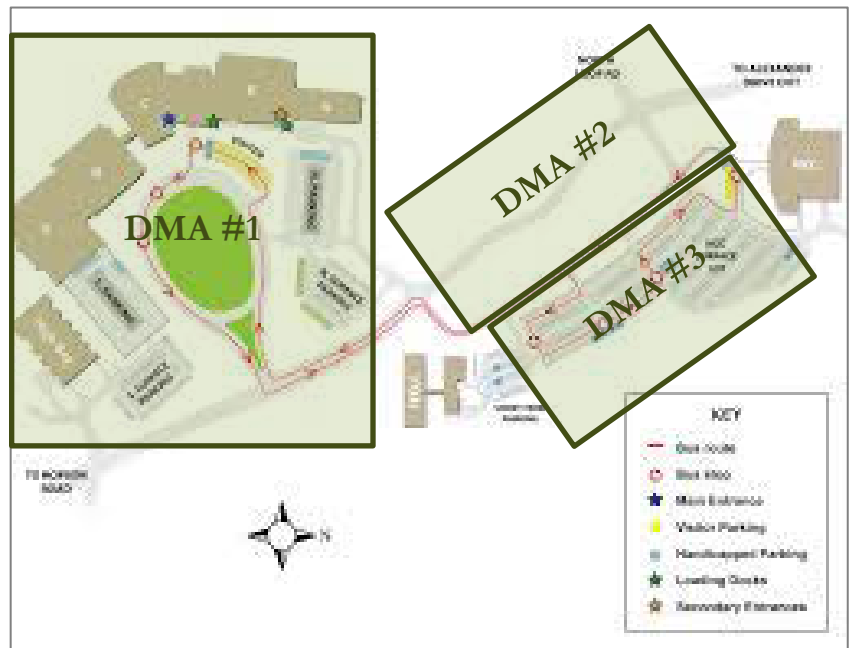


Figure 6 - Regulated Projects must submit a map with the boundaries of the various DMAs depicted.

5.2 IDENTIFY APPLICABLE SOURCE CONTROLS

The project proponent is required to identify potential sources of pollutants and to include into the design appropriate Best Management Practices / Source Controls. If a proposed Regulated Project has any of the potential pollutant-generating activities or sources identified in [Table 1](#), it must be designed and operated consistent with the recommendations provided in the CASQA Storm Water BMP Handbooks. A link is provided in [Table 1](#) to each BMP specification. The CASQA Handbooks can be accessed in their entirety at www.CASQA.org. There is an annual subscription to access the Commercial / Industrial Handbook and the Construction Handbook. At the date of this edition of the Post-Construction Standards Plan, CASQA was still offering free access to their BMP Handbooks for Municipal Operations and New Development and Redevelopment.

REQUIREMENTS FOR REGULATED PROJECTS

TABLE 1 – LIST OF SOURCE CONTROLS

Activity / Pollutant Source	CASQA BMP Handbook Link	Activity or Design-based Control Measure
Accidental spills or leaks	<u>SC-11</u>	Activity
Interior floor drains	<u>SC-10</u>	Activity and Design (connection of interior floor drains to the storm drainage system is prohibited)
Parking / storage areas and maintenance	<u>SC-43</u>	Activity
Indoor and structural pest control	<u>SC-35</u>	Activity
Landscape / outdoor pesticide use	<u>SD-10</u> <u>BG-40</u>	Activity
Pools, spas, ponds, decorative fountains, and other water features	<u>BG-63</u> <u>SC-72</u>	Activity and Design
Restaurants, grocery stores, and other food service operations	<u>BG-30</u>	Activity
Refuse areas	<u>SC-34</u> <u>SD-32</u>	Activity and Design
Industrial processes	<u>SD-35</u> <u>SD-36</u>	Design
Outdoor storage of equipment or materials	<u>SC-32</u> <u>SD-34</u>	Activity and Design
Vehicle and equipment cleaning	<u>SC-21</u> <u>SD-33</u> <u>BG-65</u>	Activity and Design
Vehicle and equipment repair and maintenance	<u>SC-22</u> <u>BG-21</u>	Activity
Fuel dispensing areas	<u>SC-20</u> <u>SD-30</u> <u>BG-22</u>	Activity and Design
Loading docks	<u>SC-30</u> <u>SD-31</u>	Activity and Design
Fire sprinkler test water	<u>SC-41</u>	Activity
Drain or wash water from boiler drain lines, condensate drain lines, rooftop equipment, drainage sumps, and other sources	<u>SC-10</u> <u>SC-41</u>	Activity
Unauthorized non-storm water discharges	<u>SC-10</u>	Activity
Building and grounds maintenance	<u>SC-41</u>	Activity

REQUIREMENTS FOR REGULATED PROJECTS

5.3 INCORPORATE LOW IMPACT DEVELOPMENT DESIGN STANDARDS

The project proponent must demonstrate how each DMA has been designed to accomplish the LID Standards listed in [Table 2](#).

TABLE 2 – LID STANDARDS

- | |
|--|
| 1. Define the development envelope and protected areas, identifying areas that are most suitable for development and areas to be left undisturbed. |
| 2. Concentrate development on portions of the site with less permeable soils and preserve areas that can promote infiltration. |
| 3. Limit overall impervious coverage of the site with paving and roofs. |
| 4. Set back development from creeks, wetlands, and riparian habitats. |
| 5. Preserve significant trees. |
| 6. Conform the site layout along natural landforms. |
| 7. Avoid excessive grading and disturbance of vegetation and soils. |
| 8. Replicate the site's natural drainage patterns. |
| 9. Detain and retain runoff throughout the site. |

In completing Post-Construction Project Worksheet (included in [Appendix 8](#)), the project proponent will be required to demonstrate for each DMA how it is accomplishing the nine LID Standards listed in [Table 2](#). This demonstration can be done through narrative description, calculations, supporting information, and / or site plans and diagrams. The municipal plan checker will review the project proponent's response to each of the nine LID Standards and may challenge unsubstantiated statements, request additional information, or request that more be done to meet the objective of one or more of these LID Standards.

5.4 SELECT AND SIZE SITE DESIGN AND TREATMENT CONTROL MEASURES

As with small projects, Regulated Projects must also select one or more Site Design Measures (also called “facilities” in the Phase II MS4 Permit) that infiltrate, evapo-transpire, harvest and reuse, or biotreat storm water runoff. Regulated Projects are required to reduce the amount of runoff by sizing each “facility” (Site Design or Treatment Control Measure) to one of two hydraulic design criteria specified in the Phase II MS4 Permit. This section of the plan discusses how project proponents select, size, and configure Site Design and Treatment Control Measures.

5.4.1 List of Site Design Measures and Associated Sizing Criteria

Many of the Site Design Measures are described in [Section 4.1](#) of this Post-Construction Standards Plan. [Table 3](#) lists these Site Design Measures along with other possible Treatment Control Measures that infiltrate, evapo-transpire, harvest and reuse, or biotreat storm water runoff. The project proponent will need to select one or more of these control measures for each DMA. For each measure listed in [Table 3](#), the appropriate hydraulic sizing criteria and specification reference is also provided.

REQUIREMENTS FOR REGULATED PROJECTS

TABLE 3 – SITE DESIGN AND TREATMENT CONTROL MEASURES

Site Design or Treatment Control Measure	Description	CASQA Specification	Sizing Criteria
Stream setbacks and vegetated buffers (Site Design Measure)	Preservation of a green strip or vegetated buffer between the development and the discharge point through which storm water runoff passes.	<u>TC-10</u>	Flow
Soil quality improvement (Site Design Measure)	Commonly used in conjunction with landscaping, bioretention, or storm water gardens. Also known as “engineered soils”, through which storm water can infiltrate. This provides additional on-site storage and reduces peak flow rates.	<u>TC-40</u>	Volume
Tree planting and preservation (Site Design Measure)	Incorporated into the site’s landscaping. Trees reduce the energy of falling rain and help to reduce peak flow rates.	<u>SD-10</u>	SMARTS Calculator
Porous pavement (Site Design Measure)	Porous asphalt, concrete, or pavers; cobbles or rock covered surfaces; typically with at least 18” of drainage rock below the porous surface covering to store and infiltrate storm water.	<u>SD-20</u>	Volume
Green roofs (Site Design Measure)	Plants and growing media permanently installed on a rooftop to allow a certain amount of storm water infiltration and storage.	<u>TC-40</u>	Volume
Vegetated swales (Site Design Measure)	Storm water conveyance swales that are vegetated to stabilize the swale and prevent erosion. Vegetated swales improve water quality by providing filtration and bio-uptake of pollutants and by promoting sedimentation of suspended particles. Often, vegetative swales are used in conjunction with “soil quality improvement” to provide greater infiltration and / or with retention or detention basins.	<u>TC-30</u>	Flow
Rain harvesting and reuse (Site Design Measure)	Large scale or small scale capture, collection and re-use of storm water runoff. Includes rain barrels used at downspouts and large cisterns and collection systems.	<u>TC-12</u>	Volume
Bioretention and rain gardens (Treatment Control Measure)	Depressed landscaped areas to which storm water runoff flows. These rain gardens are designed with engineered soils so that they facilitate infiltration and storage of storm water.	<u>TC-32</u>	Volume
Infiltration trench, Flow-through Planter, or Tree Wells (Treatment Control Measure)	Similar in concept to a French drain or a leach field, in which storm water runoff is able to drain to a trench or pit that has been filled with rock. It provides underground storage of the water until it can infiltrate into the soils.	<u>TC-10</u>	Volume and Flow
Retention and detention basins (Treatment Control Measure)	Aboveground storage of storm water runoff in a basin that allows it to infiltrate into soils and / or be stored and released at a slower flow rate. Impounded water must be infiltrated or discharged within 72 hours to avoid vector breeding problems.	<u>TC-11</u> <u>TC-12</u> <u>TC-22</u> <u>TC-40</u>	Volume

A single control measure or a combination of two or more of the control measures specified in [Table 3](#) can be used to meet the hydraulic sizing criteria for each DMA. An example of a control measure combination would be a site using engineered soils below a vegetated swale and using a rain harvesting /

REQUIREMENTS FOR REGULATED PROJECTS

collection system for roof drains that are in the same DMA. Information for on-line publicly available design references and guidance to many of the above-listed control measures are provided in [Appendix 7](#).

5.4.2 Volumetric Criteria

The Phase II MS4 Permit requires the municipality to condition applicable new development and redevelopment projects to require “facilities” designed to evapo-transpire, infiltrate, harvest/use, and biotreat storm water **and that are designated on Table 3 as a volume-based control measure** to meet at least one of the following volumetric hydraulic sizing design criteria:

- The maximized capture storm water volume for the tributary area, on the basis of historical rainfall records, determined using the formula and volume capture coefficients in the *Urban Runoff Quality Management, WEF Manual of Practice No. 23/ASCE Manual of Practice No. 87 (1998)* pages 175-178 (that is, approximately the 85th percentile 24-hour storm runoff event); **or**
- The volume of annual runoff required to achieve 80 percent or more capture, determined in accordance with the methodology in Section 5 of *CASQA's Stormwater Best Management Practice Handbook, New Development and Redevelopment (2003)*, using local rainfall data.

As a part of this Post-Construction Standards Plan, the City of Riverbank is providing the project proponent with a Microsoft Excel™ worksheet that calculates the volumetric criteria. (Refer to [Appendix 6](#) for information on how to download and use the worksheet). In this worksheet, capture volumes can be calculated using both of the above-referenced volumetric criteria methods. Both methods are described in Section 5 of the *2003 Edition of the CASQA Stormwater Best Management Practice Handbook for New Development and Redevelopment*. Section 5 of the handbook can be accessed and downloaded at the following web link:

www.casqa.org/sites/default/files/BMPHandbooks/BMP_NewDevRedev_Section_5.pdf

The project proponent can select either method to size the Site Design and Treatment Control Measures that require volumetric sizing as specified in [Table 3](#). **To satisfy the plan check requirements one or more of these control measures must be used for each DMA and sized for the total runoff area of the DMA.**

The State Water Board's Post-Construction Calculator (refer to [Appendix 5](#)) provides a discharge credit for trees by allowing an area of 218 ft² for each evergreen tree and 109 ft² for each deciduous tree. If trees are included within the DMA boundary, the project proponent may take the total area within the DMA (number of trees multiplied by the allowed area credit) multiplied by the “P” value (converted from inches to feet) as shown on Volumetric Sizing Tool in [Appendix 6](#). This will provide a volume reduction in cubic feet which may be used in meeting the overall volumetric criteria for the DMA and has been built into the Volumetric Sizing Tool.

REQUIREMENTS FOR REGULATED PROJECTS

5.4.3 Flow-Based Criteria

The Phase II MS4 Permit requires the municipality to condition applicable new development and redevelopment projects to require “facilities” designed to evapo-transpire, infiltrate, harvest/use, and biotreat storm water **and that are designated on Table 3 as a flow-based control measure** to meet at least one of the following flow-based hydraulic sizing design criteria:

- The flow of runoff produced from a rain event equal to at least 0.2 inches per hour intensity; or
- The flow of runoff produced from a rain event equal to at least 2 times the 85th percentile hourly rainfall intensity as determined from local rainfall records. Local rainfall records are provided in Appendix D of the *CASQA Stormwater Best Management Practice Handbook for New Development and Redevelopment* for Fresno, Sacramento, and Redding, California.³ Table 4 below provides the 85th percentile hourly rainfall intensities for these Central Valley locations as reported in the CASAQ BMP Handbook.

TABLE 4 - RAINFALL INTENSITIES AND FLOW-BASED DESIGN VALUES

Central Valley Weather Station	85 th Percentile Rainfall Intensity (inches/hour)	Flow-Based Design Value (2 x 85 th Percentile Intensity in inches/hour)
Fresno – Yosemite International Airport (3257)	0.090	0.180
Sacramento – 5 ESE (7633)	0.093	0.186
Redding – Municipal Airport (7304)	0.130	0.260

The project proponent can select either method to size the Site Design and Treatment Control Measures that require flow-based sizing as specified in Table 3. **To satisfy the plan check requirements one or more of these control measures must be used for each DMA and sized for the total runoff area of the DMA.**

5.4.4 Allowed Variations and Exceptions

Site Design and Treatment Control Measures that infiltrate or bioretain storm water into the subsurface may be altered in their design as specified on Table 5.

TABLE 5 – ALLOWED DESIGN VARIATIONS

Condition	Allowed Variation
Facilities located within 10 feet of structures or other potential geotechnical hazards established by the geotechnical expert for the project	May incorporate an impervious cutoff wall between the bioretention / infiltration facility and the structure or other geotechnical hazard

³ www.casqa.org/sites/default/files/BMPHandbooks/BMP_NewDevRedev_Appendix_D.pdf

REQUIREMENTS FOR REGULATED PROJECTS

Facilities with documented high concentrations of pollutants in underlying soil or groundwater; facilities located where infiltration could contribute to a geotechnical hazard; and facilities located on elevated plazas or other structures	May incorporate an impervious liner and may locate the underdrain discharge at the bottom of the subsurface drainage/storage layer (this configuration is commonly known as a “flow-through planter”)
Facilities located in areas of high groundwater, highly infiltrative soils or where connection of underdrain to a surface drain or to a subsurface storm drain are infeasible	May omit the underdrain
Facilities serving high-risk areas such as fueling stations, truck stops, auto repairs, and heavy industrial sites	Are required to provide additional treatment to address pollutants of concern prior to the flow reaching the infiltration facility

If the project proponent demonstrates that the use of bioretention or infiltration control measures are infeasible at the site, other types of treatment such as tree-box biofilters, compost filters, or in-vault media filters may be utilized for the following types of projects:

1. Projects creating or replacing an acre or less of impervious area, and located in a designated pedestrian-oriented commercial district (i.e., smart growth projects), and having at least 85% of the entire project site covered by permanent structures;
2. Facilities receiving runoff solely from existing (pre-project) impervious areas; and
3. Historic sites, structures or landscapes that cannot alter their original configuration in order to maintain their historic integrity.

If any of these alternate non-infiltrating treatment control measures are utilized, they must meet the following performance criteria:

- Sized to treat the volumetric criteria specified in [Section 5.4.2](#) or the flow-based criteria in [Section 5.4.3](#) as appropriate to the type of treatment control measure selected.
- Selected to effectively remove pollutants of concern associated with the new development.

The project proponent is required to support the demonstration of infeasibility of using bioretention or infiltration control measures at the project site and the selection of the alternate non-infiltration treatment control measure(s) through the opinion of a qualified expert such as a California licensed Professional Civil Engineer, a California licensed Professional Geologist, a California licensed Geotechnical Engineer, and/or an EnviroCert International, Inc. Certified Professional in Storm Water Quality (CPSWQ). If an alternate non-infiltrating treatment control measure(s) is proposed by the project proponent, a technical report, stamped and signed by any of the above-referenced experts, demonstrating infeasibility of bioretention or infiltration and the selection and sizing of the alternate treatment control measure must be submitted with the Post-Construction Project Worksheet ([Appendix 8](#)).

REQUIREMENTS FOR REGULATED PROJECTS

5.5 INCORPORATE HYDROMODIFICATION MANAGEMENT MEASURES

Storm water runoff that is not addressed with Site Design Measures must be treated with Treatment Control Measures (both of which are identified on [Table 3](#)) designed to infiltrate, evapo-transpire, and/or bioretain runoff. In other words, if the DMA is utilizing trees and a storm water capture, collection, and reuse system, **only the net runoff**, after factoring in the credit for the trees and for the amount captured / recycled, is subject to being included in the treatment control requirements. Treatment “facilities” must comply with the following design parameters:

1. Sized to treat the volumetric criteria specified in [Section 5.4.2](#) or the flow-based criteria in [Section 5.4.3](#) as appropriate to the type of treatment control measure selected;
2. Maximum surface loading rate of the infiltration facility of 5 inches per hour, based on the runoff rates calculated for the DMA;
3. Minimum surface reservoir volume equal to surface area of the infiltration facility times a depth of 6 inches;
4. Minimum planting medium depth of 18 inches. The planting medium must sustain a minimum infiltration rate of 5 inches per hour throughout the life of the project and must maximize runoff retention and pollutant removal. A mixture of sand (60%-70%) meeting the specifications of American Society for Testing and Materials (ASTM) C33 and compost (30%-40%) may be used.
5. Subsurface drainage/storage layer (typically gravel) with an area equal to the surface area and having a minimum depth of 12 inches;
6. Underdrain with discharge elevation at top of the gravel layer;
7. No compaction of soils beneath the treatment control “facility”; or if the soils had previously been compacted, they must be ripped and loosened;
8. No liners or other barriers interfering with infiltration; and
9. Appropriate plant palette for the specified soil mix and maximum available water use.

Alternatives to the above-listed nine design parameters for treatment “facilities” is allowed if **all** of the following equivalent effectiveness features are demonstrated:

- Equal or greater amount of runoff infiltrated or evapo-transpired;
- Equal or lower pollutant concentrations in runoff that is discharged after biotreatment / infiltration;
- Equal or greater protection against shock loadings and spills; and
- Equal or greater accessibility and ease of inspection and maintenance.

Regulated projects that create and / or replace one acre or more of impervious surface must have incorporated Site Design and Treatment Control Measures (from [Table 3](#)) that prevent the post-project runoff from exceeding the pre-project flow rate for a 2-year, 24-hour storm event. This does not include

REQUIREMENTS FOR REGULATED PROJECTS

projects that do not increase impervious surface area over the pre-project conditions. The 2-year, 24-hour values for a few selected Central Valley locations are shown in [Table 6](#). The 2-year, 24-hour storm event volumes for all of Northern California are included on an isopluvial map included on the last tab of the Volumetric Post-Construction BMP Sizing Tool (which can be downloaded following the instructions in [Appendix 6](#)).

TABLE 6 – 2-YEAR, 24-HOUR STORM TOTALS FOR SELECTED LOCATIONS

Location	2-Year 24-Hour Design Value
City of Redding	4.0 inches
Yuba City	2.25 inches
City of West Sacramento	2.25 inches
City of Lodi	1.8 inches
City of Modesto	1.4 inches
City of Oakdale	1.55 inches
City of Merced	1.55 inches

5.6 PREPARE THE SUBMITTAL

The sixth and final step for Regulated Projects is to compile the information required to be submitted to the plan checker. This includes the following items:

- A completed Post-Construction Worksheet is required (obtained from [Appendix 8](#)).
- A separate site plan for each DMA must be submitted. If there are multiple DMAs, a key map showing the location of the DMAs in relationship to one another and the entire site is required to be submitted. Each DMA site plan is required to show the following information:
 - ✓ DMA name and boundary;
 - ✓ The selected Site Design and Treatment Control Measures (identified in [Table 3](#));
 - ✓ The total drainage area in square feet of the DMA;
 - ✓ The pre-development peak flow rate at the point(s) of discharge;
 - ✓ The predicted post-development peak flow rate at the point(s) of discharge;
 - ✓ Areas of existing impervious surfaces (pre-development);
 - ✓ Proposed areas of impervious surfaces (post-development);
 - ✓ Setbacks from creeks, wetlands, and riparian habitats;
 - ✓ Existing topography and drainage patterns (pre-development);
 - ✓ Proposed topography and drainage patterns (post-development);

REQUIREMENTS FOR REGULATED PROJECTS

- ✓ Soil types, soil type boundaries within the DMA, and their Hydrologic Soil Group Classification rating (A, B, C, or D); and
- ✓ Trees, vegetation, and sensitive environmental areas to be protected and preserved.

Each plan must be stamped by a qualified licensed professional. The plans must be stamped by a California Civil Professional Engineer if any of the following control measures were selected: rooftop and impervious area disconnection, porous pavement, rain cisterns, bioretention or rain gardens, infiltration trench, or retention or detention basins. The plans must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The plans must be stamped by a California licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, vegetated swales, bioretention and rain gardens. The selected Site Design and Treatment Control Measure(s) must be clearly called out on the submitted plans.

- Design drawings for the proposed Treatment Control Measures showing a plan view, elevation view, and subsurface cross-sections must be submitted. Sufficient detail and specifications should be included in these drawings to provide for adequate plan check review and for the construction of the treatment “facility”. Each design drawing must be stamped by a qualified licensed professional. The drawings must be stamped by a California Civil Professional Engineer if any of the following control measures were selected: rooftop and impervious area disconnection, porous pavement, rain cisterns, bioretention or rain gardens, infiltration trench, or retention or detention basins. The drawings must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The drawings must be stamped by a California licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, vegetated swales, bioretention and rain gardens.
- A print out of the results page from the MS Excel™ Volumetric BMP Sizing Tool for each DMA and control measure that requires the volumetric sizing criteria is required to be submitted. (Refer to [Appendix 6](#) for information on how to download the tool.)
- Calculations stamped by the appropriate licensed individual (as described above) for each DMA and control measure that requires flow-based sizing criteria must be included with the submittal.

Soil types and Hydrologic Soil Groups (HSGs) can be identified using the USDA's online Web Soil Survey. The online tool uses aerial maps to select the area of interest. To access this online reference, go to:

<http://websoilsurvey.sc.egov.usda.gov/App/HomePage.htm>

TABLE 7 – HYDROLOGIC SOIL GROUPS

Group A	Low runoff potential, high infiltration rates
Group B	Moderately low runoff potential, good infiltration rates
Group C	Moderately high runoff potential, low infiltration rates
Group D	High runoff potential, poor infiltration

For more information on the HSG classifications, go to:

<http://directives.sc.egov.usda.gov/OpenNonWebContent.aspx?content=17757.wba>

REQUIREMENTS FOR REGULATED PROJECTS

- An Operation and Maintenance Plan and signed Statement of Responsibility for the proposed treatment control measures must accompany the submittal (refer to [Section 6](#)).

OPERATION AND MAINTENANCE OF POST-CONSTRUCTION MEASURES

6 Operation and Maintenance of Post-Construction Measures

Owners of the projects where post-construction treatment control measures (as identified on [Table 3](#)) were installed are required to maintain the control measures so that they operate effectively and as designed. To that effect, the project proponent during the plan check process must submit an Operation & Maintenance (O&M) Plan and a Statement of Responsibility.

6.1 LONG TERM PLAN FOR CONDUCTING REGULAR MAINTENANCE OF CONTROL MEASURES

The owner of the project where any post-construction treatment control measures were installed is required to prepare a written plan for conducting regular inspections and maintenance of the installed treatment facilities. The proposed O&M activities should be commensurate with the maintenance measures identified in the CASQA BMP specifications. (Refer to the hyperlinked references in [Table 3](#).) The O&M Plan is required to identify the following information:

- Property name and address;
- Name of the DMA(s) and Treatment Control Measure(s);
- Property owner's contact information including name, mailing address, telephone number, and email address;
- Contact information for any contracted or delegated inspectors and maintenance personnel;
- Minimum inspection frequency by the property owner or their designee;
- Conditions that require maintenance or repair of the Treatment Control Measure; and
- Preventative maintenance tasks, their frequency, and who will perform them.

The project proponent is required to use the form provided in [Appendix 9](#) for the O&M Plan submittal.

OPERATION AND MAINTENANCE OF POST-CONSTRUCTION MEASURES

6.2 STATEMENT OF RESPONSIBILITY

On the O&M Plan form (included in [Appendix 9](#)) is a Statement of Responsibility that must be accepted and signed by the property owner or the owner's duly authorized representative. The completed and signed form must be submitted during the plan check process. The statement indicates the current property owner's acceptance of responsibility for the on-going operation, inspection, and maintenance of the treatment control measures until the property and / or responsibility is legally transferred to another entity (such as the new property owner or a maintenance district). It is the responsibility of the current owner to notify the new owner or responsible party of their on-going O&M obligations. The storm water municipal code for the City of Riverbank provides the municipality with the legal authority to require any property owner to properly maintain installed storm water treatment control measures. The project proponent's signed statement accepting responsibility for the O&M of structural control measure(s) until such responsibility is legally transferred to another entity.

6.3 SELF-CERTIFICATION ANNUAL REPORTS

Each year the City of Riverbank will mail to owners of installed Treatment Control Measures an O&M self-certification form. This form is required by the municipal code to be completed annually by the owner of the property to certify that the O&M program (described in [Section 6.1](#)) is being implemented and that the Treatment Control Measure(s) is in an effective operational condition.

MUNICIPAL-SPECIFIC INFORMATION

7 Municipal-Specific Information

7.1 CONTACT INFORMATION

The City of Riverbank is subject to the State Water Board's Phase II MS4 Permit and is required to condition applicable new development and redevelopment projects with the requirements contained in this Post-Construction Standards Plan. This plan was prepared as a part of a collaborative effort with other California Central Valley municipalities which are listed in [Appendix 10](#). Although the plan is similar in content with these collaborating municipalities, it has been customized by the City of Riverbank to meet hydrologic, topographic, and geophysical conditions; local zoning and building standards; and organizational requirements specific to this municipality.

For more information on the requirements of this plan or to obtain additional guidance on how to meet the conditions of this plan, please contact:

Development Services Department
City of Riverbank
6707 Third Street
Riverbank, CA 95367
(209) 863-7127



For more information about the City of Riverbank's storm water program or to download a copy of this Post-Construction Standards Plan or related-forms and tools, go to:

www.riverbank.org

APPENDIX 1 - GLOSSARY

Glossary for the Post-Construction Standards Plan⁴

Capital Improvement Project (CIP) – A public project that is owned by the municipality. It is not subject to the plan check process but is subject to the Post-Construction Standards Plan and Section E.12 of the Phase II MS4 Permit. (Definition provided by the document publisher.)

Detached Single-family Home Project - The building of one single new house or the addition and/or replacement of impervious surface associated with one single existing house, which is not part of a larger plan of development.

Discretionary Project – A project that is subject to the municipal plan check process and discretionary review and conditioning.

Facility – For the purpose of this Post-Construction Development Standards Plan, facility refers to a Site Design Control or Treatment Control Measure and does not refer to a property, parcel, industrial plant, or place of business. (Definition provided by the document publisher.)

Hydromodification - Modification of hydrologic pathways (precipitation, surface runoff, infiltration, groundwater flow, return flow, surface-water storage, groundwater storage, evaporation and transpiration) that results in negative impacts to watershed health and functions.

Impervious Surface - A surface covering or pavement of a developed parcel of land that prevents the land's natural ability to absorb and infiltrate rainfall/storm water. Impervious surfaces include, but are not limited to; roof tops, walkways, patios, driveways, parking lots, storage areas, impervious concrete and asphalt, and any other continuous watertight pavement or covering. Landscaped soil and pervious pavement, including pavers with pervious openings and seams, underlain with pervious soil or pervious storage material, such as a gravel layer sufficient to hold the specified volume of rainfall runoff are not impervious surfaces.

Industrial Development - Development or redevelopment of property to be used for industrial purposes, such as factories, manufacturing buildings, and research and development parks.

Linear Underground/Overhead Projects (LUPs) - Include, but are not limited to, any conveyance, pipe, or pipeline for the transportation of any gaseous, liquid (including water and wastewater for domestic municipal services), liquescent, or slurry substance; any cable line or wire for the transmission of electrical energy; any cable line or wire for communications (e.g., telephone, telegraph, radio, or television messages); and associated ancillary facilities. Construction activities associated with LUPs include, but are not limited to, (a) those activities necessary for the installation of underground and overhead linear facilities (e.g., conduits, substructures, pipelines, towers, poles, cables, wires, connectors, switching, regulating and transforming equipment, and associated ancillary facilities); and include, but are not limited to, (b) underground utility mark-out, potholing, concrete and asphalt cutting and removal, trenching, excavation, boring and drilling, access road and pole/tower pad and cable/wire pull station, substation construction, substructure installation,

⁴ Definitions (unless otherwise specified) are from the Phase II MS4 NPDES General Permit, Order No. 2013-0001-DWQ, Attachment I; www.swrcb.ca.gov/water_issues/programs/stormwater/docs/phsiii2012_5th/att_i_glossary_final.pdf

construction of tower footings and/or foundations, pole and tower installations, pipeline installations, welding, concrete and/ or pavement repair or replacement, and stockpile/borrow locations.

Low Impact Development – A sustainable practice that benefits water supply and contributes to water quality protection. Unlike traditional storm water management, which collects and conveys storm water runoff through storm drains, pipes, or other conveyances to a centralized storm water facility, Low Impact Development (LID) takes a different approach by using site design and storm water management to maintain the site's pre-development runoff rates and volumes. The goal of LID is to mimic a site's predevelopment hydrology by using design techniques that infiltrate, filter, store, evaporate, and detain runoff close to the source of rainfall. LID has been a proven approach in other parts of the country and is seen in California as an alternative to conventional storm water management.

Ministerial Project – A project that is non-discretionary and consists of a grading or building permit that is pulled “over-the-counter” without a plan check review process. (Definition provided by the document publisher.)

Municipal Separate Storm Sewer System (MS4) - The regulatory definition of an MS4 (40 CFR 122.26(b)(8)) is "a conveyance or system of conveyances (including roads with drainage systems, municipal streets, catch basins, curbs, gutters, ditches, man-made channels, or storm drains): (i) Owned or operated by a state, city, town, borough, county, parish, district, association, or other public body (created to or pursuant to state law) including special districts under state law such as a sewer district, flood control district or drainage district, or similar entity, or an Indian tribe or an authorized Indian tribal organization, or a designated and approved management agency under section 208 of the Clean Water Act that discharges into waters of the United States. (ii) Designed or used for collecting or conveying storm water; (iii) Which is not a combined sewer; and (iv) Which is not part of a Publicly Owned Treatment Works (POTW) as defined at 40 CFR 122.2." In practical terms, operators of MS4s can include municipalities and local sewer districts, state and federal departments of transportation, public universities, public hospitals, military bases, and correctional facilities. The Storm water Phase II Rule added federal systems, such as military bases and correctional facilities by including them in the definition of small MS4s.

National Pollutant Discharge Elimination System (NPDES) - A national program for issuing, modifying, revoking and reissuing, terminating, monitoring and enforcing permits, and imposing and enforcing pretreatment requirements, under sections 307, 402, 318, and 405 of the CWA.

New Development - New Development means land disturbing activities; structural development, including construction or installation of a building or structure, creation of impervious surfaces; and land subdivision on an area that has not been previously developed.

Non-Discretionary Project – A project that is not subject to the municipal plan check process; also known as a ministerial project. (Definition provided by the document publisher.)

Pervious Pavement - Pavement that stores and infiltrates rainfall at a rate that exceeds conventional pavement.

Pollutants of Concern - Pollutants of concern found in urban runoff include sediments, non-sediment solids, nutrients, pathogens, oxygen-demanding substances, petroleum hydrocarbons, heavy metals, floatables, polycyclic aromatic hydrocarbons (PAHs), trash, and pesticides and herbicides.

Redevelopment - Land-disturbing activity that results in the creation, addition, or replacement of exterior impervious surface area on a site on which some past development has occurred. Redevelopment does not include trenching, excavation and resurfacing associated with LUPs; pavement grinding and resurfacing of existing roadways; construction of new sidewalks, pedestrian ramps, or bike lanes on existing roadways; or routine replacement of damaged pavement such as pothole repair or replacement of short, non-contiguous sections of roadway.

Regulated Project – Refers to projects subject to the new and redevelopment standards in Section E.12c. of the Phase II MS4 Permit and includes projects that create and / or replace 5,000 ft² or more of impervious surface.

Residential Housing Subdivision - Any property development of multiple single-family homes or of dwelling units intended for multiple families/households (e.g., apartments, condominiums, and town homes).

Riparian Areas – Plant communities contiguous to and affected by surface and subsurface hydrologic features of perennial or intermittent water bodies. Riparian areas have one or both of the following characteristics: 1) distinctively different vegetative species than adjacent areas, and 2) species similar to adjacent areas but exhibiting more vigorous or robust growth forms. Riparian areas are usually transitional between wetland and upland.

Small Project – Projects that create and / or replace between 2,500 and 5,000 ft² of impervious surface and detached single family home projects that create and / or replace more than 2,500 ft² and that are not part of a larger common plan. (Definition provided by the document publisher.)

Smart Growth Projects – Projects that produce multiple-benefits such as economic, social and environmental benefits. Smart growth projects commonly include high density development projects that result in a reduction of runoff volume per capita as a result of reduced impervious surface.

Source Control - Land use or site planning practices, or structural or nonstructural measures, that aim to prevent runoff pollution by reducing the potential for contact with rainfall runoff at the source of pollution. Source control BMPs minimize the contact between pollutants and urban runoff.

Surface Drainage - Any above-ground runoff (sheet, shallow concentrated, and open channel) that flows into the storm drain system.

Storm Drain System - The basic infrastructure in a municipal separate storm sewer system that collects and conveys storm water runoff to a treatment facility or receiving water body.

Storm Water – Storm water is generated when precipitation from rain and snowmelt events flows over land or impervious surfaces and does not percolate into the ground. As storm water flows over the land or impervious surfaces, it accumulates debris, chemicals, sediment or other pollutants that could adversely affect water quality if the storm water is discharged untreated.

Storm Water Treatment System - Any engineered system designed to remove pollutants from storm water runoff by settling, filtration, biological degradation, plant uptake, media absorption/adsorption or other physical, biological, or chemical process. This includes landscape-based systems such as grassy swales and bioretention units as well as proprietary systems.

Structural Controls - Any structural facility designed and constructed to mitigate the adverse impacts of storm water and urban runoff pollution.

Treatment - Any method, technique, or process designed to remove pollutants and/or solids from polluted storm water runoff, wastewater, or effluent.

APPENDIX 2 - ACRONYMS

Acronyms of the Post-Construction Standards Plan

ASTM	American Society for Testing and Materials
BMP	Best Management Practice
CASQA	California Storm Water Quality Association (www.CASQA.org)
CPSWQ	Certified Professional in Storm Water Quality
CIP	Capital Improvement Project
CWA	Clean Water Act
DMA	Drainage Management Area
HSG	Hydrologic Soil Group
LID	Low Impact Development
LUPs	Linear Utility Projects
MS4	Municipal Separate Storm Sewer System
NPDES	National Pollutant Discharge Elimination System
NRCS	Natural Resources Conservation Service
O&M	Operation and Maintenance
PE	Professional Engineer
SMARTS	Storm Water Multi-Application, Reporting, and Tracking System (https://smarts.waterboards.ca.gov/smarts/faces/SwSmartsLogin.jsp)
USDA	United States Department of Agriculture
USEPA	United States Environmental Protection Agency

APPENDIX 3 – SECTION E.12 OF THE PHASE II MS4 PERMIT

E.12 POST CONSTRUCTION STORM WATER MANAGEMENT PROGRAM

E.12.a. Post-Construction Measures

Permittees shall regulate development to comply with the following Sections:

- E.12.b Site Design Measures
- E.12.c. Regulated Projects
- E.12.d. Source Control Measures
- E.12.e. Low Impact Development (LID) Design Standards
- E.12.f. Hydromodification Measures
- E.12.g. Enforceable Mechanisms
- E.12.h. Operation and Maintenance of Storm Water Control Measures
- E.12.i. Post-Construction Best Management Practice Condition Assessment
- E.12.j. Planning and Development Review Process
- E.12.k. Post-Construction Storm Water Management Requirements Based on Assessment and Maintenance of Watershed Processes
- E.12.l. Alternative Post-Construction Storm Water Management Program

E.12.b. Site Design Measures

- (i) **Task Description** – Within the **second year** of the effective date of the permit, the Permittee shall **require implementation of site design measures** for all projects that create and/or replace (including projects with no net increase in impervious footprint) between 2,500 square feet and 5,000 square feet of impervious surface, including detached single family homes that create and/or replace 2,500 square feet or more of impervious surface and are not part of a larger plan of development. Site design measures as specified in this section are not applicable to linear underground/overhead projects (LUPs).
- (ii) **Implementation Level** - Projects shall implement one or more of the following **site design measures** to reduce project site runoff:
 - (a) **Stream Setbacks and Buffers** - a vegetated area including trees, shrubs, and herbaceous vegetation, that exists or is established to protect a stream system, lake reservoir, or coastal estuarine area;
 - (b) **Soil Quality Improvement and Maintenance** - improvement and maintenance soil through soil amendments and creation of microbial community;
 - (c) **Tree Planting and Preservation** - planting and preservation of healthy, established trees that include both evergreens and deciduous, as applicable;
 - (d) **Rooftop and Impervious Area Disconnection** - rerouting of rooftop drainage pipes to drain rainwater to rain barrels, cisterns, or permeable areas instead of the storm sewer;
 - (e) **Porous Pavement** - pavement that allows runoff to pass through it, thereby reducing the runoff from a site and surrounding areas and filtering pollutants;
 - (f) **Green Roofs** - a vegetative layer grown on a roof (rooftop garden);
 - (g) **Vegetated Swales** - a vegetated, open-channel management practice designed specifically to treat and attenuate storm water runoff;
 - (h) **Rain Barrels and Cisterns** - system that collects and stores storm water runoff from a roof or other impervious surface.

Project proponents shall use the State Water Board SMARTS Post-Construction Calculator²¹, or equivalent to quantify the runoff reduction resulting from implementation of site design measures.

- (iii) **Reporting** - The Permittee shall use State Water Board SMARTS to submit a summary of the past year activities and certify compliance with all requirements of this program element. The summary shall also address the relationship between the program element activities and the Permittee's Program Effectiveness Assessment and Improvement Plan that tracks annual and long-term effectiveness of the storm water program. If a Permittee is unable to certify compliance with a requirement in this program element see Section E.16.a. for compliance directions.

E.12.c. Regulated Projects

- (i) **Task Description** – Within the **second year** of the effective date of the permit, the Permittee shall implement standards to effectively reduce runoff and pollutants associated with runoff from Regulated Projects as defined below.
- (ii) **Implementation Level** - The Permittee shall regulate all projects that create and/or replace 5,000 square feet or more of impervious surface (Regulated Projects). The Permittee shall require these Regulated Projects to implement measures for site design, source control, runoff reduction, storm water treatment and baseline hydromodification management as defined in this Order.

Regulated Projects do not include:

- Detached single family home projects that are not part of a larger plan of development;
- Interior remodels;

²¹ The State Water Board SMARTS Post-Construction Calculator can be found at:
<https://smarts.waterboards.ca.gov/smarts/faces/SwSmartsLogin.jsp>

- Routine maintenance or repair such as: exterior wall surface replacement, pavement resurfacing within the existing footprint.
- LUPs - Unless the LUP has a discrete location that has 5,000 square feet or more of newly constructed contiguous impervious surface. When the LUP has a discrete location that has 5,000 sq-ft or more of new contiguous impervious surface, only that specific discrete location is subject to Section E.12.c.

Regulated Projects include development projects. Development includes new and redevelopment projects on public or private land that fall under the planning and permitting authority of a Permittee. Redevelopment is any land-disturbing activity that results in the creation, addition, or replacement of exterior impervious surface area on a site on which some past development has occurred. Redevelopment does not include trenching, excavation and resurfacing associated with LUPs; pavement grinding and resurfacing of existing roadways; construction of new sidewalks, pedestrian ramps, or bike lanes on existing roadways; or routine replacement of damaged pavement such as pothole repair or replacement of short, non-contiguous sections of roadway. The following (a-c) describe specific Regulated Project requirements for redevelopment, road projects and LUPs:

- (a) Where a redevelopment project results in an increase of more than 50 percent of the impervious surface of a previously existing development, runoff from the entire project, consisting of all existing, new, and/or replaced impervious surfaces, must be included to the extent feasible.
- (b) Where a redevelopment project results in an increase of less than 50 percent of the impervious surface of a previously existing development, only runoff from the new and/or replaced impervious surface of the project must be included.
- (c) Road Projects and LUPs - Any of the following types of road projects and LUPs that create 5,000 square feet or more of newly constructed contiguous impervious surface and that are public road projects and/or fall under the building and planning authority of a Permittee shall comply with Section E.12.e. Low Impact Development Standards except that treatment of runoff of the 85th percentile that cannot be infiltrated onsite shall follow U.S. EPA guidance regarding green infrastructure to the extent feasible. Types of projects include:
 - 1) Construction of new streets or roads, including sidewalks and bicycle lanes built as part of the new streets or roads.
 - 2) Widening of existing streets or roads with additional traffic lanes.
 - a) Where the addition of traffic lanes results in an alteration of more than 50 percent of the impervious surface of an existing street or road, runoff from the entire project, consisting of all existing, new, and/or replaced impervious surfaces, must be included in the treatment system design.
 - b) Where the addition of traffic lanes results in an alteration of less than 50 percent (but 5,000 square feet or more) of the impervious surface

of an existing street or road, only the runoff from new and/or replaced impervious surface of the project must be included in the treatment system design.

- 3) Construction of linear underground/overhead projects (LUPs)
- 4) Specific exclusions are:
 - a) Sidewalks built as part of new streets or roads and built to direct storm water runoff to adjacent vegetated areas.
 - b) Bicycle lanes that are built as part of new streets or roads that direct storm water runoff to adjacent vegetated areas.
 - c) Impervious trails built to direct storm water runoff to adjacent vegetated areas, or other non-erodible permeable areas, preferably away from creeks or towards the outboard side of levees.
 - d) Sidewalks, bicycle lanes, or trails constructed with permeable surfaces.
 - e) Trenching, excavation and resurfacing associated with LUPs; pavement grinding and resurfacing of existing roadways and parking lots; construction of new sidewalks, pedestrian ramps, or bike lanes on existing roadways; or routine replacement of damaged pavement such as pothole repair or replacement of short, non-contiguous sections of roadway.

Effective Date for Applicability of Low Impact Development Runoff Standards to Regulated Projects: By the **second year** of the effective date of the permit, the Permittee shall require these Post-Construction Standards be applied on applicable new and redevelopment Regulated Projects, both private development requiring municipal permits and public projects, to the extent allowable by applicable law. These include discretionary permit projects that have not been deemed complete for processing and discretionary permit projects without vesting tentative maps that have not requested and received an extension of previously granted approvals. Discretionary projects that have been deemed complete prior to the second year of the effective date of this Order are not subject to the Post-Construction Standards herein. For the Permittee's Regulated Projects, the effective date shall be the date their governing body or designee approves initiation of the project design.

Permittee's Development Projects - The Permittee shall develop and implement an equivalent approach, to the approach used for private development projects, to apply the most current version of the low impact development runoff standards to applicable public development projects, to the extent allowable by applicable law.

E.12.d. Source Control Measures

- (i) **Task Description** – Regulated Projects with pollutant-generating activities and sources shall be required to implement standard permanent and/or operation source control measures as applicable.
- (ii) **Implementation Level** - Measures for the following pollutant generating activities and sources shall be designed consistent with recommendations from the CASQA

Stormwater BMP Handbook for New Development and Redevelopment or equivalent manual, and include:

- (a) Accidental spills or leaks
- (b) Interior floor drains
- (c) Parking/storage areas and maintenance
- (d) Indoor and structural pest control
- (e) Landscape/outdoor pesticide use
- (f) Pools, spas, ponds, decorative fountains, and other water features
- (g) Restaurants, grocery stores, and other food service operations
- (h) Refuse areas
- (i) Industrial processes
- (j) Outdoor storage of equipment or materials
- (k) Vehicle and equipment cleaning
- (l) Vehicle and equipment repair and maintenance
- (m) Fuel dispensing areas
- (n) Loading docks
- (o) Fire sprinkler test water
- (p) Drain or wash water from boiler drain lines, condensate drain lines, rooftop equipment, drainage sumps, and other sources
- (q) Unauthorized non-storm water discharges
- (r) Building and grounds maintenance

E.12.e. Low Impact Development (LID) Design Standards

- (i) **Task Description** – The Permittee shall require all Regulated Projects to implement low impact development (LID) standards designed to reduce runoff, treat storm water, and provide baseline hydromodification management to the extent feasible, to meet the Numeric Sizing Criteria for Storm Water Retention and Treatment under Section E.12.e(ii)(c).
- (ii) **Implementation Level** – The Permittee shall adopt and implement requirements and standards to ensure design and construction of development projects achieve the following LID Design Standards.

(a) Site Assessment

At the earliest planning stages, the Permittee shall require Regulated Projects to assess and evaluate how site conditions, such as soils, vegetation, and flow paths, will influence the placement of buildings and paved surfaces. The evaluation will be used to meet the goals of capturing and treating runoff and assuring these goals are incorporated into the project design. The Permittee may adopt or reference an existing LID site assessment methodology²² Permittees shall require Regulated Projects to consider optimizing the site layout through the following methods:

- 1) Define the development envelope and protected areas, identifying areas that are most suitable for development and areas to be left undisturbed.

²² Low Impact Development Manual for Southern California (Low Impact Development Center – See CASQA's LID website at: <http://www.casqa.org/LID/tabid/240/Default.aspx>.

- 2) Concentrate development on portions of the site with less permeable soils and preserve areas that can promote infiltration.
- 3) Limit overall impervious coverage of the site with paving and roofs.
- 4) Set back development from creeks, wetlands, and riparian habitats.
- 5) Preserve significant trees.
- 6) Conform the site layout along natural landforms.
- 7) Avoid excessive grading and disturbance of vegetation and soils.
- 8) Replicate the site's natural drainage patterns.
- 9) Detain and retain runoff throughout the site.

(b) Drainage Management Areas

The Permittee shall require each Regulated Project to provide a map or diagram dividing the developed portions of the project site into discrete Drainage Management Areas (DMAs), and to manage runoff from each DMA using Site Design Measures, Source Controls and/or Storm Water Treatment and Baseline Hydromodification Measures.

(c) Numeric Sizing Criteria for Storm Water Retention and Treatment

The Permittees shall require facilities designed to *evapotranspire, infiltrate, harvest/use, and biotreat* storm water to meet **at least one** of the following hydraulic sizing design criteria:

1) Volumetric Criteria:

- a) The maximized capture storm water volume for the tributary area, on the basis of historical rainfall records, determined using the formula and volume capture coefficients in Urban Runoff Quality Management, WEF Manual of Practice No. 23/ASCE Manual of Practice No. 87 (1998) pages 175-178 (that is, approximately the 85th percentile 24-hour storm runoff event); or
- b) The volume of annual runoff required to achieve 80 percent or more capture, determined in accordance with the methodology in Section 5 of the CASQA's Stormwater Best Management Practice Handbook, New Development and Redevelopment (2003), using local rainfall data.

2) Flow-based Criteria:

- a) The flow of runoff produced from a rain event equal to at least 0.2 inches per hour intensity; or
- b) The flow of runoff produced from a rain event equal to at least 2 times the 85th percentile hourly rainfall intensity as determined from local rainfall records.

(d) **Site Design Measures**

The Permittee shall implement **Site Design Measures** (as defined in Section E.12.b. Site Design Measures and Section E.12.e(ii)(a) Site Assessment), site layout and design measures, based on the objective of achieving infiltration, evapotranspiration and/or harvesting/reuse of the 85th percentile 24-hour storm runoff event. Site design measures shall be used to reduce the amount of runoff, to the extent technically feasible, for which retention and runoff is required. *Any remaining runoff from impervious DMAs may then be directed to one or more bioretention facilities as specified in Section E.12.e.(ii)(f), below.*

(e) **Source Controls**

The Permittee shall implement Source Controls as defined in Section E.12.d. Source Control Measures.

(f) **Storm Water Treatment Measures and Baseline Hydromodification Management Measures**

After implementation of **Site Design Measures**, remaining runoff from impervious DMAs must be directed to one or more facilities designed to infiltrate, evapotranspire, and/or bioretain the amount of runoff specified in Section E.12.e(ii)(c) Numeric Sizing Criteria for Storm Water Retention and Treatment. *The facilities must be demonstrated to be at least as effective as a bioretention system with the following design parameters:*

- 1) Maximum surface loading rate of 5 inches per hour, based on the flow rates calculated. A sizing factor of 4% of tributary impervious area may be used.
- 2) Minimum surface reservoir volume equal to surface area times a depth of 6 inches.
- 3) Minimum planting medium depth of 18 inches. The planting medium must sustain a minimum infiltration rate of 5 inches per hour throughout the life of the project and must maximize runoff retention and pollutant removal. A mixture of sand (60%-70%) meeting the specifications of American Society for Testing and Materials (ASTM) C33 and compost (30%-40%) may be used.
- 4) Subsurface drainage/storage (gravel) layer with an area equal to the surface area and having a minimum depth of 12 inches.
- 5) Underdrain with discharge elevation at top of gravel layer.
- 6) No compaction of soils beneath the facility, or ripping/loosening of soils if compacted.
- 7) No liners or other barriers interfering with infiltration.
- 8) Appropriate plant palette for the specified soil mix and maximum available water use.

(g) **Alternative Designs** — Facilities, or a combination of facilities, of a different design than in Section E.12.e.(ii)(f) may be permitted if all of the following

measures of equivalent effectiveness are demonstrated:

- 1) Equal or greater amount of runoff infiltrated or evapotranspired;
- 2) Equal or lower pollutant concentrations in runoff that is discharged after biotreatment;
- 3) Equal or greater protection against shock loadings and spills;
- 4) Equal or greater accessibility and ease of inspection and maintenance.

(h) **Allowed Variations for Special Site Conditions** - The bioretention system design parameters in Section E.12.e.(ii)(f) may be adjusted for the following special site conditions:

- 1) Facilities located within 10 feet of structures or other potential geotechnical hazards established by the geotechnical expert for the project *may incorporate an impervious cutoff wall between the bioretention facility and the structure or other geotechnical hazard.*
- 2) Facilities with documented high concentrations of pollutants in underlying soil or groundwater, facilities located where infiltration could contribute to a geotechnical hazard, and facilities located on elevated plazas or other structures *may incorporate an impervious liner and may locate the underdrain discharge at the bottom of the subsurface drainage/storage layer* (this configuration is commonly known as a "flow-through planter").
- 3) Facilities located in areas of high groundwater, highly infiltrative soils or where connection of underdrain to a surface drain or to a subsurface storm drain are infeasible, *may omit the underdrain.*
- 4) Facilities serving high-risk areas such as fueling stations, truck stops, auto repairs, and heavy industrial sites *may be required to provide additional treatment to address pollutants of concern unless these high-risk areas are isolated from storm water runoff or bioretention areas with little chance of spill migration.*

(i) **Exceptions to Requirements for Bioretention Facilities** - Contingent on a demonstration that use of bioretention or a facility of equivalent effectiveness is infeasible, *other types of biotreatment or media filters (such as tree-box-type biofilters or in-vault media filters)* may be used for the following categories of Regulated Projects:

- 1) Projects creating or replacing an acre or less of impervious area, and located in a designated pedestrian-oriented commercial district (i.e., smart growth projects), and having at least 85% of the entire project site covered by permanent structures;
- 2) Facilities receiving runoff solely from existing (pre-project) impervious areas; and
- 3) Historic sites, structures or landscapes that cannot alter their original configuration in order to maintain their historic integrity.

By the second year of the effective date of the permit, each Permittee shall *adopt or reference appropriate performance criteria* for such biotreatment and media filters.

- (iii) **Reporting** – The Permittee shall use State Water Board SMARTS to submit a summary of the past year activities and certify compliance with all requirements of this program element. The summary shall also address the relationship between the program element activities and the Permittee's Program Effectiveness Assessment and Improvement Plan that tracks annual and long-term effectiveness of the storm water program. If a Permittee is unable to certify compliance with a requirement in this program element see Section E.16.a. for compliance directions.

E.12.f. Hydromodification Management

- (i) **Task Description** – Within the **third year** of the effective date of the permit, the Permittee shall develop and implement Hydromodification Management procedures. **Hydromodification management projects are Regulated Projects that create and/or replace one acre or more of impervious surface.** A project that does not increase impervious surface area over the pre-project condition is not a hydromodification management project.

- (ii) **Implementation Level** - The Permittee shall implement the following Hydromodification Standard:

- (a) **Post-project runoff shall not exceed estimated pre-project flow rate for the 2-year, 24-hour storm in the following geomorphic provinces (Figure 1):**

- Coast Ranges
- Klamath Mountains
- Cascade Range
- Modoc Plateau
- Basin and Range
- Sierra Nevada
- **Great Valley**

- (b) **Post-project runoff shall not exceed estimated pre-project flow rate for the 10-year, 24-hour storm in the following geomorphic provinces (Figure 1):**

- Transverse Ranges
- Peninsular Ranges
- Mojave Desert
- Colorado Desert



Figure 1. California Geomorphic Provinces

Alternatively, the Permittee may use a geomorphically based hydromodification standard or set of standards and analysis procedures designed to ensure that Regulated Projects do not cause a decrease in lateral (bank) and vertical (channel bed) stability in receiving stream channels. The alternative hydromodification standard or set of standards and analysis procedures must be reviewed and approved by the Regional Board Executive Officer.

- (iii) **Reporting** –The Permittee shall use State Water Board SMARTS to submit a summary of the past year activities and certify compliance with all requirements of this program element. The summary shall also address the relationship between the program element activities and the Permittee's Program Effectiveness Assessment and Improvement Plan that tracks annual and long-term effectiveness of the storm water program. If a Permittee is unable to certify compliance with a requirement in this program element see Section E.16.a. for compliance directions.

E.12.g. Enforceable Mechanisms

- (i) **Task Description** - Within the **third year** of the effective date of the permit, the Permittee shall develop and/or modify enforceable mechanisms that will effectively implement the requirements in Section E.12.b through f (if necessary).
- (ii) **Implementation Level** - The Permittee shall develop and/or modify enforceable mechanisms that will effectively implement the requirements in Section E.12.b through E.12.f and may include municipal codes, regulations, standards, and specifications. The Permittee shall:
 - (a) *Conduct an analysis* of all applicable codes, regulations, standards, and/or specifications *to identify modifications and/or additions necessary to fill gaps and remove impediments to effective implementation of project-scale development requirements.*
 - (b) *Approve new and/or modified enforceable mechanisms that effectively resolve regulatory conflicts and implement the requirements* in Sections E.12.b through E.12.f (if necessary)
 - (c) *Apply new and/or modified enforceable mechanisms to all applicable new and redevelopment projects. **Develop and make available specific guidance for LID BMP design***
 - (d) Complete a Tracking Report indicating the Permittee's accomplishments in education and outreach supporting implementation of LID requirements for new and redevelopment projects.

E.12.h. Operation and Maintenance of Post-Construction Storm Water Management Measures

- (i) **Task Description** - Within the **second year** of the effective date of the permit, the Permittee shall implement an **O&M Verification Program** for storm water treatment and baseline hydromodification management structural control measures defined in Section E.12.e(ii)(f). Storm Water Treatment Measures and Baseline Hydromodification Management Measures on all Regulated Projects.
- (ii) **Implementation Level** - At a minimum, the O&M Verification Program shall include the following elements:
 - (a) All Regulated Projects shall at a minimum, require *at least one of the following* from all project proponents and their successors in control of the Project or successors in fee title:
 - 1) The project proponent's signed statement accepting responsibility for the O&M of structural control measure(s) until such responsibility is legally transferred to another entity;
 - 2) Written conditions in the sales or lease agreements or deed for the project that requires the buyer or lessee to assume responsibility for the O&M of the installed treatment system(s) and hydromodification control(s) (if any) until such responsibility is legally transferred to another entity;

- 3) Written text in project deeds, or conditions, covenants and restrictions for multi-unit residential projects that require the homeowners association or, if there is no association, each individual owner to assume responsibility for the O&M of the installed treatment system(s) and hydromodification control(s) (if any) until such responsibility is legally transferred to another entity; or
 - 4) Any other legally enforceable agreement or mechanism, such as recordation in the property deed, that assigns the O&M responsibility for the installed treatment system(s) and hydromodification control(s) (if any) to the project owner(s) or the Permittee.
- (b) Coordination with the appropriate mosquito²³ and vector control agency with jurisdiction to establish a protocol for notification of installed treatment systems and hydromodification management controls. *On an annual basis, before the wet season, prepare a list of newly installed (installed within the reporting period) storm water treatment systems and hydromodification management controls to the local mosquito and vector control agency and the appropriate Regional Water Board.* The Permittee may submit the list of Regulated Projects as described in Section E.12.h.(ii)(e). This list shall include the facility locations and a description of the storm water treatment measures and hydromodification management controls installed.
 - (c) Conditions of approval or other legally enforceable agreements or mechanisms for all Regulated Projects that require the granting of site access to all representatives of the Permittee for the sole purpose of performing O&M inspections of the installed treatment system(s) and hydromodification control(s) (if any).
 - (d) A **written** implementation plan that describes O&M (including inspection) of all Regional Projects and regional controls that are Permittee-owned and/or operated.
 - (e) **A database or equivalent tabular format of all Regulated Projects** (public and private) that have installed treatment systems. This database or equivalent tabular format shall include the following information for each Regulated Project:
 - 1) Name and address of the Regulated Project;
 - 2) Specific description of the location (or a map showing the location) of the installed treatment system(s) and hydromodification control(s) (if any);
 - 3) Date(s) that the treatment system(s) and hydromodification controls (if any) is/are installed;
 - 4) Description of the type and size of the treatment system(s) and hydromodification control(s) (if any) installed;
 - 5) Responsible operator(s) of each treatment system and hydromodification control (if any);
 - 6) Dates and findings of inspections (routine and follow-up) of the treatment system(s) and hydromodification control(s) (if any) by the Permittee; and
 - 7) Any problems and corrective or enforcement actions taken.

²³ California Department of Public Health. (2012). Best Management Practices for Mosquito Control in California. Retrieved on July 20, 2012 from <http://www.westnile.ca.gov/resources.php>

- 8) **Maintenance Approvals:** The Permittee shall ensure that systems and hydromodification controls installed at Regulated Projects are properly operated and maintained for the life of the projects. In cases where the responsible party for a treatment system or hydromodification control has worked diligently and in good faith with the appropriate state and federal agencies and the Permittee to obtain approvals necessary to complete maintenance activities for the treatment system or hydromodification management control, but these approvals are not granted, the Permittee shall be deemed to be in compliance with this Provision.
- (iii) **Reporting** – The Permittee shall use State Water Board SMARTS to submit a summary of the past year activities and certify compliance with all requirements of this program element. The summary shall also address the relationship between the program element activities and the Permittee's Program Effectiveness Assessment and Improvement Plan that tracks annual and long-term effectiveness of the storm water program. If a Permittee is unable to certify compliance with a requirement in this program element see Section E.16.a for compliance directions.

E.12.i. Post-Construction Best Management Practice Condition Assessment

- (i) **Task Description** – Within the **third year** of the effective date of the permit, the Permittee shall inventory and assess the maintenance condition of structural post-construction BMPs (including BMPs used for flood control) within the Permittee's jurisdiction.
- (ii) **Implementation Level** – *The Permittee shall develop and implement a plan to inventory, map, and determine the relative maintenance condition of structural post-construction BMPs. Maintenance condition shall be determined through a self-certification program where Permittees require annual reports from authorized parties demonstrating proper maintenance and operations.* The plan shall include:
- (a) An inventory and map of existing structural post-construction BMPs, in GIS if available.
 - (b) Assessments of the self-certification program annual reports. Assessment shall include a ranking of structural BMPs and verification that BMPs are operating to remove pollutants as designed. Regional BMPs should receive higher priority than lot-scale BMPs, and BMPs designed to remove pollutants for which receiving water is impaired should receive priority attention over other BMPs.
 - (c) Appropriate escalating enforcement based on the Permittee Enforcement Response Plan to ensure proper maintenance of BMPs and submittal of self-certification annual reports.
 - (d) Self-Certification Annual Reports. At a minimum, the self-certification annual reports shall include:
 - 1) Field observations to determine the effectiveness of the structural post construction BMPs in removing pollutants of concern from storm water runoff and/or reducing hydromodification impacts as designed.

- 2) Long-term plan for conducting regular maintenance of BMPs, including the frequency of such maintenance.
- (iii) **Reporting** – The Permittee shall use State Water Board SMARTS to submit a summary of the past year activities and certify compliance with all requirements of this program element. The summary shall also address the relationship between the program element activities and the Permittee's Program Effectiveness Assessment and Improvement Plan that tracks annual and long-term effectiveness of the storm water program. If a Permittee is unable to certify compliance with a requirement in this program element see Section E.16.a. for compliance directions.

E.12.j. Planning and Development Review Process

- (i) **Task Description** – The Permittee shall review their planning and permitting process to assess any gaps or impediments impacting effective implementation of these post-construction requirements specified in Section E.12, and where these are found to exist, seek solutions to promote implementation of these requirements within the context of public safety and community goals for land use. The Permittee shall prioritize review of the landscape code (code detailing landscaping requirements and considerations which should be implemented to protect environmental quality) to correct gaps and impediments impacting effective implementation of post-construction requirements.
- (ii) **Implementation Level** – During years 1 – 3, the Permittee shall conduct the review using an existing guide or template already developed for MS4s (such as the Municipal Regulatory Update Assistance Program (MRUAP)²⁴ conducted by AHBL, Inc. for the Low Impact Development Initiative (LIDI) on the Central Coast). By the fourth year of the effective date of the permit, any changes to the planning and permitting process will be completed to effectively administer these provisions. Priority shall be placed on review of the landscape code, with the following implementation level.
 - (a) Within the first year of the effective date of this permit, the Permittee shall conduct an analysis of the landscape code to correct gaps and impediments impacting effective implementation of post-construction requirements.
 - (b) Within the second year of the effective date of the permit, the Permittee shall complete any changes to the landscape code to effectively administer post-construction requirements.
- (iii) **Reporting** – By the second year Annual Report and annually thereafter, complete and have available a summary of the review process, and any proposed or completed changes to the Permittee's program.

²⁴ <http://www.casqa.org/LIDDemo/LIDTraining/tabid/246/Default.aspx>

E.12.k. Post-Construction Storm Water Management Requirements Based on Assessment and Maintenance of Watershed Processes

Small MS4s subject to Section E of this Order, *in place of complying with the requirements set forth in Section E.12*, except for Sections E.12.j. Planning and Development Review Process and E.12.e(ii)(e) Source Control Requirements, *shall comply* with post-construction storm water management requirements based on a watershed-process approach developed by Regional Water Board that include the following:

- Completion of a comprehensive assessment of dominant watershed processes affected by urban storm water
- LID site design and runoff reduction measures, numeric runoff treatment and retention controls, and hydromodification controls that will maintain watershed processes and protect water quality and beneficial uses.
- A process by which Regional Board staff will actively engage Permittees to adaptively manage requirements as determined by the assessment of watershed processes.
- An annual reporting program that involves Regional Board staff and State Board staff to inform statewide watershed process based criteria.

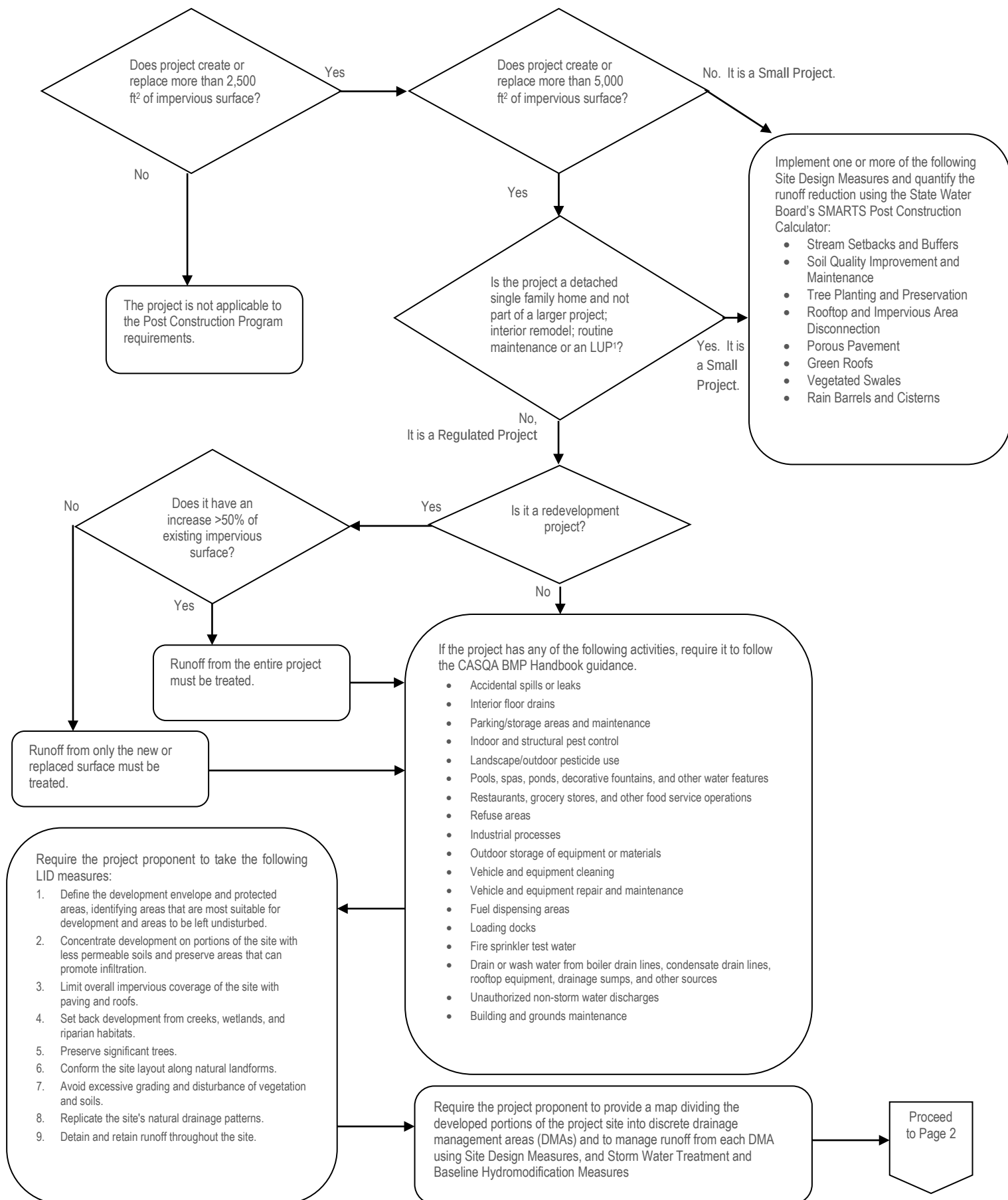
The regional watershed-process based approach must be approved by the Regional Water Board following a public process.

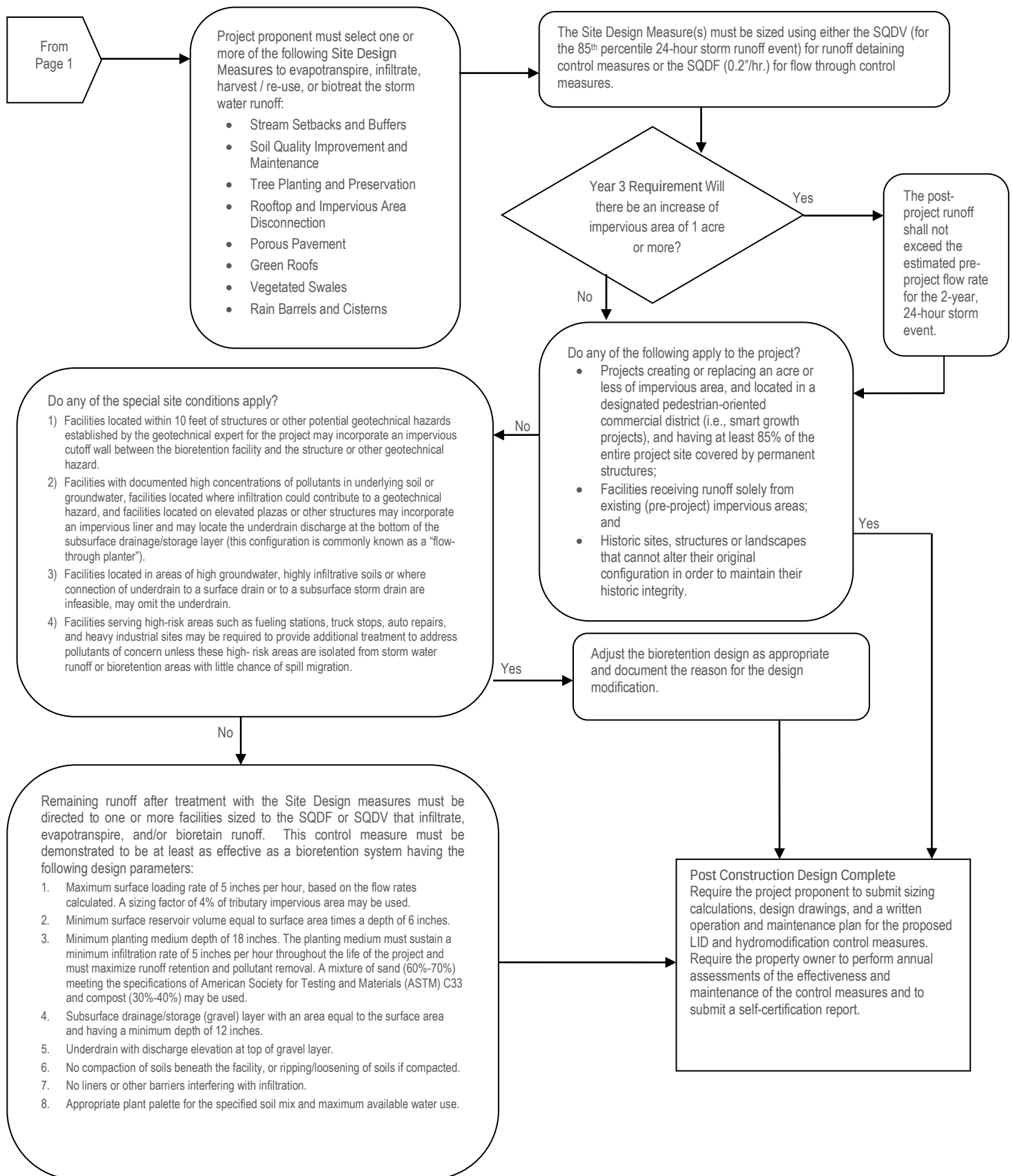
E.12.l. Alternative Post-Construction Storm Water Management Program

A Permittee may propose alternative post-construction measures *in lieu of some or all of Section E.12. requirements* for multiple benefit projects. Multiple-benefit projects include projects that may address any of the following, in addition to water quality: water supply, flood control, habitat enhancement, open space preservation, recreation, climate change. Multiple-benefit projects may be applied at various scales including project site, municipal or sub-watershed level. Multiple-benefit projects may include, but are not limited to, projects developed under Watershed Improvement Plans (Water Code §16100 et seq.), IRWMP implementation and green infrastructure projects. Multiple benefit projects must be equally or more protective of water quality than Section E.12. requirements.

The Regional Water Board or the Executive Officer, may approve alternative post-construction measures for multiple-benefit projects, as described above, after an opportunity for public comment, if the Regional Water Board or Executive Officer finds that the alternative measures are consistent with the MEP standard.

APPENDIX 4 – POST-CONSTRUCTION MANAGEMENT FLOW CHART

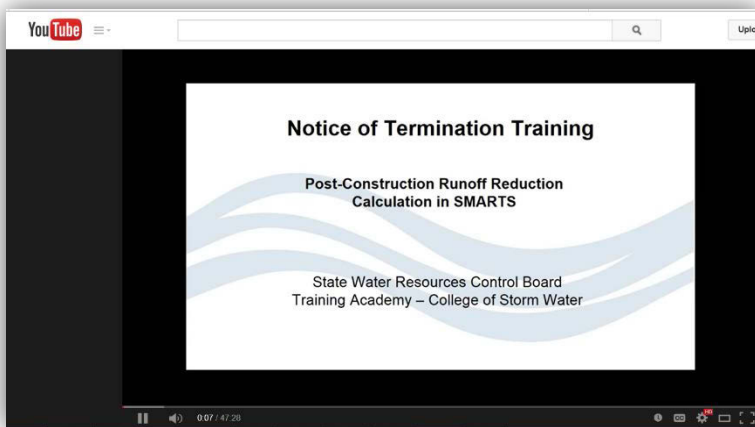




APPENDIX 5 – STATE OF CALIFORNIA POST-CONSTRUCTION CALCULATOR

Instructions on the Download and Use of the State of California's Post-Construction Calculator

Post-Construction Calculator which is available on the Water Board's SMARTS website or can be accomplished through the State's Microsoft Excel™ version of the calculator. The Water Board has created an instructional video on how to populate and use the Post-Construction Calculator.



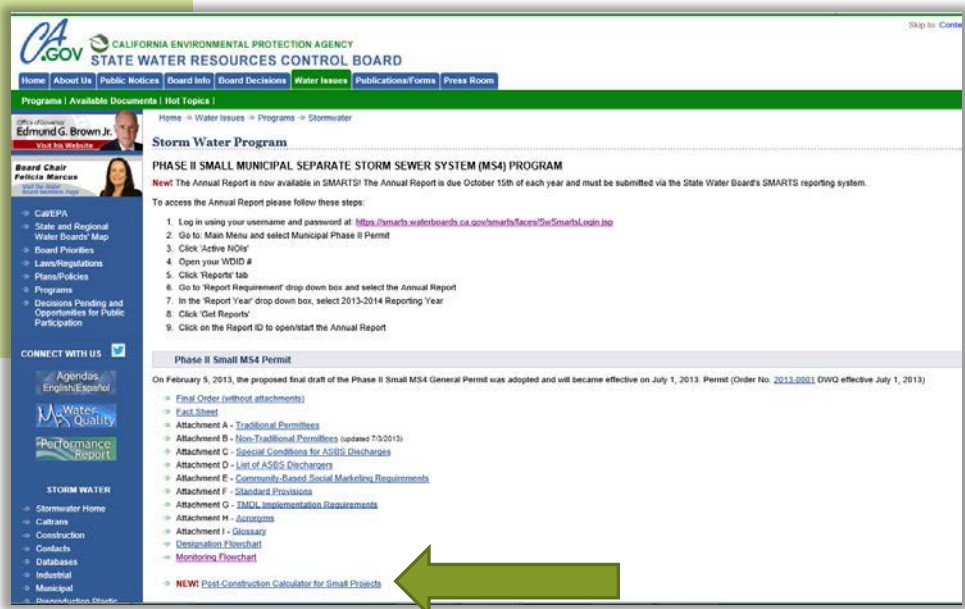
The Water Board created this 47-minute video that describes how to use the Post-Construction Calculator on SMARTS. It will also help with the Excel version. Although the video was created for the Construction General Permit, it also applies to the Post-Construction Standards Plan. It can be accessed at:

<https://www.youtube.com/watch?v=W3nj4pj8WHY&feature=youtu.be>

Post-Construction Calculator for Small Projects

The Water Board has created a Microsoft Excel version of the calculator that can now be downloaded from the State Water Board's website at the following link:

http://www.swrcb.ca.gov/water_issues/programs/stormwater/phase_ii_municipal.shtml



APPENDIX 6 – VOLUMETRIC SIZING TOOL FOR TREATMENT CONTROLS

Instructions on the Download and Use of the Volumetric Sizing Tool for Treatment Control Measures

The Phase II MS4 Permit requires the municipality to condition applicable new development and redevelopment projects to require facilities designed to *evapo-transpire, infiltrate, harvest/use, and biotreat* storm water to meet at least one of the following hydraulic sizing design criteria:

Volumetric Criteria:

- The maximized capture storm water volume for the tributary area, on the basis of historical rainfall records, determined using the formula and volume capture coefficients in Urban Runoff Quality Management, WEF Manual of Practice No. 23/ASCE Manual of Practice No. 87 (1998) pages 175-178 (that is, approximately the 85th percentile 24-hour storm runoff event); or
- The volume of annual runoff required to achieve 80 percent or more capture, determined in accordance with the methodology in Section 5 of the CASQA's Stormwater Best Management Practice Handbook, New Development and Redevelopment (2003), using local rainfall data.

A Microsoft Excel™ worksheet has been created to assist the project proponent to calculate the capture volumes using both of these volumetric criteria methods. Both methods are described in Section 5 of the 2003 edition of the *CASQA Stormwater Best Management Practice Handbook for New Development and Redevelopment*. Section 5 of the handbook can be accessed and downloaded for free at the following web link:

www.casqa.org/sites/default/files/BMPHandbooks/BMP_NewDevRedev_Section_5.pdf

The Volumetric Sizing Tool Worksheet can be downloaded from:

www.riverbank.org

Instructions:

1. Start by entering the data on the “Volume Calculation” tab in the white boxes. It may be necessary to split up the project site into discrete drainage management areas (DMAs) where different “treatment” methods will be used. An example of this would be for a medical complex development where runoff from the parking lot is infiltrated through porous pavement and bioswales; runoff from the building roofs are infiltrated into rain gardens built into the landscaping; and a large undeveloped vegetated area has been graded to act as a retention area. In this case, it would be appropriate to have at least three different DMAs. Provide a name for each DMA and, in Step 1, enter the total area (in square feet) for the DMA.
2. Calculate the percentage of the DMA for completed project that will be impervious to storm water (i.e. hardscape such as building, asphalt, concrete, etc.) and enter it into the white box in Step 2. Also enter the number of existing and planned trees in the DMA, distinguishing between the number of evergreen and the number of deciduous varieties.

3. In Step 3, using Google Earth and the map on the worksheet's "State Map" tab, determine the distance along the blue line from the Sacramento weather station. Indicate if the project is relatively north or south of Sacramento. If the project is due east or west of the blue line, measure the distance from the perpendicular intercept of the blue line and the Sacramento weather station. If the project is immediately east or west of the Sacramento weather station, the distance would be zero. This does not have to be exact and is a rough determination of the position of the project relative to the latitude of the Sacramento weather station and the other available weather stations. Rain amounts are relatively higher north of Sacramento and relatively lower south of Sacramento. The CASQA volumetric determination method (referenced above) only includes three relevant weather stations in the Central Valley, which are Redding, Sacramento, and Fresno.
4. Using the information presented under the "Runoff Coefficients" worksheet tab, determine the average runoff coefficient for the DMA and enter it into the white box in Step 4. Document how the average coefficient was determined.
5. In Step 5, the capture volumes using both methods allowed by the Phase II MS4 Permit are presented. The project proponent has the option of using either one. Select the one that will be used.
6. Please note that this sizing tool is only valid for projects located within the California Central Valley from Shasta County in the north to Fresno County in the south. Projects located in the Sierras, Bay Area, coastal mountains, or along the coast cannot use this tool. Projects south of Fresno County cannot use this tool without it being altered.
7. For assistance with this tool, contact John Teravskis of WGR Southwest, Inc. at jteravskis@wgr-sw.com or at (209) 334-5363 x.110.

APPENDIX 7 – DESIGN STANDARD REFERENCES

The following are some online design references for Design Standards and Treatment Controls:

Porous Pavement:

- Caltrans Pervious Pavement Design Guidance, August 2014
www.dot.ca.gov/hq/oppd/stormwtr/bmp/DG-Pervious-Pvm_082114.pdf
- Caltrans Pervious Pavement Specifications and Design Tool:
www.dot.ca.gov/hq/oppd/stormwtr/pervious.htm
- USEPA Guidance Website on Porous Asphalt Pavement:
<http://water.epa.gov/polwaste/npdes/swbmp/Porous-Asphalt-Pavement.cfm>
- Pennsylvania Storm Water Best Management Practices Manual on Pervious Pavement:
www.stormwaterpa.org/assets/media/BMP_manual/chapter_6/Chapter_6-4-1.pdf
- University of New Hampshire Stormwater Center: Design Specifications for Porous Asphalt Pavement and Infiltration Beds:
www.unh.edu/unhsc/sites/unh.edu.unhsc/files/pubs_specs_info/unhsc_pa_spec_10_09.pdf
- National Asphalt Pavement Association's Porous Asphalt Pavements for Storm Water Management Guide Book (Downloadable – cost \$30)
<http://store.asphaltpavement.org/index.php?productID=759>
- Bay Area Stormwater Management Agencies Association and City of Berkeley: Pervious Pavement - Storm Water Control for Small Projects
www.ci.berkeley.ca.us/uploadedFiles/Online_Service_Center/Planning/Stormwater%20Fact%20Sheet_BASMAA_Pervious_Paving.pdf
- Santa Clara Valley Urban Runoff Pollution Prevention Program: Chapter 6 Technical Guidance for Stormwater Treatment and Site Design Measures
www.scvurppp-w2k.com/permit_c3_docs/c3_handbook_2012/Chapter_6-Tech_Guidance_Stormwater_Treatment_Site_Design_Measures_2012.pdf



Rain Gardens:

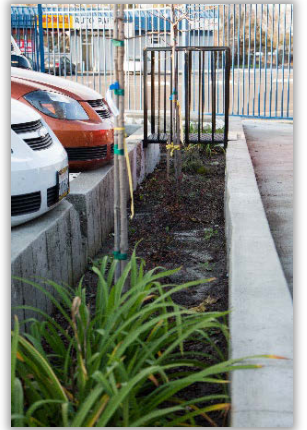
- Bay Area Stormwater Management Agencies Association and Alameda County: Rain Gardens - Storm Water Control for Small Projects
http://alamedaca.gov/sites/default/files/departments-files/2013-04-29/11_-_rain_garden_fact_sheet.pdf
- Low Impact Development Center
(www.lowimpactdevelopment.org/)
Links for Guidance on the Design and Construction of a Rain Garden:



www.lowimpactdevelopment.org/raingarden_design/links.htm#top
Reference and Guidance Downloads:
www.lowimpactdevelopment.org/raingarden_design/download.htm

Flow-through Planters:

- San Mateo Countywide Water Pollution Prevention Program: C.3 Technical Guidance, 6.2 Flow-Through Planter
www.flowstobay.org/files/newdevelopment/C3techguide/12sec6.2Flowthru.pdf
- Stormwater Planters (draft version), Derek C. Godwin, Marissa Sowles, and Desiree Tullos, Oregon Sea Grant Extension; Maria Cahill, Green Girl Land Development Solutions.
http://extension.oregonstate.edu/watershed/sites/default/files/stormwater_planters.pdf
Santa Clara Valley Urban Runoff Pollution Prevention Program: Chapter 6 Technical Guidance for Stormwater Treatment and Site Design Measures
www.scvurppp-w2k.com/permit_c3_docs/c3_handbook_2012/Chapter_6-Tech_Guidance_Stormwater_Treatment_Site_Design_Measures_2012.pdf



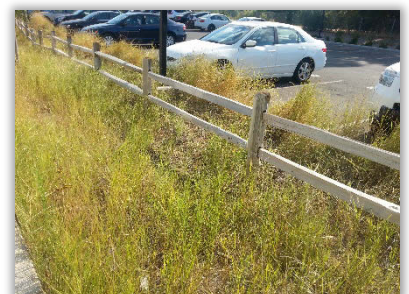
Infiltration Trenches and Tree Wells:

- USEPA Storm Water Technology Fact Sheet: Infiltration Trench (EPA 832-F-99-019, September 1999) http://water.epa.gov/scitech/wastetech/upload/2002_06_28_mtb_infltrench.pdf
- Santa Clara Valley Urban Runoff Pollution Prevention Program: Chapter 6 Technical Guidance for Stormwater Treatment and Site Design Measures
www.scvurppp-w2k.com/permit_c3_docs/c3_handbook_2012/Chapter_6-Tech_Guidance_Stormwater_Treatment_Site_Design_Measures_2012.pdf
- Minnesota Urban Small Sites BMP Manual: Infiltration Trenches <http://www.sccd.org/Infiltration%20Trenches.pdf>
- USEPA Stormwater to Street Trees: Engineering Urban Forests for Stormwater Management; (EPA 841-B-13-001, September 2013) <http://water.epa.gov/polwaste/green/upload/stormwater2streettrees.pdf>



Bioswales, Vegetated Buffers & Swales:

- Caltrans Biofiltration Swale Design Guidance; California Department of Transportation; CTSW-TM-07-172-05, January 2009
www.dot.ca.gov/hq/LandArch/ec/stormwater/guidance/DG-BioSwale-Final02-011309.pdf
& www.dot.ca.gov/hq/LandArch/ec/stormwater/biofiltration_swales.htm



- Biofilters (Bioswales, Vegetative Buffers, & Constructed Wetlands) for Storm Water Discharge Pollution Removal; State of Oregon, Department of Environmental Quality, Dennis Jurries, PE; January 2003
www.deq.state.or.us/wq/stormwater/docs/nwr/biofilters.pdf
- Design Manual: Biological Filtration Canal (Bioswale); Dayna Yocum, Bren School of Environmental Science and Management, University of California, Santa Barbara
http://fiesta.bren.ucsb.edu/~chiapas2/Water%20Management_files/Bioswales-1.pdf
- Santa Clara Valley Urban Runoff Pollution Prevention Program: Chapter 6 Technical Guidance for Stormwater Treatment and Site Design Measures
www.scvurppp-w2k.com/permit_c3_docs/c3_handbook_2012/Chapter_6-Tech_Guidance_Stormwater_Treatment_Site_Design_Measures_2012.pdf
- USEPA Storm Water Technology Fact Sheet: Vegetated Swales (EPA 832-F-99-006, September 1999) http://water.epa.gov/scitech/wastetech/upload/2002_06_28_mtb_vegswale.pdf

Rain Water Harvesting and Reuse:

- USEPA Managing Wet Weather with Green Infrastructure Municipal Handbook: Rainwater Harvesting Policies; Christopher Kloss, Low Impact Development Center, December 2008 (EPA-833-F-08-010) http://water.epa.gov/infrastructure/greeninfrastructure/upload/gi_munichandbook_harvesting.pdf
- The City of San Diego Rain Water Harvesting Guide
www.sandiego.gov/water/pdf/conservation/rainwaterguide.pdf
- Santa Clara Valley Urban Runoff Pollution Prevention Program: Chapter 6 Technical Guidance for Stormwater Treatment and Site Design Measures
www.scvurppp-w2k.com/permit_c3_docs/c3_handbook_2012/Chapter_6-Tech_Guidance_Stormwater_Treatment_Site_Design_Measures_2012.pdf



Green Roofs:

- USEPA Design Guidelines and Maintenance Manual for Green Roofs in the Semi-Arid and Arid West; Leila Tolderlund, University of Colorado Denver, November 2010 <http://www2.epa.gov/sites/production/files/documents/GreenRoofsSemiAridAridWest.pdf>
- City of Berkeley Office of Energy and Sustainable Development webpage: www.ci.berkeley.ca.us/greenroofs/
- City of Watsonville Green Roof Design Criteria webpage: <http://cityofwatsonville.org/public-works-utilities/urban-greening-plan/green-roof-design> (contains a link to a downloadable 30-page Green Roof Design Criteria Plan published in March 2012)



- Green Roofs for Healthy Cities (private organization)
webpage: www.greenroofs.org/ Training, certifications, design manuals, and other resources available for designing green roofs.

Soil Quality Improvement and Compost:

- United States Department of Agriculture's Natural Resources Conservation Service (NRCS) Urban Soil Primer
www.nrcs.usda.gov/Internet/FSE_DOCUMENTS/nrcs142p2_052835.pdf
- US Composting Council Fact Sheets and Reports;
<http://compostingcouncil.org/factsheets-and-free-reports/>
- Department of Land, Air and Water Resources at UC Davis and the U.S. Forest Service's Center for Urban Forest Research Report on Engineered Soil, Trees and Stormwater Runoff: the UC Davis Parking Lot Project
www.fs.fed.us/psw/programs/uesd/uep/products/psw_cufr686_UCDParkingLot.pdf
- USEPA Stormwater to Street Trees: Engineering Urban Forests for Stormwater Management; (EPA 841-B-13-001, September 2013) <http://water.epa.gov/polwaste/green/upload/stormwater2streettrees.pdf>



APPENDIX 8 – POST-CONSTRUCTION PROJECT WORKSHEET

POST-CONSTRUCTION WORKSHEET FOR THE CITY OF RIVERBANK PROJECT SUMMARY SHEET

Project Owner Information:

Project Owner Name:					
Name of Contact Person:					
Mailing Street Address:					
City:		State:		Zip:	
Telephone:			Email:		

Project Information:

Project Name:					
Name of Contact Person:					
Project Address:					
City:		State:		Zip:	
Anticipated construction start date:			Ending date:		
Project size (ft ²):			Subject to the Construction General Permit? (Yes / No)		

Information of the Post-Construction Standards Plan Preparer:

Name of Organization:					
Name of Contact Person:					
Mailing Street Address:					
City:		State:		Zip:	
Telephone:			Email:		

Project Applicability:

Type of Project: (Check one)	☐	Small Project (2,500 to 5,000 ft ² or detached single family home)	
	☐	Regulated Project (5,000 ft ²)	
	☐	Not applicable to the Post-Construction Standards Plan (provide reason in the space below)	
Is this a redevelopment project? (Yes / No)		Will the project result in an increase of more than 50% of the impervious surface? (Yes / No)	
Has the project or the vesting map received approval from the		Date of project or vesting map approval:	

municipality? (Yes, No, or N/A)			
Describe the nature and scope of the construction project:			
Number of Drainage Management Areas (DMAs):			

POST-CONSTRUCTION WORKSHEET FOR THE CITY OF RIVERBANK

SMALL PROJECT SUBMITTAL SHEET

Project Information:

Project Name:	
Project Owner Name:	
Project Address:	

Selection of Site Design Measures:

Select one or more of the following Site Design Measures (as identified in [Section 4.1](#) of the Post-Construction Standards Plan) which will be incorporated into the project's design.

Site Design Measures	Selected? (Yes / No)
Stream Setbacks and Buffers	
Soil Quality Improvement and Maintenance	
Tree Planting and Preservation	
Rooftop and Impervious Area Disconnection	
Porous Pavement	
Green Roofs	
Vegetated Swales	
Rain Barrels and Cisterns	

Post-Construction Calculator Information:

Enter the following data from the State's Post-Construction Calculator:

Pre-project Runoff Volume (ft ³)	
Post-project Runoff Volume (ft ³)	
Net Credit of Volume Credits (ft ³)	

Small Project Submittal Requirements:

The following must be submitted for Small Projects to the plan checker:

- Completed pages 1 and 2 of this Post-Construction Worksheet.
- Site plans showing the selected Site Design Measure(s) (identified in [Section 4.1](#)). The plans must be stamped by a California Civil Professional Engineer if any of the following Site Design Measures were selected: rooftop and impervious area disconnection, porous pavement, or rain cisterns. The plans must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The plans must be stamped by a California Licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, or vegetated swales. The Site Design Measure(s) must be clearly called out on the submitted plans.

- A printout of the results page from the Water Board's SMARTS or Microsoft Excel™ Post-Construction Calculator.

POST-CONSTRUCTION WORKSHEET FOR THE CITY OF RIVERBANK REGULATED PROJECT DMA SUBMITTAL SHEET

Drainage Management Area (DMA) & Project Information:

A separate Regulated Project DMA Submittal Sheet is required to be completed and submitted for each DMA. Refer to Section 5.1 of the Post-Construction Standards Plan for more information about DMAs.

Project Name:	
Project Owner Name:	
Project Address:	
Name of the DMA:	
DMA area (ft ²)	

Selection of Applicable Source Controls:

Indicate which of the following activities or pollutant sources are included in this DMA of the new development or redevelopment. For more information about required Source Control refer to Section 5.2.

Site Design Measures	(Yes / No)
Accidental spills or leaks	
Interior floor drains	
Parking / storage areas and maintenance	
Indoor and structural pest control	
Landscape / outdoor pesticide use	
Pools, spas, ponds, decorative fountains, and other water features	
Restaurants, grocery stores, and other food service operations	
Refuse areas	
Industrial processes	
Outdoor storage of equipment or materials	
Vehicle and equipment cleaning	
Vehicle and equipment repair and maintenance	
Fuel dispensing areas	
Loading docks	
Fire sprinkler test water	
Drain or wash water from boiler drain lines, condensate drain lines, rooftop equipment, drainage sumps, and other sources	
Unauthorized non-storm water discharges	
Building and grounds maintenance	

Hydrologic Soil Group and Soil Type Information:

Enter information concerning the soil types within this DMA. For more information, refer to Table 7 of the Post-Construction Standards Plan.

Soil Type Name	HSG Group (A, B, C, or D)

Low Impact Development (LID) Design Requirements:

Please describe how the project is meeting each of the following LID design requirements. Provide your response in the text box following each requirement or provide responses on a separate sheet.

1. Define the areas of the project that are to be left undisturbed or protected from soil disturbance. Identify sensitive environmental receptors such as water bodies, stream buffers, existing trees, riparian areas, and habitat areas.

2. How is the project concentrating development on portions of the site with less permeable soils and preserving areas that can promote infiltration?

3. How is the project limiting the overall impervious coverage of the site consisting of paving and roofs?

4. If applicable, how much setback is there of the development from creeks, wetlands, and riparian habitats?

5. List and describe the trees that will be preserved.

6. Describe how the new development or redevelopment site layout will conform along natural landforms.

7. Describe how the project is avoiding excessive grading and disturbance of vegetation and soils.



8. Describe how the new development or redevelopment is replicating the site's natural drainage patterns.



9. Describe how the project will detain and retain runoff through the new development and redevelopment site.



Pre- and Post-Development Project Hydrology Information:

Provide the following hydrology information for this DMA

Pre-development Conditions:

Percent Impervious	
Average runoff coefficient for this DMA	
Peak flow rate (ft ³ /sec) for this DMA using the 2-year 24-hour design value discussed in Section 5.5 .	

Post-development Conditions:

Percent Impervious	
Average runoff coefficient for this DMA	
Peak flow rate (ft ³ /sec) for this DMA using the 2-year 24-hour design value discussed in Section 5.5 .	

Selection of Site Design and Treatment Control Measures:

Indicate which Site Design and Treatment Control Measures will be used for this DMA. For more information, refer to [Table 3](#). Provide calculations and design drawings for the selected measures per the submittal requirements describe in [Section 5.6](#).

Site Design or Treatment Control Measure	Sizing Criteria	Selected? (Yes / No)	Enter the Calculated Design Capture Volume or Flow Rate for the Selected Measure
Stream setbacks and vegetated buffers (Site Design Measure)	Flow		
Soil quality improvement (Site Design Measure)	Volume		
Tree planting and preservation (Site Design Measure)	SMARTS Calculator		
Porous pavement (Site Design Measure)	Volume		
Green roofs (Site Design Measure)	Volume		
Vegetated swales (Site Design Measure)	Flow		
Rain harvesting and reuse (Site Design Measure)	Volume		
Bioretention and rain gardens (Treatment Control Measure)	Volume		
Infiltration trench, Flow-through Planter, or Tree Wells (Treatment Control Measure)	Volume and Flow		
Retention and detention basins (Treatment Control Measure)	Volume		

Variations and Exceptions:

Identify any applicable variations or exceptions for this DMA.

Condition	Allowed Variation	Applicable to this DMA? If so, explain.
Facilities located within 10 feet of structures or other potential geotechnical hazards established by the geotechnical expert for the project	May incorporate an impervious cutoff wall between the bioretention / infiltration facility and the structure or other geotechnical hazard	
Facilities with documented high concentrations of pollutants in underlying soil or groundwater, facilities located where infiltration could contribute to a geotechnical hazard, and facilities located on elevated plazas or other structures	May incorporate an impervious liner and may locate the underdrain discharge at the bottom of the subsurface drainage/storage layer (this configuration is commonly known as a “flow-through planter”)	
Facilities located in areas of high groundwater, highly infiltrative soils or where connection of underdrain to a surface drain or to a subsurface storm drain are infeasible	May omit the underdrain	
Facilities serving high-risk areas such as fueling stations, truck stops, auto repairs, and heavy industrial sites	Are required to provide additional treatment to address pollutants of concern prior to the flow reaching the infiltration facility	

If infiltration is not feasible for this DMA, please provide an explanation of the infeasibility and a description of the alternate non-infiltrating treatment control measure(s) that will be used in accordance with the development requirements in Section 5.4.4.

Regulated Project Submittal Requirements:

The following must be submitted for Regulated Projects to the plan checker:

- The completed Post-Construction Worksheet including page 1 and, for each DMA, pages 3 – 10.
- A separate site plan for each DMA must be submitted. If there are multiple DMAs, a key map showing the location of the DMAs in relationship to one another and the entire site is required to be submitted. Each DMA site plan is required to show the following information:
 - ✓ DMA name and boundary;
 - ✓ The selected Site Design and Treatment Control Measures (identified in [Table 3](#));
 - ✓ The total drainage area in square feet of the DMA;
 - ✓ The pre-development peak flow rate at the point(s) of discharge;
 - ✓ The predicted post-development peak flow rate at the point(s) of discharge;
 - ✓ Areas of existing impervious surfaces (pre-development);
 - ✓ Proposed areas of impervious surfaces (post-development);
 - ✓ Setbacks from creeks, wetlands, and riparian habitats;
 - ✓ Existing topography and drainage patterns (pre-development);
 - ✓ Proposed topography and drainage patterns (post-development);
 - ✓ Soil types, soil type boundaries within the DMA, and their Hydrologic Soil Group Classification rating (A, B, C, or D); and
 - ✓ Trees, vegetation, and sensitive environmental areas to be protected and preserved.

Each plan must be stamped by a qualified licensed professional. The plans must be stamped by a California Civil Professional Engineer if any of the following control measures were selected: rooftop and impervious area disconnection, porous pavement, rain cisterns, bioretention or rain gardens, infiltration trench, or retention or detention basins. The plans must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The plans must be stamped by a California licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, vegetated swales, bioretention and rain gardens. The selected Site Design and Treatment Control Measure(s) must be clearly called out on the submitted plans.

- Design drawings for the proposed Treatment Control Measures showing a plan view, elevation view, and subsurface cross-sections must be submitted. Sufficient detail and specifications should be included in these drawings to provide for adequate plan check review and for the construction of the treatment “facility”. Each design drawing must be stamped by a qualified licensed professional. The drawings must be stamped by a California Civil Professional Engineer if any of the following control measures were selected: rooftop and impervious area disconnection, porous pavement, rain cisterns, bioretention or rain gardens, infiltration trench, or retention or detention basins. The drawings must be stamped by a California Structural Professional Engineer if a green roof was selected or if there is a significant structural aspect to the rain cisterns and collection system. The drawings must be stamped by a California licensed Landscape Architect if any of the following Site Design Measures were selected: stream setbacks and buffers, soil quality improvement, vegetated swales, bioretention and rain gardens.

- A print out of the results page from the MS Excel™ Volumetric BMP Sizing Tool for each DMA and control measure that requires the volumetric sizing criteria is required to be submitted. (Refer to [Appendix 6](#) for information on how to download the tool.)
- Calculations stamped by the appropriate licensed individual (as described above) for each DMA and control measure that requires flow-based sizing criteria must be included with the submittal.
- An Operation and Maintenance Plan and signed Statement of Responsibility for the proposed treatment control measures must accompany the submittal (refer to [Section 6](#) and [Appendix 9](#)).

APPENDIX 9 – O&M PLAN AND CERTIFICATE OF RESPONSIBILITY FORM

OPERATION & MAINTENANCE (O&M) PLAN and STATEMENT OF RESPONSIBILITY

Property Owner Information:

Property Owner Name:					
Name of Contact Person:					
Mailing Address:					
City:		State:		Zip:	
Telephone:			Email:		

Development Information:

Name of Development					
Development Address:					
City:		State:		Zip:	
Assessor Parcel No.:					
Name of Person or Organization Responsible for Performing Inspections and Maintenance of the Treatment Control Measures:					
Mailing Street Address:					
City:		State:		Zip:	
Telephone:			Email:		

Treatment Control Measures:

List the treatment control measures at the development and their inspection frequencies (minimum of once per year). For each treatment control measure, describe conditions that require maintenance or repair. Describe preventative maintenance needed to keep the treatment control measure effective.

Treatment Control Measure	Inspection Frequency	Describe Conditions that Require Maintenance / Repair and Describe Routine Preventative Maintenance

STATEMENT OF RESPONSIBILITY

THIS AGREEMENT is made and entered into in _____, California,
this ____ day of _____, by and between _____
hereinafter referred to as "Owner" and the City of Riverbank;

WHEREAS, the Owner owns real property ("Property") in the City of Riverbank, State of California, depicted on the attached map, which are attached hereto;

WHEREAS, at the time of initial approval of the development project known as _____ within the Property described herein, the City of Riverbank required the project to employ on-site control measures to minimize pollutants in urban runoff;

WHEREAS, the Owner has chosen to install the following treatment control measures: _____, hereinafter referred to as "facilities", as the on-site control measures to minimize pollutants in urban runoff;

WHEREAS, said facilities have been installed in accordance with the requirements of the City of Riverbank Post-Construction Standards Plan and the Owner's plans and specifications accepted by the City of Riverbank;

WHEREAS, said facilities, with installation on private property and draining only private property, is a private facility with all operation, maintenance and replacement, therefore, the sole responsibility of the Owner in accordance with the terms of this Agreement;

WHEREAS, the Owner is aware that periodic and continuous maintenance (as described on page 1 of this O&M Plan), including, but not necessarily limited to, sediment removal, is required to assure peak performance of the facilities and that, furthermore, such maintenance activity will require compliance with all Local, State, or Federal laws and regulations, including those pertaining to confined space and waste disposal methods, in effect at the time such maintenance occurs;

NOW THEREFORE, it is mutually stipulated and agreed as follows:

1. Owner hereby provides the City of Riverbank or City of Riverbank's designee complete access, of any duration, to the facilities and its immediate vicinity at any time, upon reasonable notice, or in the event of emergency, as determined by City of Riverbank with no advance notice, for the purpose of inspection, sampling, testing of the facilities, and in case of emergency, to undertake all necessary repairs or other preventative measures at owner's expense as provided in paragraph 3 below. The Owner/Operator shall retain all operation and maintenance records at the facility for City of Riverbank inspection, and a copy shall be provided to the City of Riverbank if requested. The City of Riverbank shall make every effort at all times to minimize or avoid interference with Owner's use of the Property.
2. Owner shall use its best efforts to diligently maintain the facilities in a manner assuring peak performance at all times. All reasonable precautions shall be exercised by Owner and Owner's representative or contractor in the removal and extraction of material(s) from the facilities and the ultimate disposal of the material(s) in a manner consistent with all relevant laws and regulations in effect at the time. When requested from time to time by the City of Riverbank, the Owner shall provide the City of Riverbank with documentation identifying the material(s) removed, the quantity, and disposal destination.
3. In the event Owner, or its successors or assigns, fails to accomplish the necessary maintenance contemplated by this Agreement, within five (5) days of being given written notice by the City of Riverbank, the City of Riverbank is hereby authorized to cause any maintenance necessary to be done

and charge the entire cost and expense to the Owner or Owner's successors or assigns, including administrative costs, attorney fees and interest thereon at the maximum rate authorized by the Municipal Code from the date of the notice of expense until paid in full, and Owner hereby agrees to pay such charge within 30 days of receipt of City of Riverbanks written demand for payment.

4. The City of Riverbank may require the owner to post security in form and for a time period satisfactory to the City of Riverbank of guarantee the performance of the obligations stated herein. Should the Owner fail to perform the obligations under the Agreement, the City of Riverbank may, in the case of a cash bond, act for the Owner using the proceeds from it, or in the case of a surety bond, require the sureties to perform the obligations of the Agreement. As an additional remedy, the City of Riverbank may withdraw any previous storm water related approval with respects to the property on which the facilities have been installed until such time as Owner repays to City of Riverbank its reasonable costs incurred in accordance with paragraph 3 above.
5. The Owner will be sent an annual self-certification form each year by the City of Riverbank to certify that all of the inspections and maintenance have been performed per page 1 of this O&M Plan and that the facilities are in effective working condition. The Owner has 60 days to complete and return the annual self-certification form to the City of Riverbank. If the report is not received within the 60-day period, the City of Riverbank will perform the inspection and assessment; and the Owner will be billed for it as described above.
6. In event of legal action occasioned by any default or action of the Owner, or its successors or assigns, then the Owner and its successors or assigns agree(s) to pay all costs incurred by the City of Riverbank in enforcing the terms of this Agreement, including reasonable attorney fees and costs, and that the same shall become a part of the lien against said Property.
7. It is the intent of the parties hereto that burdens and benefits herein undertaken shall constitute covenants that run with said Property and constitute a lien there against.
8. The obligations herein undertaken shall be binding upon the heirs, successors, executors, administrators and assigns of the parties hereto. The term "Owner" shall include not only the present Owner, but also its heirs, successors, executors, administrators, and assigns. Owner shall notify any successor to title of all or part of the Property about the existence of this Agreement. Owner shall provide such notice prior to such successor obtaining an interest in all or part of the Property. Owner shall provide a copy of such notice to the City of Riverbank at the same time such notice is provided to the successor.
9. Any notice or demand for payment to a party required or called for in this Agreement shall be served in person, or by deposit in the U.S. Mail, first class postage prepaid, to addresses listed on Page 1 of this agreement either for the Owner or the City of Riverbank. Notice(s) shall be deemed effective upon receipt, or seventy-two (72) hours after deposit in the U.S. Mail, whichever is earlier. A party may change a notice address only by providing written notice thereof to the other party.

IN WITNESS THEREOF, the parties hereto have affixed their signatures as of the date first written above.

City of Riverbank

By _____

Name of Development: _____

By _____

PROPERTY OWNER

Name _____

Title _____

APPENDIX 10 – LIST OF COLLABORATING MUNICIPALITIES

Collaborating Phase II MS4s:

Cities

City of Atwater
City of Ceres
City of Shasta Lake
City of Escalon
City of Lathrop
City of Merced
City of Oakdale
City of Redding
City of Ripon
City of Riverbank
City of Turlock
City of West Sacramento

Counties

Shasta County
Stanislaus County
Yuba County

Non-Traditional MS4s

Tracy Unified School District