CITY COUNCIL / LRA BOARD
Mayor/Chair
Richard D. O'Brien
Vice Mayor/Chair (CM-D1) Luis Uribe
Council/Authority Members
District 2 Rachel Hernandez
District 3 Cal Campbell
District 4 Darlene Barber-Martinez

City of Riverbank
Regular City Council and
Local Redevelopment Authority
Board Meetings
(via Virtual Platform Only)
Council Chambers is located at
6707 Third St., Suite B
Riverbank, CA 95367

choose civility

AGENDA

TUESDAY, JUNE 22, 2021– 6:00 P.M.

(THE AGENDA PACKET IS ONLINE AT HTTP://WWW.RIVERBANK.ORG/AGENDACENTER)

NOTICE:* *THIS MEETING WILL BE HELD IN ACCORDANCE WITH THE GOVERNOR'S NEW EXECUTIVE ORDER N-29-20, ISSUED ON MARCH 17, 2020, REGARDING THE OPEN MEETING REQUIREMENTS OF THE RALPH M. BROWN ACT (CALIFORNIA GOVERNMENT CODE SECTION 54950, ET SEQ.), AND THE FEDERAL AMERICANS WITH DISABILITIES ACT IN AN EFFORT TO HELP AVOID THE SPREAD OF COVID-19, TO MAXIMIZE TRANSPARENCY, AND PROVIDE PUBLIC ACCESS TO CITY COUNCIL MEETINGS.

1. CALL TO ORDER

2. FLAG SALUTE

3. ROLL CALL

4. AGENDA CHANGES

5. 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.*

6. 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 3 minutes or as stated by the presiding Officer.** Under State Law, matters presented during the public comment period cannot be discussed or acted upon.

Refer to the last page of this agenda for the Public Comment Procedures via ZOOM.

7. PRESENTATIONS (Informational only)

Item 7.1. Presentation – Proclamation Recognizing June 2021 as LGBTQ+ Pride Month in the City of Riverbank

Item 7.2. Presentation – City of Riverbank Redistricting Process

8. 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 requested by an individual Council/Authority Member or member of the public for special consideration. Otherwise, the recommendation of staff will be accepted and acted upon by motion of the City Council/LRA Board.

Item 8.1. Waive Readings. All Readings of ordinances and resolutions, except by title, are waived.

Item 8.2. A **Resolution** Approving the Transportation Development Act Local Transportation Fund (LTF) Non-Transit Claim for Fiscal Year 2020/2021 Other Purposes and Amending the Budget for the City of Riverbank to Conform to Said Claim.

Item 8.3. A **Resolution** to Amend Resolution No. 2021-004 for a Technical Revision of the Approved SB-1 Funded Project List for Fiscal Year 2021-2022 to Reflect the State's Required Estimated Minimum and Maximum Useful Life of Each Project.

9. PUBLIC HEARINGS

The Public Hearing Notice for each Item was published in the Riverbank News on 06/09/2021.

Item 9.1. **Two Resolutions for Each Landscape and Lighting District to: 1.) Amend and/or Approve the Engineer's Report and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2021/2022; and 2.) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2021/2022. The Districts are:**

9.1-A: Consolidated Landscaping & Lighting District

9.1-B: Ridgewood Place Landscaping & Lighting District

9.1-C: River Cove Landscaping & Lighting District No. 1

9.1-D: Sierra Vista Estates Landscaping & Lighting District

9.1-E: Crossroads Landscaping & Lighting District

It is recommended that the City Council adopt the Resolutions corresponding to each District amending and/or approving the Engineer's Report and ordering the levy and collection of annual assessments for the Landscaping and Lighting Districts for Fiscal Year 2021/2022.

Item 9.2. **A Resolution for Each Storm Drain Maintenance District Ordering the Levy and Collection of Assessments for Fiscal Year 2020/2021. The Districts are:**

9.2-A: Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands)

9.2-B: Riverbank Storm Drain Maintenance Benefit Assessment District No. 05-01 (Sterling Ridge)

It is recommended that the City Council adopt the Resolutions corresponding to each District ordering the levy and collection of annual assessments for the Riverbank Storm Drain Districts for Fiscal Year 2021/2022.

Item 9.3. **A Resolution Adopting the Fiscal Year 2021-2022 Annual Operating Budget** – It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2021-2022 Annual Operating Budget.

LRA Item 9.4. **A Resolution Continuing the Fiscal Year 2020-2021 Local Redevelopment Authority Annual Budget -** It is recommended that the Board consider adopting a Resolution which will allow the Fiscal 2020-2021 Budget to be continued for a period of no longer than 60 days. A public notice will be published at least 10 days in advance of its presentation should it be presented after the regular July 27th City Council meeting.

10. NEW BUSINESS

Item 10.1. **Presentation of the 2021 Illegal Fireworks Enforcement Strategy Update by Chief Ridenour** – It is recommended that the City Council hear an update from Police Chief Ridenour on the 2021 4th of July illegal fireworks enforcement strategy.

Item 10.2. **A Resolution Approving the Mayor and City Manager to Execute a Landscaping and Maintenance Agreement with Caltrans for the Callandar Avenue Complete Street Project (Caltrans Permit Number 1020-NMC-0020) Subject to Any Minor Revisions Recommended by the City Attorney in Addition to Any Recommended Changes Suggested by the City of Riverbank's Risk Management Authority** – It is recommended that the City Council consider the proposed resolution approving the maintenance agreement for the Callandar Ave Complete Street (Crosswalk) project.

11. COMMENTS/REPORTS

A brief report on notable attendance of a meeting or conference or other notable topics of City business shall be made. The Brown Act does not allow for discussion or action of items by the City Council/LRA Board during this time.

Item 11.1. Staff

Item 11.2. Council/Authority Member

Item 11.3. Mayor/Chair

12. CLOSED SESSION

The public will have a limit of **3 minutes** to comment on Closed Session item(s) as set forth on the agenda prior to the City Council/LRA Board adjourning to Closed Session.

Item 12.1. **CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION**
Pursuant to Government Code § 54956.9 Subdivision (d)(1)

Name of case: *City of Riverbank Local Redevelopment Authority v. Carlson Morgan, LLC*; Stanislaus County Superior Court case number UD-21-000274.

Item 12.2. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**
Pursuant to Government Code Section 54956.8
Property: 3344 Sierra Street; APN 132-017-018
Agency Negotiator: Sean Scully, City Manager
Property Negotiator: Sandra and Curtis Arlt
Under Negotiation: Price, terms of payment, or both

Item 12.3. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**
Pursuant to Government Code Section 54956.8
Property: 6435 8th Street; APN 132-015-038
Agency Negotiator: Sean Scully, City Manager
Property Negotiator: Evelyn A. Mitchell 2013 Rev. Trust, Jan Tlascala
Under Negotiation: Price, terms of payment, or both

Item 12.4. **CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION**
Pursuant to subdivision (b) of Government Code § 54956.9:
Number of cases: (1) potential case

13. ADJOURNMENT OF THE PUBLIC PORTION OF THE MEETING

The City Council and the LRA Board will be going into Closed Session.

14. REPORT FROM CLOSED SESSION

The Mayor's report on the Closed Session Items will be made to the City Clerk, and the report will be reflected in the Minutes of this meeting. Anyone interested in obtaining the report may contact the City Clerk at cityclerk@riverbank.org or call (209) 863-7198.

15. ADJOURNMENT OF THE REGULAR MEETING (Immediately after Closed Session)

(The next regular meeting City Council meeting of July 13th is Canceled. The City Council will meet again on Tuesday, July 27, 2021 at 6:00 p.m.)

AFFIDAVIT OF POSTING

I hereby certify under penalty of perjury, under the laws of the State of California that the foregoing agenda was posted on an accessible public location, and the City's website 72 hours prior to the meeting in accordance to the California Ralph M. Brown Act.
Posted this Thursday, June 17, 2021
/s/*Annabelle H. Aguilar, CMC, City Clerk of Riverbank*

ADA COMPLIANCE STATEMENT

In compliance with the Americans with Disabilities Act, and the Governor's Executive Order N-29-20, the City will make every effort to make reasonable modifications or accommodations from individuals with disabilities. Contact the Administration Dept. at (209) 863-7122 or the City Clerk at aaguilar@riverbank.org at least (48) hours prior to the meeting to enable the City to make reasonable arrangements for accessibility.

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.

PUBLIC PARTICIPATION PROCEDURES FOR THE CITY COUNCIL/LRA MEETINGS HELD IN A TELECONFERENCE OR VIRUAL PLATFORM IN CONFORMANCE WITH THE GOVERNOR'S EXECUTIVE ORDER N-29-20

CHANGES TO THIS NOTICE OF PROCEDURES

In accordance with the Governor's Executive Order, should the meeting procedures change, the City may use the most rapid means of communication available at the time including, but not limited to, posting the notice of changes on the City's website.

PUBLIC "LIVE" VIEWING

- Charter Government Channel – 2
- AT&T U-VERSE Government Channel – 99
- YouTube Live https://www.youtube.com/channel/UCq2x8QChEcknBq7uuJLcZow
- Via ZOOM Platform (See instructions below)

SUBMITTING PUBLIC COMMENTS

Via Mail Service: Mail comments to City of Riverbank, Attn. City Clerk, 6707 Third Street, Suite A, Riverbank, CA 95367. (Must be received **by 4:00 p.m.** on the day of the meeting.)

Via Email to cityclerk@riverbank.org:

- Written comments must be received **by 4:00 p.m.** on the day of the meeting; and
- Indicate Agenda Item # in the ***subject line***.

Join via ZOOM Platform:

- Visit https://zoom.us/j/94943925973?status=success for a free account or to download the app.
- Join by this link: https://us02web.zoom.us/j/86180349865
- Join by accessing website: https://zoom.us/join
  - **Webinar ID: 861 8034 9865**
- Join by telephone:**1 669 900 9128 or +1 346 248 7799 plus Webinar ID**

HOW DO I COMMENT? The Mayor will announce when public comment may be made for the agenda item being considered, at which time you will:

- Using a computer – click on the "raise hand" feature in the webinar controls. This will let us know you wish to speak.
  - Once you confirm that you want to be unmuted, your 3 minutes will begin for you to make your comments.
- Using a Phone – press ***9** to "raise the hand".
  - Once you confirm that you want to be unmuted, your 3 minutes will begin for you to make your comments.

Learn about using ZOOM - Visit https://support.zoom.us/hc/en-us/categories/201146643

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 7.1

SECTION 7: PRESENTATIONS

Meeting Date:	June 22, 2021
Subject:	Presentation – Proclamation Recognizing June 2021 as LGBTQ+ Pride Month in the City of Riverbank
Submitted by:	Sean Scully, City Manager

RECOMMENDATION

It is recommended that the Mayor read the Proclamation in recognition of the June 2021 as LGBTQ+ Pride month in the City of Riverbank.

SUMMARY

In many different areas regionally, throughout the Country and throughout the World the month of June has become a symbolic month in which the LGBTQ+ community and supporters come together in various celebrations of pride. The City of Riverbank has committed itself to the principles of equality and inclusion and therefore the attached proclamation recognizes the month of "Pride" and the associated commitment to equality and inclusion.

ATTACHMENTS

1. Proclamation

CITY OF RIVERBANK

PROCLAMATION

PRIDE MONTH
JUNE 2021

WHEREAS, this nation was founded upon and is guided by a set of principles, including that every person has been created equal, that all have rights to their life, liberty and pursuit of happiness, and that all shall be afforded the full recognition and protection of the law; and

WHEREAS, the City of Riverbank has been and continues to be a place that values all people while recognizing and appreciating the importance of equality and freedom; and

WHEREAS, the City of Riverbank is strengthened by and thrives upon the rich diversity of ethnic, cultural, racial, sexual orientation and gender identities of its residents, all of which contribute to the vibrant character of the Town; and

WHEREAS, it is imperative to acknowledge the need for education and awareness to end all types discrimination; and

WHEREAS, residents who are part of the LGBTQ+ community contribute to the enrichment of our community; and

WHEREAS, June has become a symbolic month in which the LGBTQ+ community and supporters come together in various celebrations of pride.

Now, Therefore, Be It Resolved that the City Council of the City of Riverbank does hereby proclaim June as "LGBTQ+ Pride Month" in the City and encourages all residents to recognize the contributions made by members of the LGBTQ+ community and to actively promote the principles of equality and liberty.

JUNE 22, 2021

Richard D. O'Brien

Mayor

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 7.2

SECTION 7: PRESENTATION

Meeting Date:	June 22, 2021
Subject:	Presentation - Redistricting Process
From:	Sean Scully, City Manager
Submitted by:	Tom Hallinan, City Attorney

RECOMMENDATION

It is recommended that the City Council receive the report.

SUMMARY

Once the 2020 federal census is completed, National Demographics Corporation will begin assisting the City with its redistricting process consistent with the law as set forth below.

BACKGROUND

In 2015, after a series of outreach meetings, the City selected boundaries and a District Map. In 2016, the City held it's first district elections. The next City elections will be held in 2022. State law requires the City Council review and adjust the boundaries of its districts to ensure compliance with the Voting Rights Act after each census.

The California Voting Rights Act was enacted to implement the California constitutional guarantees of equal protection and the right to vote. The purpose of the CVRA is to prevent an at-large election system from diluting minority voting power and impairing underrepresented groups from influencing the outcome of a race.

Following the Council's transition to district elections, the State enacted two additional laws governing the redistricting process. The first is called the Fair Maps Act which creates standardized redistricting criteria aimed to keep communities of interest together and prohibit partisan gerrymandering. It also expanded community outreach and public hearing requirements and timelines.

STRATEGIC PLAN

This is an independent action which is required outside of the City's Strategic Plan.

FINANCIAL IMPACT

The City recently awarded a contract to National Demographics in the amount of $55,000 to assist the City in complying with the decennial Redistricting Process.

ATTACHMENT

There are no attachments to this item.

RIVERBANK CITY COUNCIL / LRA AGENDA ITEM NO. 8.1

SECTION 8: CONSENT CALENDAR

Meeting Date:	June 22, 2021
Subject:	Waiver of Readings
From:	Sean Scully, 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 any proposed ordinances and resolutions for consideration, except by title.

SUMMARY

In lieu of reading the entire text of a proposed ordinance or resolution that is introduced for consideration for adoption and approval, by majority vote, the City Council/LRA Board may waive the reading of the text and introduce the ordinance or resolution by title only for the record.

The full text of the proposed ordinances and resolutions, and any related documents that are part of the agenda packet, are available for review by the public on the City's website and in the City Clerk's office at City Hall (North) upon distribution to a majority of the City Council/LRA Board; typically 72 hours prior to the scheduled date and time of the meeting.

FINANCIAL IMPACT

There is no financial impact to this item.

ATTACHMENTS

There are no attachments to this report.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 8.2

SECTION 8: CONSENT CALENDAR

Meeting Date:	June 22, 2021
Subject:	A **Resolution** Approving the Transportation Development Act Local Transportation Fund (LTF) Non-Transit Claim for Fiscal Year 2020/2021 Other Purposes and Amending the Budget for the City of Riverbank to Conform to Said Claim
From:	Sean Scully, City Manager
Submitted by:	Kathleen Cleek, Development Services Administration Manager

RECOMMENDATION

It is recommended that the City Council approve Resolution authorizing staff to submit Transportation Development Act Local Transportation Fund Non-Transit Claim for Fiscal Year 2020/2021 in the amount of $43,932 to the Stanislaus Council of Governments (StanCOG) and amend budget to conform to said claim.

SUMMARY

The City receives funding through the Transportation Development Act Local Transportation Fund for various transit, street, and non-motorized purposes. The money is allocated, through the Stanislaus Council of Governments (StanCOG) to each City in Stanislaus County based upon population. In order to receive the funds, the City must submit an annual claim form. The funds the City will be receiving are Non-motorized funds and must be used for non-motorized purposes. The attached resolution and claim form are provided for your consideration.

Last year the City received $40,378 in non-motorized funds for Fiscal Year 2018/19. The non-motorized funds from last year along with this year's funds total $84,310 and will be used to make ADA improvements.

STRATEGIC PLAN

This is directly related to the Strategic Plan Goal of **Improve Public Safety:** "Public Safety continues to be a top priority for the City Council. In this context, Public Safety includes law enforcement, and the maintenance and improvement of infrastructure such as roadways and the water system".

Strategies include:

2.5 b. Continue to support enhancements for Safe Routes to Schools.

FINANCIAL IMPACT

The City will receive for Fiscal Year 2020/2021 $43,932 for non-motorized projects.

ATTACHMENT

1. Resolution
2. Local Transportation Fund Claim for Other Purposes Fiscal Year 2020/2021

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, APPROVING THE TRANSPORTATION DEVELOPMENT ACT LOCAL TRANSPORTATION FUND NON-TRANSIT CLAIM FOR FISCAL YEAR 2020/2021 AND AMENDING THE BUDGET FOR THE CITY OF RIVERBANK TO CONFORM TO SAID CLAIM

WHEREAS, the Stanislaus Council of Governments (StanCOG) has been designated as the Transportation Planning Agency with the responsibility to administer the distribution of Local Transportation Funds and State Assistance Funds; and

WHEREAS, StanCOG has presented the City of Riverbank with a Transportation Development Act Local Transportation Fund Non-Transit Claim for Fiscal Year 2020/2021 Other Purposes for funds to be paid to the City of Riverbank from the Local Transportation Fund; and

WHEREAS, the Riverbank City Council must amend its Final Budget for Fiscal year 2020/2021 to conform to the claims for Local Transportation Funds.

NOW, THEREFORE, be it resolved that the City Council of the City of Riverbank hereby approves the following:

1. The LTF Claim for Fiscal Year 2020/2021Other Purposes in the amount of $43,932 for Non-Motorized Projects is hereby approved for submission to StanCOG; and

2. The Finance Director of the City of Riverbank is hereby authorized to execute the claim and to amend the annual budget of the City of Riverbank for Fiscal Year 2020/2021 to conform to the Local Transportation Fund and claim for State Transit Assistance Funds.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; motioned by Councilmember , seconded by Councilmember , 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

TRANSPORTATION DEVELOPMENT ACT
LOCAL TRANSPORTATION FUND
CLAIM FOR FISCAL YEAR 2020/21 OTHER PURPOSES

TO: Stanislaus Council of Governments
1111 I Street, Suite 308
Modesto, CA 95354

FROM:

Applicant:	City of Riverbank			
Address:	6707 /Third Street			
City	Riverbank		Zip:	95367
Contact Person:	Kathleen Cleek		Phone:	(209) 8637170
E-mail Address:	kcleek@riverbank.org		Fax:	(209) 869-1849

The City of Riverbank hereby requests, in accordance with the Transportation Development Act and applicable rules and regulations, that its claim for other purposes be approved in the amount of $ 43,932 for fiscal year 2020/21, to be drawn from the Local Transportation Fund.

When approved, please transmit this claim to the County Auditor for payment. Approval of the claim and payment by the County Auditor to this applicant is subject to such monies being on hand and available for distribution, and to the provisions that such monies will be used only in accordance with the terms contained in the approving resolution to the Stanislaus Council of Governments.

The claimant certifies that this Local Transportation Fund claim and the financial information contained therein is reasonable and accurate to the best of my knowledge and conforms with the requirements of the Transportation Development Act and applicable rules and regulations.

Submitted by: ____________________

Title: Assistant City Manager/Finance Director

Date: 8-Jun-21

StanCOG Board of Directors:

Date of approval: ____________________

Resolution #: ____________________

____
StanCOG Approving Authority

CLAIMANT: City of Riverbank

LOCAL TRANSPORTATION FUND
CLAIM FOR OTHER PURPOSES
FY 2020/21

TABLE 1

1.	Planning, Local --PUC 99262/99402	$	-
2.	Transit ____________________ *	$	-
3.	Streets and Roads --PUC 99400 (a)	$	-
4.	Nonmotorized - 2% LTF funds --PUC 99233.2/99234	$	43,932
5.	Nonmotorized - Other LTF funds --PUC 99233.2/99234	$	-
6.	**TOTAL CLAIM**	**$**	**43,932**

This table is to be filled out by StanCOG staff

City of Riverbank
Total LTF available to be claimed for other purposes:

FY 2018/19 Nonmotorized supplemental	$	1,550
FY 2019/20 Nonmotorized apportionment	$	20,063
FY 2019/20 Nonmotorized supplemental	$	1,013
FY 2020/21 Nonmotorized apportionment	$	21,306
Total 2% Nonmotorized	$	43,932
Total available to be claimed at this time	**$**	**43,932**

*** If you have proposed transit expenditures, please fill in the appropriate PUC Code.**

CLAIMANT: City of Riverbank

NONMOTORIZED PROJECTS
FY 2020/21
(Use additional forms if necessary)

TABLE 2
BREAKDOWN BY PROJECT

BRIEFLY DESCRIBE PROJECTS AND EXPENDITURES INCLUDED IN THE 3 YEAR PERIOD BELOW

ID	PROJECT TITLE	MODE: BIKE	MODE: PED	MODE: PLAN	FOR BIKE PROJECTS ONLY: PROJECT IN StanCOG's BIKE PLAN *	FOR BIKE PROJECTS ONLY: PROJECT IN CITY/CO BIKE PLAN *	2018/19 ACTUAL EXPENDITURES	2019/20 ESTIMATED EXPENDITURES	2020/21 CLAIM	ACTUAL / ESTIMATED EXPENDITURES FOR 3 YEAR PERIOD
	Bicycle Lane Striping	X	X				$20,000.00	$0.00	$0.00	$20,000.00
	Active Transportation Plan	X	X	X			$129,175.61	$0.00	$0.00	$129,175.61
	Sidewalk/ADA Ramps		X				$20,000.00	$40,378.00	$43,932.00	$104,310.00
							$0.00	$0.00	$0.00	$0.00
							$0.00	$0.00	$0.00	$0.00
TOTAL FUNDS APPROPRIATED TO PROJECTS							**$169,175.61**	**$40,378.00**	**$43,932.00**	**$253,485.61**

TABLE 3
BREAKDOWN BY CATEGORY

RECORD LTF FUNDS ONLY

	% of Total Expenditures	2016/17 Actual	2017/18 Actual	2018/19 Actual	2019/20 Estimate	2020/21 Claim	5 Year Total
Bicycle facilities	7.89%	$0.00	$0.00	$20,000.00	$0.00	$0.00	$20,000.00
Pedestrian facilities	41.15%	$0.00	$0.00	$20,000.00	$40,378.00	$43,932.00	$104,310.00
Preparation of Bicycle Plan	50.96%	$0.00	$0.00	$129,175.61	$0.00	$0.00	$129,175.61
TOTAL AMOUNT OF BIKE/PED EXPENDITURES		**$0.00**	**$0.00**	**$169,175.61**	**$40,378.00**	**$43,932.00**	**$253,485.61**

DOES THIS CLAIM MEET THE MINIMUM 50% BICYCLE EXPENDITURE STANCOG PERFORMANCE STANDARD? **YES**

StanCOG 50% bicycle expenditure requirement: The 5 year bicycle expenditures must be 50% or greater.

TABLE 4
FUNDS HELD IN RESERVE AT JURISDICTION

RECORD LTF FUNDS ONLY

	2017/18	2018/19	2019/20	2020/21
Fiscal year beginning fund balance	$0.00	$0.00	$0.00	$0.00
Plus fiscal year 2% nonmotorized claim	$0.00	$0.00	$0.00	$0.00
Plus interest	$0.00	$0.00	$0.00	$0.00
Minus nonmotorized expenditures	$0.00	$0.00	$0.00	$0.00
Fiscal year ending fund balance	**$0.00**	**$0.00**	**$0.00**	**$0.00**

1.	Prior year(s) LTF carryover held by jurisdiction applied towards FY 2020/21 Nonmotorized claim (TABLE 4)	$40,378
2.	Interest earned on previously paid LTF funds held by jurisdiction (required by State law) (TABLE 4)	$0
3.	FY 2020/21 Nonmotorized 2% funds applied towards FY 2020/21 projects (must match Page 2, Line 4)	$43,932
4.	FY 2020/21 Other LTF funds applied towards Nonmotorized claim (must match Page 2, Line 5)	$0
5.	FY 2020/21 Nonmotorized 2% funds to be held at StanCOG	$0
6.	Total of lines #1 through #5 above	$84,310

*** SEE PAGE 3b FOR NONMOTORIZED REGULATIONS/POLICIES AND NOTES**

NONMOTORIZED PROJECTS
FY 2020/21
(Continued)

NONMOTORIZED REGULATION/POLICY REMINDERS:

A. State law allows a jurisdiction to use LTF to update a Bicycle Action Plan once every five years (PUC 99234(h)).

B. State law allows a jurisdiction to use up to 20% of the amount available each year to restripe Class II bicycle lanes (PUC 99234(h)).

C. State law allows a jurisdiction to use up to 5% of the amount available each year to supplement moneys from other sources to fund bicycle safety education programs, but the funds shall not be used to fully fund the salary of any one person (PUC 99233.3).

D. All funds must be spent within five years of receipt. Over the five-year period shown in Table 3, at least 50% of funds must be spent for bicycle purposes. StanCOG will not allocate funds to any jurisdiction which is in violation of these policies.

NOTES:

* By StanCOG policy, all bike projects must appear in either StanCOG's Bicycle Action Plan, or in a City or County bicycle plan, to be eligible for LTF funding.

** Beginning with FY 2003/04, nonmotorized funds will only be allocated by StanCOG for specific projects. If no project is identified, funds will be held in reserve at StanCOG for eventual use by that jurisdiction.

CLAIMANT: City of Riverbank

ANNUAL PROJECT AND FINANCIAL PLAN

PROJECTS FOR OTHER PURPOSES
FY 2020/21

(Use additional forms as necessary)

TABLE 5

Briefly describe all proposed projects and indicate proposed project expenditures

Project Title & Brief Description	Will this Project add new travel lanes? **Yes or No**	Will this Project use Federal Funds? **Yes or No**	Is this Project consistent with the RTP **Yes or No**	Total Project Cost	LTF Funds Utilized
TOTAL				-	-

1. LTF carryover applied towards FY 2020/21 Other Purposes
2. Interest earned on LTF carryover (required by State law)
3. FY 2020/21 apportionment applied towards FY 2020/21 Other Purposes
4. Total of Lines 1, 2 and 3 above -

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 8.3

SECTION 8: CONSENT CALENDAR

Meeting Date:	June 22, 2021
Subject:	A **Resolution** to Amend Resolution No. 2021-004 for a Technical Revision of the Approved SB-1 Funded Project List for Fiscal Year 2021-2022 to Reflect the State's Required Estimated Minimum and Maximum Useful Life of Each Project
From:	Sean Scully, City Manager
Submitted by:	Kathleen Cleek, Development Services Administration Manager

RECOMMENDATION

It is recommended that the City Council approve the proposed resolution to amend Resolution No. 2021-004 adding the Estimated Useful Life columns to the adopted list of projects for fiscal Year 2021-2022 funded by SB 1: The Road Repair and Accountability Act of 2017.

SUMMARY

At the February 9, 2021 City Council meeting, the City Council adopted Resolution No. 2021-004 adopting a list of projects for fiscal year 2021-2022 funded by SB 1: The Road Repair and Accountability Act of 2017.

Staff uploaded the report to the State through the SMARTS database and the report was returned because the required element of Estimated Useful Life was not identified on the spreadsheet. No changes to the project list, description, project location or estimated completion date has been made. The only revision will be the addition of the Estimated Useful Life information.

FINANCIAL IMPACT

No financial impact.

ATTACHMENT

1. Resolution
2. Exhibit "A" to Resolution
3. Copy of adopted Resolution 2021-004

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, TO AMEND RESOLUTION NO. 2021-004 FOR A TECHNICAL REVISION OF THE APPROVED SB-1 FUNDED PROJECT LIST FOR FISCAL YEAR 2021-2022 TO REFLECT THE STATE'S REQUIRED ESTIMATED MINIMUM AND MAXIMUM USEFUL LIFE OF EACH PROJECT

WHEREAS, on February 9, 2021, the City Council was presented with a Resolution to adopt a list of projects for fiscal year 2021-2022 funded by SB 1: The Road Repair and Accountability Act of 2017; and

WHEREAS, after City Council's discussion and consideration of the matter, City Council adopted Resolution No. 2021-004; thereby adopting the project list as presented; and

WHEREAS, an element of information that must be included in the project list reported to the State of California is the *Estimated Minimum and Maximum Useful Life* of each project; and

WHEREAS, City Council's adoption of this Resolution shall approve the technical revision of the approved list of projects for fiscal year 2021-2022 funded by SB-1: The Road Repair and Accountability Act of 2017, attached hereto as **Exhibit A**; and

WHEREAS, no other changes to the project list will be made; and

WHEREAS, upon adoption of this Resolution, the City shall resubmit the amended SB-1 funded project list to the State.

NOW, THEREFORE, BE IT RESOLVED, that the City of Riverbank City Council does hereby approves the amendment of Resolution No. 2021-004 for the aforementioned technical revision of the SB-1 Funded Project List as required for resubmission to the State.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; motioned by Councilmember , seconded by Councilmember , 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:

EXHIBIT A

City of Riverbank SB-1 Project List (Revised 6/22/2021)

Type	Projects	Description	Budget	Started	Completed	Estimated Useful Life Minimum	Estimated Useful Life Maximum
Local Streets and Roads							
Valley Gutter Repair/Replace	Chief Tucker @ Kansas Avenue	Repair/Replace Valley Gutter - Chief Tucker @ Kansas Avenue	$15,000	FY 2021	FY 2021	20 Years	50 Years
Valley Gutter Repair/Replace	Stanislaus Street @ Jackson Avenue	Repair/Replace Valley Gutter - Stanislaus Street @ Jackson Avenue	$20,000	FY 2021	FY 2021	20 Years	50 Years
Valley Gutter Repair/Replace	Cypresswoods @Candlewood	Repair/Replace Valley Gutter - Cypresswoods @ Candlewood	$20,000	FY 2021	FY 2021	20 Years	50 Years
Pavement Restoration Project Spring 2021	Crack Seal Various Local Roads	Crack Seal Various Local Roads	$60,000	FY 2021	FY 2021	2 Years	4 Years
Overlay	Topeka Street Overlay (Third to Fifth Street)	Topeka Street Overlay (Third to Firth Street)	$550,000	FY 2021	FY 2021	15 Years	20 Years
Valley Gutter Repair/Replace	Second Street @ Riverside Drive	Repair/Replace Valley Gutter - Second Street @ Riverside Drive	$65,192	FY 2021	FY 2022	20 Years	50 Years
Overlay	Topeka Street Overlay (Callander to Jackson)	Topeka Street Overlay (Callander to Jackson)	$233,670	FY 2021	FY 2022	15 Years	20 Years

CITY OF RIVERBANK

RESOLUTION NO. 2021-004

A RESOLUTION OF THE CITY OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ADOPTING A LIST OF PROJECTS FOR FISCAL YEAR 2021-22 FUNDED BY SB 1: THE ROAD REPAIR AND ACCOUNTABILITY ACT OF 2017

WHEREAS, Senate Bill 1 (SB 1), the Road Repair and Accountability Act of 2017 (Chapter 5, Statutes of 2017) was passed by the Legislature and Signed into law by the Governor in April 2017 to address the significant multi-modal transportation funding shortfalls statewide; and

WHEREAS, SB 1 includes accountability and transparency provisions that will ensure the residents of the City of Riverbank are aware of the projects proposed for funding in our community and which projects have been completed each fiscal year; and

WHEREAS, the City of Riverbank must adopt by resolution a list of projects proposed to receive fiscal year funding from the Road Maintenance and Rehabilitation Account (RMRA), created by SB 1, which must include a description and the location of each proposed project, a proposed schedule for the project's completion, and the estimated useful life of the improvements; and

WHEREAS, the City of Riverbank will receive an estimated $449,200 in RMRA funding in Fiscal Year 2021-22 from SB 1; and

WHEREAS, this is the fourth year in which the City of Riverbank is receiving SB 1 funding which will enable the City to continue essential road maintenance and rehabilitation projects, safety improvements, repairing and replacing aging bridges, and increasing access and mobility options for the traveling public that would not have otherwise been possible without SB 1; and

WHEREAS, the City of Riverbank used a Pavement Management System to develop the SB 1 project list to ensure revenues are being used on the most high-priority and cost-effective projects that also meet the communities' priorities for transportation investment; and

WHEREAS, the funding from SB 1 will help the City of Riverbank to continue to maintain and rehabilitate streets/roads, add active transportation infrastructure throughout the City for this year and similar projects into the future; and

WHEREAS, the 2020 California Statewide Local Streets and Roads Needs Assessment found that the City of Riverbank's streets and roads are in good condition and this revenue will help us increase the overall quality of our road system and over the next decade will continue to sustain the quality of our roads as good condition; and

WHEREAS, the SB 1 project list and overall investment in our local streets and roads infrastructure with a focus on basic maintenance and safety, investing in complete streets infrastructure, and using cutting-edge technology, materials and practices, will have significant positive co-benefits statewide.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank, State of California, hereby orders and declares as follows:

1. The foregoing recitals are true and correct.
2. The following list of proposed projects will be funded in-part or solely with fiscal year 2021-22 Road Maintenance and Rehabilitation Account revenues:

Valley Gutter Repair – Chief Tucker & Kansas Avenue	$ 15,000
Valley Gutter Repair – Stanislaus Street @ Jackson Avenue	$ 20,000
Valley Gutter Repair – Cypresswoods @ Candlewood	$ 20,000
Pavement Restoration Crack Seal Project Spring 2021	$ 60,000
Topeka Street Overlay – Third to Fifth Street	$ 550,000
Valley Gutter Repair – Second Street @ Riverside Drive	$ 65,192
Topeka Street Overlay – Callander to Jackson	$ 233,670
Total	**$ 963,862**

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 9th day of February, 2021; motioned by Councilmember District 3 Cal Campbell, seconded by Councilmember District 4 Darlene Barber-Martinez, and upon roll call was carried by the following City Council vote of 5-0:

AYES: **Councilmember District 4 Darlene Barber-Martinez,**
Councilmember District 3 Cal Campbell
Councilmember District 2 Rachel Hernandez
Vice Mayor (CM-D1) Luis Uribe
Mayor Richard D. O'Brien
NAYS: **None**
ABSENT: **None**
ABSTAINED: **None**

ATTEST:	**APPROVED:**
Annabelle H. Aguilar, CMC	**Richard D. O'Brien**
City Clerk	**Mayor**

City of Riverbank SB-1 Project List (Revised 2/1/2021)

Type	Projects	Description	Budget	Started	Completed
Local Streets and Roads					
Valley Gutter Repair/Replace	Chief Tucker @ Kansas Avenue	Repair/Replace Valley Gutter - Chief Tucker @ Kansas Avenue	$15,000	FY 2021	FY 2021
Valley Gutter Repair/Replace	Stanislaus Street @ Jackson Avenue	Repair/Replace Valley Gutter - Stanislaus Street @ Jackson Avenue	$20,000	FY 2021	FY 2021
Valley Gutter Repair/Replace	Cypresswoods @Candlewood	Repair/Replace Valley Gutter - Cypresswoods @ Candlewood	$20,000	FY 2021	FY 2021
Pavement Restoration Project Spring 2021	Crack Seal Various Local Roads	Crack Seal Various Local Roads	$60,000	FY 2021	FY 2021
Overlay	Topeka Street Overlay (Third to Fifth Street)	Topeka Street Overlay (Third to Firth Street)	$550,000	FY 2021	FY 2021
Valley Gutter Repair/Replace	Second Street @ Riverside Drive	Repair/Replace Valley Gutter - Second Street @ Riverside Drive	$65,192	FY 2021	FY 2022
Overlay	Topeka Street Overlay (Callander to Jackson)	Topeka Street Overlay (Callander to Jackson)	$233,670	FY 2021	FY 2022

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.1-A

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

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 2021/2022.

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 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 Consolidted District. The various improvements and the expenses associated with each Zone are identified and budgeted independently and are levied annually persuant to the 1972 Act.

The Engineer's Annual Levy Report for Fiscal Year 2021/2022 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 proportinate 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 2021/2022.

The Engineer's Report represents 6 different Districts: Courtney Estates, South Bend Estates, Elmwood Estates, Chianti, Sterling Ridge, and Eastwood Estates. All Zones except for Courtney Estates and Eastwood Estates have small increases to cover administration and maintenance costs. These increase will cover the increased maintenance due to the mature landscaping and help to replenish the reserve.

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 2020/2021.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
Courtney Estates	$ 25.50	$ 25.50	No Change
South Bend Estates	**$ 79.74**	**$ 82.14**	**$2.40**
Elmwood Estates	**$ 24.72**	**$ 25.46**	**$0.74**
Chianti	**$ 57.54**	**$ 59.28**	**$1.74**
Sterling Ridge	**$129.92**	**$133.82**	**$3.90**
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. (2) Resolutions
2. Engineer's Annual Levy Report Consolidated Landscaping and Lighting District Fiscal Year 2021/2022

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

WHEREAS, the City Council, desires to levy and collect 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 2021/2022 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, 2021, and ending June 30, 2022, 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 22, 2021, 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING:

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, 2021 and ending

June 30, 2022, 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, 2021 and ending June 30, 2022 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 XIIID.

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 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, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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	**Richard D. O'Brien**
City Clerk	**Mayor**

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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, 2021 and ending June 30, 2022; 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 2021/2022**" 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE CONSOLIDATED LANDSCAPING AND LIGHTING DISTRICT:

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 2021/2022.

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 22nd day of June, 2021; 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 Report – Consolidated L&L for FY2021-22

City of Riverbank

Consolidated Landscaping and Lighting District

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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WILLDAN

AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

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 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
3/31/22
CIVIL
STATE OF CALIFORNIA

TABLE OF CONTENTS

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 2021/2022. 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 2021/2022.

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 XIIID* (enacted by the passage of Proposition 218 in November 1996).

Pursuant to the *California Constitution Article XIIID Section 5*, certain assessments that were existing on July 1, 1997, the effective date of *Article XIIID,* are exempt from the substantive and procedural requirements of *Article XIIID 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 XIIID 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 XIIID 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 XIIID 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 XIIID 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 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 locate 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 183 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

		Number of		Improvements	
Zone	Description	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 XIIID 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 XIIID 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 XIIID 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 XIIID 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-Hayward 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 2021/22 is 1.57%.

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 2021/2022

	Zone No. 2 Courtney Estates	Zone No. 3 South Bend Estates Units 1 & 2	Zone No. 5 Elmwood Estates Units 1 & 2	Zone No. 6 Chianti Unit 1	Zone No. 7 Sterling Ridge Unit 1	Zone No. 8 Eastwood Estates Unit 1	District Totals
DIRECT COSTS							
Landscape Maintenance	$0	$2,361	$2,028	$356	$15,300	$221	$20,266
Landscape Utilities	0	1,000	640	110	2,591	155	4,496
Utilities	121	0	0	0	0	0	121
Repairs/Abatement	71	1,064	810	0	1,454	0	3,399
Street Lighting	40	144	40	46	504	34	808
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	540	134	22	714	0	1,411
Contribution Replenishment	0	0	0	0	0	0	0
Other Revenues/General Fund Contribution	0	0	0	0	0	0	0
Collection/(Transfer)	0	0	0	0	0	0	0
Balance to Levy	**$306**	**$5,831**	**$4,532**	**$770**	**$24,489**	**$616**	**$36,545**
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**	**$82.14**	**$25.46**	**$59.28**	**$133.82**	**$88.00**	
Maximum Levy per EDU	**$42.64**	**$95.00**	**$59.60**	**$179.73**	**$328.82**	**$255.88**	
FUND BALANCE INFORMATION							
Beginning Reserve Fund Balance	$265	$5,158	$4,044	$3,009	$144,604	$2,415	$159,495
Reseve Fund Activity	0	540	134	22	0	0	697
Ending Reserve Fund Balance (Projected)	**$265**	**$5,699**	**$4,178**	**$3,032**	**$144,604**	**$2,415**	**$160,192**
Beginning Capital Improvement Project Fund	$0	$0	$0	$0	$0	$0	$0
Capital Improvement Project Fund Activity	0	0	0	0	0	0	0
Ending Capital Improvement Project Fund	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**

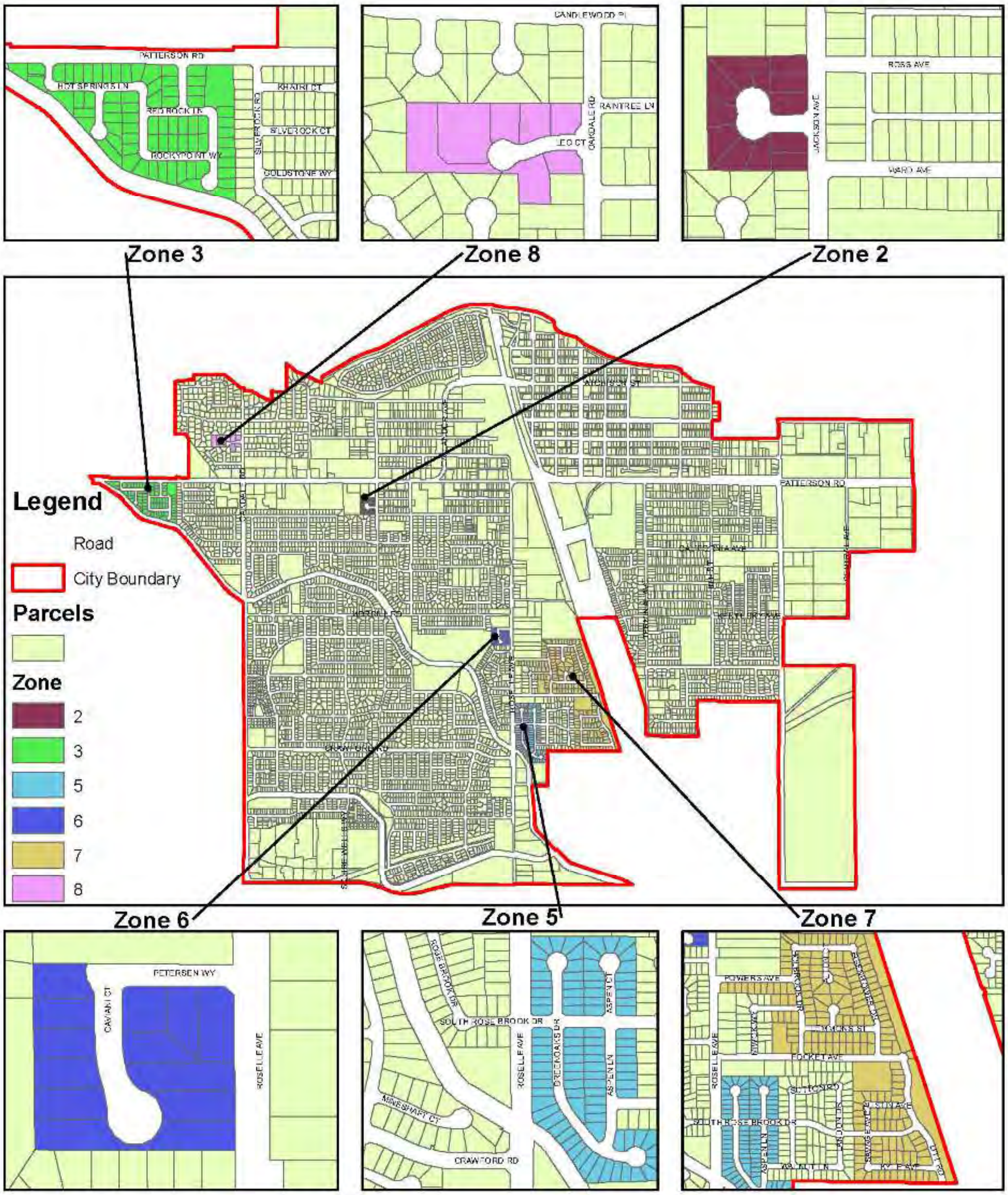
PART V - DISTRICT BOUNDARY MAPS

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.

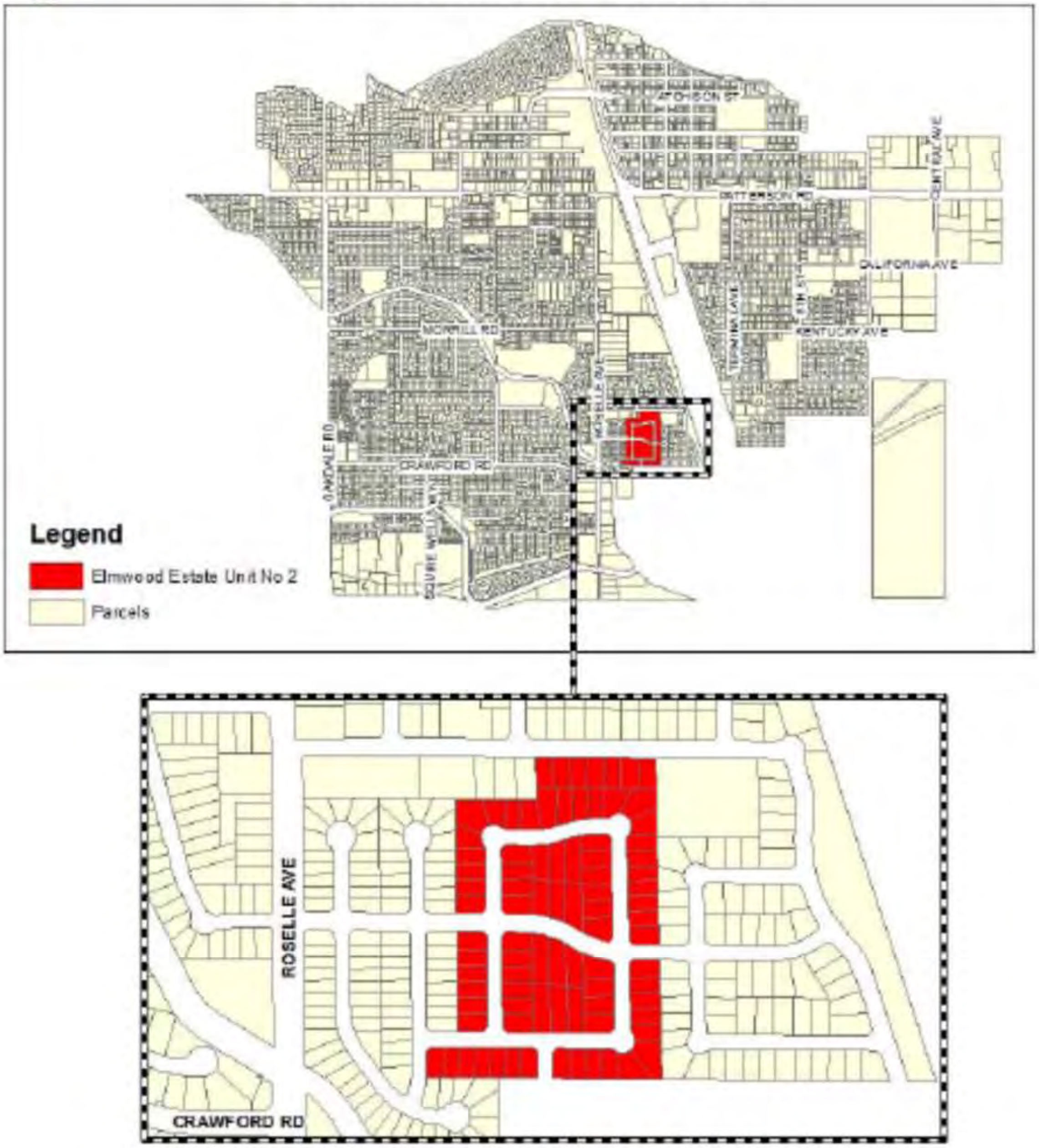
The boundaries for each Zone within the District are identified by the specific development and subdivisions associated with each Zone and defined by the subdivision boundaries shown on the Stanislaus County Assessor's Maps. The parcel identification, lines, and dimensions of each parcel within the District 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 — 2021/2022 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	EDUs	Zone	Charge
075-043-056-000	1.00	2	$25.50
075-043-057-000	1.00	2	25.50
075-043-058-000	1.00	2	25.50
075-043-059-000	1.00	2	25.50
075-043-060-000	1.00	2	25.50
075-043-061-000	1.00	2	25.50
075-043-062-000	1.00	2	25.50
075-043-063-000	1.00	2	25.50
075-043-064-000	1.00	2	25.50
075-043-065-000	1.00	2	25.50
075-043-066-000	1.00	2	25.50
075-043-067-000	1.00	2	25.50
Total:	**12.00**		**$306.00**
074-022-001-000	1.00	3	$82.14
074-022-002-000	1.00	3	82.14
074-022-003-000	1.00	3	82.14
074-022-004-000	1.00	3	82.14
074-022-005-000	1.00	3	82.14
074-022-006-000	1.00	3	82.14
074-022-007-000	1.00	3	82.14
074-022-008-000	1.00	3	82.14
074-022-009-000	1.00	3	82.14
074-022-010-000	1.00	3	82.14
074-022-011-000	1.00	3	82.14
074-022-012-000	1.00	3	82.14
074-022-013-000	1.00	3	82.14
074-022-014-000	1.00	3	82.14
074-022-015-000	1.00	3	82.14
074-022-016-000	1.00	3	82.14
074-022-017-000	1.00	3	82.14
074-022-018-000	1.00	3	82.14
074-022-019-000	1.00	3	82.14
074-022-020-000	1.00	3	82.14
074-022-021-000	1.00	3	82.14
074-022-022-000	1.00	3	82.14
074-022-023-000	1.00	3	82.14
074-022-024-000	1.00	3	82.14
074-022-025-000	1.00	3	82.14
074-022-026-000	1.00	3	82.14
074-022-029-000	1.00	3	82.14
074-022-030-000	1.00	3	82.14
074-022-031-000	1.00	3	82.14
074-022-032-000	1.00	3	82.14
074-022-033-000	1.00	3	82.14
074-022-034-000	1.00	3	82.14
074-022-035-000	1.00	3	82.14
074-022-036-000	1.00	3	82.14
074-022-037-000	1.00	3	82.14
074-022-038-000	1.00	3	82.14

APN	EDUs	Zone	Charge
074-022-039-000	1.00	3	82.14
074-022-040-000	1.00	3	82.14
074-022-041-000	1.00	3	82.14
074-022-042-000	1.00	3	82.14
074-022-043-000	1.00	3	82.14
074-022-044-000	1.00	3	82.14
074-022-045-000	1.00	3	82.14
074-022-046-000	1.00	3	82.14
074-022-047-000	1.00	3	82.14
074-022-048-000	1.00	3	82.14
074-022-049-000	1.00	3	82.14
074-022-050-000	1.00	3	82.14
074-022-051-000	1.00	3	82.14
074-022-052-000	1.00	3	82.14
074-022-053-000	1.00	3	82.14
074-022-054-000	1.00	3	82.14
074-022-055-000	1.00	3	82.14
074-022-056-000	1.00	3	82.14
074-022-057-000	1.00	3	82.14
074-022-058-000	1.00	3	82.14
074-022-059-000	1.00	3	82.14
074-022-060-000	1.00	3	82.14
074-022-061-000	1.00	3	82.14
074-022-062-000	1.00	3	82.14
074-022-063-000	1.00	3	82.14
074-022-064-000	1.00	3	82.14
074-022-065-000	1.00	3	82.14
074-022-066-000	1.00	3	82.14
074-022-067-000	1.00	3	82.14
074-022-068-000	1.00	3	82.14
074-022-069-000	1.00	3	82.14
074-022-070-000	1.00	3	82.14
074-022-075-000	1.00	3	82.14
074-022-076-000	1.00	3	82.14
074-022-077-000	1.00	3	82.14
Total:	**71.00**		**$5,831.94**
075-049-001-000	1.00	5	$25.46
075-049-002-000	1.00	5	25.46
075-049-003-000	1.00	5	25.46
075-049-004-000	1.00	5	25.46
075-049-005-000	1.00	5	25.46
075-049-006-000	1.00	5	25.46
075-049-007-000	1.00	5	25.46
075-049-008-000	1.00	5	25.46
075-049-009-000	1.00	5	25.46
075-049-010-000	1.00	5	25.46
075-049-011-000	1.00	5	25.46
075-049-012-000	1.00	5	25.46
075-049-013-000	1.00	5	25.46

APN	EDUs	Zone	Charge
075-049-014-000	1.00	5	25.46
075-049-015-000	1.00	5	25.46
075-049-016-000	1.00	5	25.46
075-049-017-000	1.00	5	25.46
075-049-018-000	1.00	5	25.46
075-049-019-000	1.00	5	25.46
075-049-020-000	1.00	5	25.46
075-049-021-000	1.00	5	25.46
075-049-022-000	1.00	5	25.46
075-049-023-000	1.00	5	25.46
075-049-024-000	1.00	5	25.46
075-049-025-000	1.00	5	25.46
075-049-026-000	1.00	5	25.46
075-049-027-000	1.00	5	25.46
075-049-028-000	1.00	5	25.46
075-049-029-000	1.00	5	25.46
075-049-030-000	1.00	5	25.46
075-049-031-000	1.00	5	25.46
075-049-032-000	1.00	5	25.46
075-049-033-000	1.00	5	25.46
075-049-034-000	1.00	5	25.46
075-049-035-000	1.00	5	25.46
075-049-036-000	1.00	5	25.46
075-049-037-000	1.00	5	25.46
075-049-038-000	1.00	5	25.46
075-049-039-000	1.00	5	25.46
075-049-040-000	1.00	5	25.46
075-049-041-000	1.00	5	25.46
075-049-042-000	1.00	5	25.46
075-049-043-000	1.00	5	25.46
075-049-044-000	1.00	5	25.46
075-049-045-000	1.00	5	25.46
075-049-046-000	1.00	5	25.46
075-049-047-000	1.00	5	25.46
075-049-048-000	1.00	5	25.46
075-049-049-000	1.00	5	25.46
075-049-050-000	1.00	5	25.46
075-049-051-000	1.00	5	25.46
075-049-052-000	1.00	5	25.46
075-049-053-000	1.00	5	25.46
075-049-054-000	1.00	5	25.46
075-049-055-000	1.00	5	25.46
075-049-056-000	1.00	5	25.46
075-049-057-000	1.00	5	25.46
075-049-058-000	1.00	5	25.46
075-049-059-000	1.00	5	25.46
075-049-060-000	1.00	5	25.46
075-049-061-000	1.00	5	25.46
075-049-062-000	1.00	5	25.46

APN	EDUs	Zone	Charge
075-049-063-000	1.00	5	25.46
075-049-064-000	1.00	5	25.46
075-049-065-000	1.00	5	25.46
075-049-066-000	1.00	5	25.46
075-049-067-000	1.00	5	25.46
075-049-068-000	1.00	5	25.46
075-049-069-000	1.00	5	25.46
075-049-070-000	1.00	5	25.46
075-049-071-000	1.00	5	25.46
075-049-072-000	1.00	5	25.46
075-049-073-000	1.00	5	25.46
075-049-074-000	1.00	5	25.46
075-049-075-000	1.00	5	25.46
075-049-076-000	1.00	5	25.46
075-049-077-000	1.00	5	25.46
075-049-078-000	1.00	5	25.46
075-049-079-000	1.00	5	25.46
075-049-080-000	1.00	5	25.46
075-049-081-000	1.00	5	25.46
075-049-082-000	1.00	5	25.46
075-049-083-000	1.00	5	25.46
075-049-084-000	1.00	5	25.46
075-049-085-000	1.00	5	25.46
075-049-086-000	1.00	5	25.46
075-049-087-000	1.00	5	25.46
075-049-088-000	1.00	5	25.46
075-049-089-000	1.00	5	25.46
075-049-090-000	1.00	5	25.46
075-049-091-000	1.00	5	25.46
075-049-092-000	1.00	5	25.46
075-095-001-000	1.00	5	25.46
075-095-002-000	1.00	5	25.46
075-095-003-000	1.00	5	25.46
075-095-004-000	1.00	5	25.46
075-095-005-000	1.00	5	25.46
075-095-006-000	1.00	5	25.46
075-095-007-000	1.00	5	25.46
075-095-008-000	1.00	5	25.46
075-095-009-000	1.00	5	25.46
075-095-010-000	1.00	5	25.46
075-095-011-000	1.00	5	25.46
075-095-012-000	1.00	5	25.46
075-095-013-000	1.00	5	25.46
075-095-014-000	1.00	5	25.46
075-095-015-000	1.00	5	25.46
075-095-016-000	1.00	5	25.46
075-095-017-000	1.00	5	25.46
075-095-018-000	1.00	5	25.46
075-095-019-000	1.00	5	25.46

APN	EDUs	Zone	Charge
075-095-020-000	1.00	5	25.46
075-095-021-000	1.00	5	25.46
075-095-022-000	1.00	5	25.46
075-095-023-000	1.00	5	25.46
075-095-024-000	1.00	5	25.46
075-095-025-000	1.00	5	25.46
075-095-026-000	1.00	5	25.46
075-095-027-000	1.00	5	25.46
075-095-028-000	1.00	5	25.46
075-095-029-000	1.00	5	25.46
075-095-030-000	1.00	5	25.46
075-095-031-000	1.00	5	25.46
075-095-032-000	1.00	5	25.46
075-095-033-000	1.00	5	25.46
075-095-034-000	1.00	5	25.46
075-095-035-000	1.00	5	25.46
075-095-036-000	1.00	5	25.46
075-095-037-000	1.00	5	25.46
075-095-038-000	1.00	5	25.46
075-095-039-000	1.00	5	25.46
075-095-040-000	1.00	5	25.46
075-095-041-000	1.00	5	25.46
075-095-042-000	1.00	5	25.46
075-095-043-000	1.00	5	25.46
075-095-044-000	1.00	5	25.46
075-095-045-000	1.00	5	25.46
075-095-046-000	1.00	5	25.46
075-095-047-000	1.00	5	25.46
075-095-048-000	1.00	5	25.46
075-095-049-000	1.00	5	25.46
075-095-050-000	1.00	5	25.46
075-095-051-000	1.00	5	25.46
075-095-052-000	1.00	5	25.46
075-095-053-000	1.00	5	25.46
075-095-054-000	1.00	5	25.46
075-095-055-000	1.00	5	25.46
075-095-056-000	1.00	5	25.46
075-095-057-000	1.00	5	25.46
075-095-058-000	1.00	5	25.46
075-095-059-000	1.00	5	25.46
075-095-060-000	1.00	5	25.46
075-095-061-000	1.00	5	25.46
075-095-062-000	1.00	5	25.46
075-095-063-000	1.00	5	25.46
075-095-064-000	1.00	5	25.46
075-095-065-000	1.00	5	25.46
075-095-066-000	1.00	5	25.46
075-095-067-000	1.00	5	25.46
075-095-068-000	1.00	5	25.46

APN	EDUs	Zone	Charge
075-095-069-000	1.00	5	25.46
075-095-070-000	1.00	5	25.46
075-095-071-000	1.00	5	25.46
075-095-072-000	1.00	5	25.46
075-095-073-000	1.00	5	25.46
075-095-074-000	1.00	5	25.46
075-095-075-000	1.00	5	25.46
075-095-076-000	1.00	5	25.46
075-095-077-000	1.00	5	25.46
075-095-078-000	1.00	5	25.46
075-095-079-000	1.00	5	25.46
075-095-080-000	1.00	5	25.46
075-095-081-000	1.00	5	25.46
075-095-082-000	1.00	5	25.46
075-095-083-000	1.00	5	25.46
075-095-084-000	1.00	5	25.46
075-095-085-000	1.00	5	25.46
075-095-086-000	1.00	5	25.46
Total:	**178.00**		**$4,531.88**
075-031-036-000	1.00	6	$59.28
075-031-037-000	1.00	6	59.28
075-031-038-000	1.00	6	59.28
075-031-039-000	1.00	6	59.28
075-031-040-000	1.00	6	59.28
075-031-041-000	1.00	6	59.28
075-031-042-000	1.00	6	59.28
075-031-043-000	1.00	6	59.28
075-031-044-000	1.00	6	59.28
075-031-045-000	1.00	6	59.28
075-031-046-000	1.00	6	59.28
075-031-047-000	1.00	6	59.28
075-031-048-000	1.00	6	59.28
Total:	**13.00**		**$770.64**
075-088-001-000	1.00	7	$133.82
075-088-002-000	1.00	7	133.82
075-088-003-000	1.00	7	133.82
075-088-004-000	1.00	7	133.82
075-088-005-000	1.00	7	133.82
075-088-006-000	1.00	7	133.82
075-088-007-000	1.00	7	133.82
075-088-008-000	1.00	7	133.82
075-088-009-000	1.00	7	133.82
075-088-010-000	1.00	7	133.82
075-088-011-000	1.00	7	133.82
075-088-012-000	1.00	7	133.82
075-088-013-000	1.00	7	133.82
075-088-014-000	1.00	7	133.82
075-088-015-000	1.00	7	133.82
075-088-016-000	1.00	7	133.82

APN	EDUs	Zone	Charge
075-088-017-000	1.00	7	133.82
075-088-018-000	1.00	7	133.82
075-088-019-000	1.00	7	133.82
075-088-020-000	1.00	7	133.82
075-088-021-000	1.00	7	133.82
075-088-022-000	1.00	7	133.82
075-088-023-000	1.00	7	133.82
075-088-024-000	1.00	7	133.82
075-088-025-000	1.00	7	133.82
075-088-026-000	1.00	7	133.82
075-088-027-000	1.00	7	133.82
075-088-028-000	1.00	7	133.82
075-088-029-000	1.00	7	133.82
075-088-030-000	1.00	7	133.82
075-088-031-000	1.00	7	133.82
075-088-032-000	1.00	7	133.82
075-088-033-000	1.00	7	133.82
075-088-034-000	1.00	7	133.82
075-088-035-000	1.00	7	133.82
075-088-036-000	1.00	7	133.82
075-088-037-000	1.00	7	133.82
075-088-038-000	1.00	7	133.82
075-088-039-000	1.00	7	133.82
075-088-040-000	1.00	7	133.82
075-088-041-000	1.00	7	133.82
075-088-042-000	1.00	7	133.82
075-088-043-000	1.00	7	133.82
075-088-044-000	1.00	7	133.82
075-088-045-000	1.00	7	133.82
075-088-046-000	1.00	7	133.82
075-088-047-000	1.00	7	133.82
075-088-048-000	1.00	7	133.82
075-088-049-000	1.00	7	133.82
075-088-050-000	1.00	7	133.82
075-088-051-000	1.00	7	133.82
075-088-052-000	1.00	7	133.82
075-088-053-000	1.00	7	133.82
075-088-054-000	1.00	7	133.82
075-088-055-000	1.00	7	133.82
075-088-056-000	1.00	7	133.82
075-088-057-000	1.00	7	133.82
075-088-058-000	1.00	7	133.82
075-088-059-000	1.00	7	133.82
075-088-060-000	1.00	7	133.82
075-088-061-000	1.00	7	133.82
075-088-062-000	1.00	7	133.82
075-088-063-000	1.00	7	133.82
075-089-001-000	1.00	7	133.82
075-089-002-000	1.00	7	133.82

APN	EDUs	Zone	Charge
075-089-003-000	1.00	7	133.82
075-089-004-000	1.00	7	133.82
075-089-005-000	1.00	7	133.82
075-089-006-000	1.00	7	133.82
075-089-007-000	1.00	7	133.82
075-089-008-000	1.00	7	133.82
075-089-009-000	1.00	7	133.82
075-089-010-000	1.00	7	133.82
075-089-011-000	1.00	7	133.82
075-089-012-000	1.00	7	133.82
075-089-013-000	1.00	7	133.82
075-089-014-000	1.00	7	133.82
075-089-015-000	1.00	7	133.82
075-089-016-000	1.00	7	133.82
075-089-017-000	1.00	7	133.82
075-089-018-000	1.00	7	133.82
075-089-019-000	1.00	7	133.82
075-089-020-000	1.00	7	133.82
075-089-021-000	1.00	7	133.82
075-089-022-000	1.00	7	133.82
075-089-023-000	1.00	7	133.82
075-089-024-000	1.00	7	133.82
075-089-025-000	1.00	7	133.82
075-089-026-000	1.00	7	133.82
075-089-027-000	1.00	7	133.82
075-089-028-000	1.00	7	133.82
075-089-029-000	1.00	7	133.82
075-089-030-000	1.00	7	133.82
075-089-031-000	1.00	7	133.82
075-089-032-000	1.00	7	133.82
075-089-033-000	1.00	7	133.82
075-089-034-000	1.00	7	133.82
075-089-035-000	1.00	7	133.82
075-089-036-000	1.00	7	133.82
075-089-037-000	1.00	7	133.82
075-089-038-000	1.00	7	133.82
075-089-039-000	1.00	7	133.82
075-089-040-000	1.00	7	133.82
075-089-041-000	1.00	7	133.82
075-089-042-000	1.00	7	133.82
075-089-043-000	1.00	7	133.82
075-089-044-000	1.00	7	133.82
075-089-045-000	1.00	7	133.82
075-089-046-000	1.00	7	133.82
075-089-047-000	1.00	7	133.82
075-089-048-000	1.00	7	133.82
075-089-049-000	1.00	7	133.82
075-089-050-000	1.00	7	133.82
075-089-051-000	1.00	7	133.82

APN	EDUs	Zone	Charge
075-089-052-000	1.00	7	133.82
075-089-053-000	1.00	7	133.82
075-089-054-000	1.00	7	133.82
075-089-055-000	1.00	7	133.82
075-089-056-000	1.00	7	133.82
075-089-057-000	1.00	7	133.82
075-089-058-000	1.00	7	133.82
075-090-001-000	1.00	7	133.82
075-090-002-000	1.00	7	133.82
075-090-003-000	1.00	7	133.82
075-090-004-000	1.00	7	133.82
075-090-005-000	1.00	7	133.82
075-090-006-000	1.00	7	133.82
075-090-007-000	1.00	7	133.82
075-090-008-000	1.00	7	133.82
075-090-009-000	1.00	7	133.82
075-090-010-000	1.00	7	133.82
075-090-011-000	1.00	7	133.82
075-090-012-000	1.00	7	133.82
075-090-013-000	1.00	7	133.82
075-090-014-000	1.00	7	133.82
075-090-015-000	1.00	7	133.82
075-090-016-000	1.00	7	133.82
075-090-017-000	1.00	7	133.82
075-090-018-000	1.00	7	133.82
075-090-019-000	1.00	7	133.82
075-090-020-000	1.00	7	133.82
075-090-021-000	1.00	7	133.82
075-090-022-000	1.00	7	133.82
075-090-023-000	1.00	7	133.82
075-090-024-000	1.00	7	133.82
075-090-025-000	1.00	7	133.82
075-090-026-000	1.00	7	133.82
075-090-027-000	1.00	7	133.82
075-090-028-000	1.00	7	133.82
075-090-029-000	1.00	7	133.82
075-090-030-000	1.00	7	133.82
075-090-031-000	1.00	7	133.82
075-090-032-000	1.00	7	133.82
075-090-033-000	1.00	7	133.82
075-090-034-000	1.00	7	133.82
075-090-035-000	1.00	7	133.82
075-090-036-000	1.00	7	133.82
075-090-037-000	1.00	7	133.82
075-090-038-000	1.00	7	133.82
075-090-039-000	1.00	7	133.82
075-090-040-000	1.00	7	133.82
075-090-041-000	1.00	7	133.82
075-090-042-000	1.00	7	133.82

APN	EDUs	Zone	Charge
075-090-043-000	1.00	7	133.82
075-090-044-000	1.00	7	133.82
075-090-045-000	1.00	7	133.82
075-090-046-000	1.00	7	133.82
075-090-047-000	1.00	7	133.82
075-090-048-000	1.00	7	133.82
075-090-049-000	1.00	7	133.82
075-090-050-000	1.00	7	133.82
075-090-051-000	1.00	7	133.82
075-090-052-000	1.00	7	133.82
075-090-053-000	1.00	7	133.82
075-090-054-000	1.00	7	133.82
075-090-055-000	1.00	7	133.82
075-090-056-000	1.00	7	133.82
075-090-057-000	1.00	7	133.82
075-090-058-000	1.00	7	133.82
075-090-059-000	1.00	7	133.82
075-090-060-000	1.00	7	133.82
075-090-061-000	1.00	7	133.82
075-090-063-000	1.00	7	133.82
Total:	**183.00**		**$24,489.06**
074-018-052-000	1.00	8	$88.00
074-018-055-000	1.00	8	88.00
074-018-056-000	1.00	8	88.00
074-018-057-000	1.00	8	88.00
074-018-058-000	1.00	8	88.00
074-018-059-000	1.00	8	88.00
074-018-060-000	1.00	8	88.00
Total:	**7.00**		**$616.00**

*Totals may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.1-B

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

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 2021/2022.

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 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 XIIID ("Article XIIID").

The Engineer's Annual Levy Report for Fiscal Year 2021/2022 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 proportinate 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 2021/2022. Ridgewood Place Landscape and Lighting District is located in and around Soares Place adjacent to Roselle Avenue. The City is requesting an annual assessment increase of $2.57. This will help to cover the mainteance and administration costs as well as add funds to the reserve. In this district there are mature trees that need to be removed and replaced and sidewalk in need of removal and replacement.

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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessment for parcels in the Ridgewood Place Landscape and Lighting District for Fiscal Year 2021/2022 is as follows:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
Annual Parcel Assessments	$85.60	$88.17	$2.57

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. (2) Resolutions
2. Engineer's Annual Levy Report Ridgewood Place Landscape and Lighting District Fiscal Year 2021/2022

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

WHEREAS, the City Council, desires to levy and collect 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 2021/2022 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, 2021 and ending June 30, 2022 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 22, 2021 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING:

<u>Section 1</u> 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, 2021 and ending June 30, 2022 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.

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, 2021 and ending June 30, 2022 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 XIIID.

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.

<u>Section 7</u> 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.

<u>Section 8</u> 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.

<u>Section 9</u> 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.

<u>Section 10</u> The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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, 2021 and ending June 30, 2022 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 2021/2022**" 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE RIDGEWOOD PLACE LANDSCAPING AND LIGHTING DISTRICT:

<u>Section 1</u> 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 2021/2022.

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 22nd day of June, 2021; 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 Report – Ridgewood L&L for FY2021-22

City of Riverbank

Ridgewood Place Landscaping and Lighting District

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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WILLDAN

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 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
3/31/22
CIVIL
STATE OF CALIFORNIA

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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 XIIID ("Article XIIID").

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 2021/2022. 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 2021/2022.

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 XIIID, 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 XIIID 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 XIIID 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 XIIID 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 XIIID, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of Article XIIID 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 2021/2022.

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 XIIID 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 XIIID 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 XIIID 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 1993/1994 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 1998/1999 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 Hayward 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 2021/2022 is $473.03 which is an increase of 3.00% from prior year's maximum assessment. However, a rate of $88.17 per EDU will only be levied this year.

The following table illustrates how the assessment range formula is applied. This year, a 3.00% increase since it is greater than the CPI increase.

CPI Percentage Increase	Standard 3.00%	Maximum % Increase Allowed	Prior Year's Max Rate	Allowed Adjustment	New Maximum Rate
2.00%	3.00%	3.00%	$459.25	$13.78	$473.03

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 XIIID Section 4c.

PART IV - DISTRICT BUDGET FY 2021/2022

Ridgewood Landscaping and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	$600
Utilities	200
Repairs/Abatement	3,500
Street Lighting	100
Miscellaneous/Materials/Equipment	0
Capital Expenditure	0
Direct Costs (Subtotal)	**$4,400**
ADMINISTRATION COSTS	
District Administration	$2,200
County Administration Fee	35
Administration Costs (Subtotal)	**$2,235**
LEVY BREAKDOWN	
Total Direct and Admin. Costs	**$6,635**
Reserve Collection/ (Transfers)	(4,607)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	**$2,028**
DISTRICT STATISTICS	
Total Parcels	23
Total Parcels Levied	23
Total Equivalent Dwelling Units (EDU)	23.00
Assessment Rate (Levy Per EDU)	**$88.17**
Maximum Assessment Rate Approved	**$473.03**
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance	$14,772
Reserve Fund Activity	(4,607)
Ending Reserve Fund Balance (Projected)	**$10,165**
Beginning Capital Improvement Fund	$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	**$0**

PART V — DISTRICT BOUNDARY MAPS

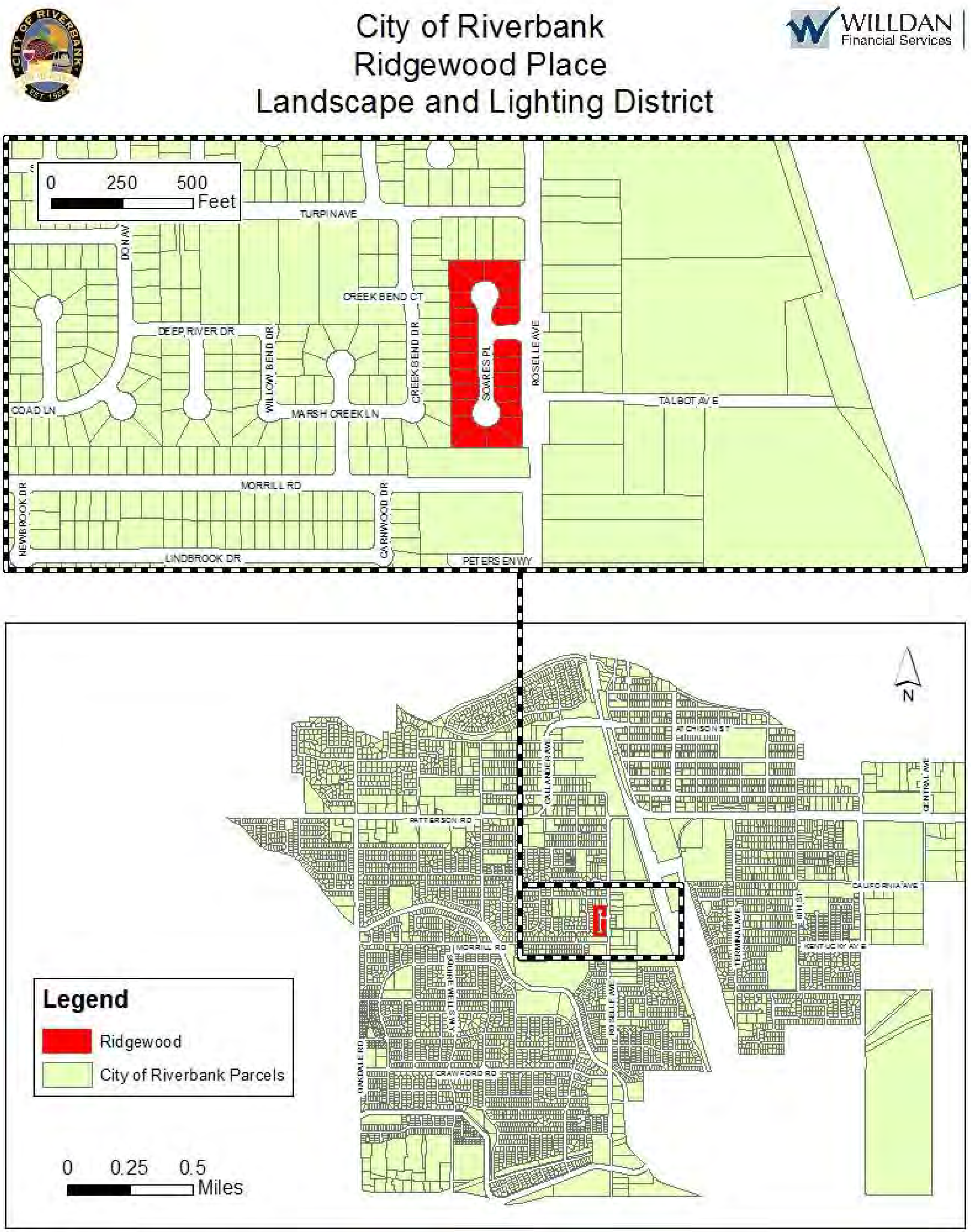
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

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

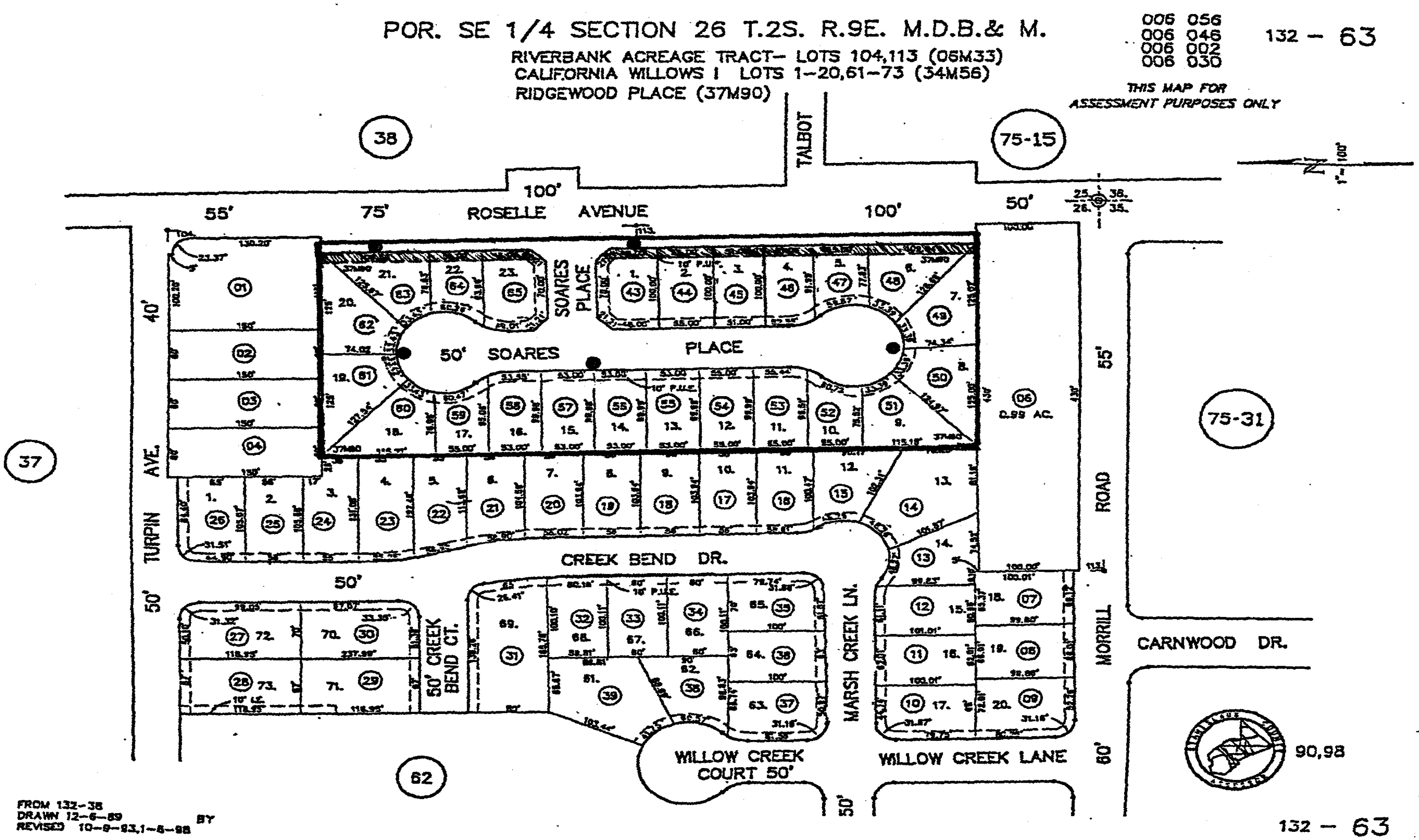
WILLDAN Financial Services



Boundary and Improvement Diagram Ridgewood Place

● Street Lights

Landscaped Areas Shaded



PART VI — 2021/2022 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	EDU	Charge
132-063-043-000	1.0	$88.16
132-063-044-000	1.0	88.16
132-063-045-000	1.0	88.16
132-063-046-000	1.0	88.16
132-063-047-000	1.0	88.16
132-063-048-000	1.0	88.16
132-063-049-000	1.0	88.16
132-063-050-000	1.0	88.16
132-063-051-000	1.0	88.16
132-063-052-000	1.0	88.16
132-063-053-000	1.0	88.16
132-063-054-000	1.0	88.16
132-063-055-000	1.0	88.16
132-063-056-000	1.0	88.16
132-063-057-000	1.0	88.16
132-063-058-000	1.0	88.16
132-063-059-000	1.0	88.16
132-063-060-000	1.0	88.16
132-063-061-000	1.0	88.16
132-063-062-000	1.0	88.16
132-063-063-000	1.0	88.16
132-063-064-000	1.0	88.16
132-063-065-000	1.0	88.16
Total	**23.0**	**$2,027.68**

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.1-C

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

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 2021/2022.

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 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 2021/2022 has been prepared in accordance with the privisions 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 proportinate 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 2021/2022.

The River Cove Landscape & Lighting District is already assessing the maximum assessment rate approved through this District.

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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessment for parcels in the River Cove District for Fiscal Year 2021/2022 is as follows:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
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. (2) Resolutions
2. Engineer's Annual Levy Report for River Cove Landscaping and Lighting District Fiscal Year 2021/2022

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 FOR RIVER COVE SUBDIVISION; FOR FISCAL YEAR 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

WHEREAS, the City Council, desires to levy and collect 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 2021/2022 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, 2021 and ending June 30, 2022, 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 22, 2021 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING:

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, 2021 and ending

June 30, 2022, 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.

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, 2021 and ending June 30, 2022 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 XIIID.

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, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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, 2021 and ending June 30, 2022; 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 2021/2022**" 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE LANDSCAPING AND LIGHTING DISTRICT NO. 01, RIVER COVE SUBDIVISION:

<u>Section 1</u> 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 2021/2022.

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 22nd day of June, 2021; motioned by , seconded by , and upon roll call was carried by the following City Council vote of :

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:	**APPROVED:**
____________________________	____________________________
Sean Scully	**Richard D. O'Brien**
City Manager	**Mayor**

Attachment: Engineer's Report – River Cove L&L for FY2021-22

City of Riverbank

River Cove Landscaping and Lighting District

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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WILLDAN

AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

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 proposed assessments to be levied for Fiscal Year 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
3/31/22
CIVIL
STATE OF CALIFORNIA

TABLE OF CONTENTS

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 2021/2022. 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 2021/2022.

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 XIIID* ("Article XIIID"), which was enacted with the passage of Proposition 218 in November 1996.

Pursuant to the *Article XIIID Section 5*, certain existing assessments are exempt from the substantive and procedural requirements of *Article XIIID 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 XIIID 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 XIIID 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 XIIID 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 1993/1994. Pursuant to the provisions of *Article XIIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIIID 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 2021/2022.

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	Parcel Map 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 XIIID 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 XIIID 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 XIIID 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 XIIID 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 — 2021/2022 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	906
Miscellaneous/Materials/Equipment	0
Capital Expenditure	$0
Direct Costs (Subtotal)	**$41,206**
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	**$47,452**
Reserve Collection/ (Transfers)	0
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
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)	$26,962
Collections/(Transfers)	0
Ending Reserve Fund Balance (Projected)	**$26,962**
Beginning Capital Improvement Fund	$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	**$0**

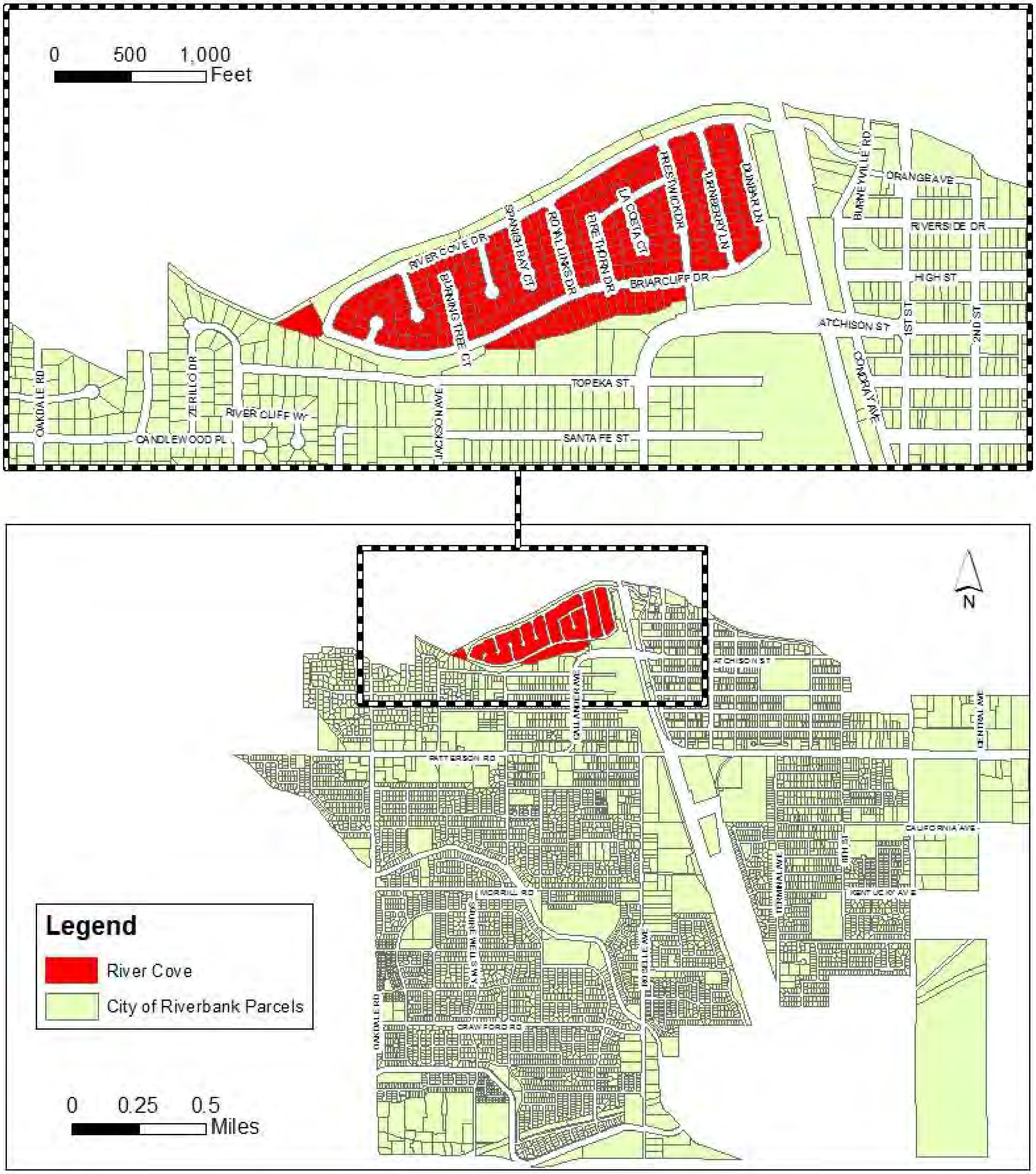
PART V — DISTRICT DIAGRAMS

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.

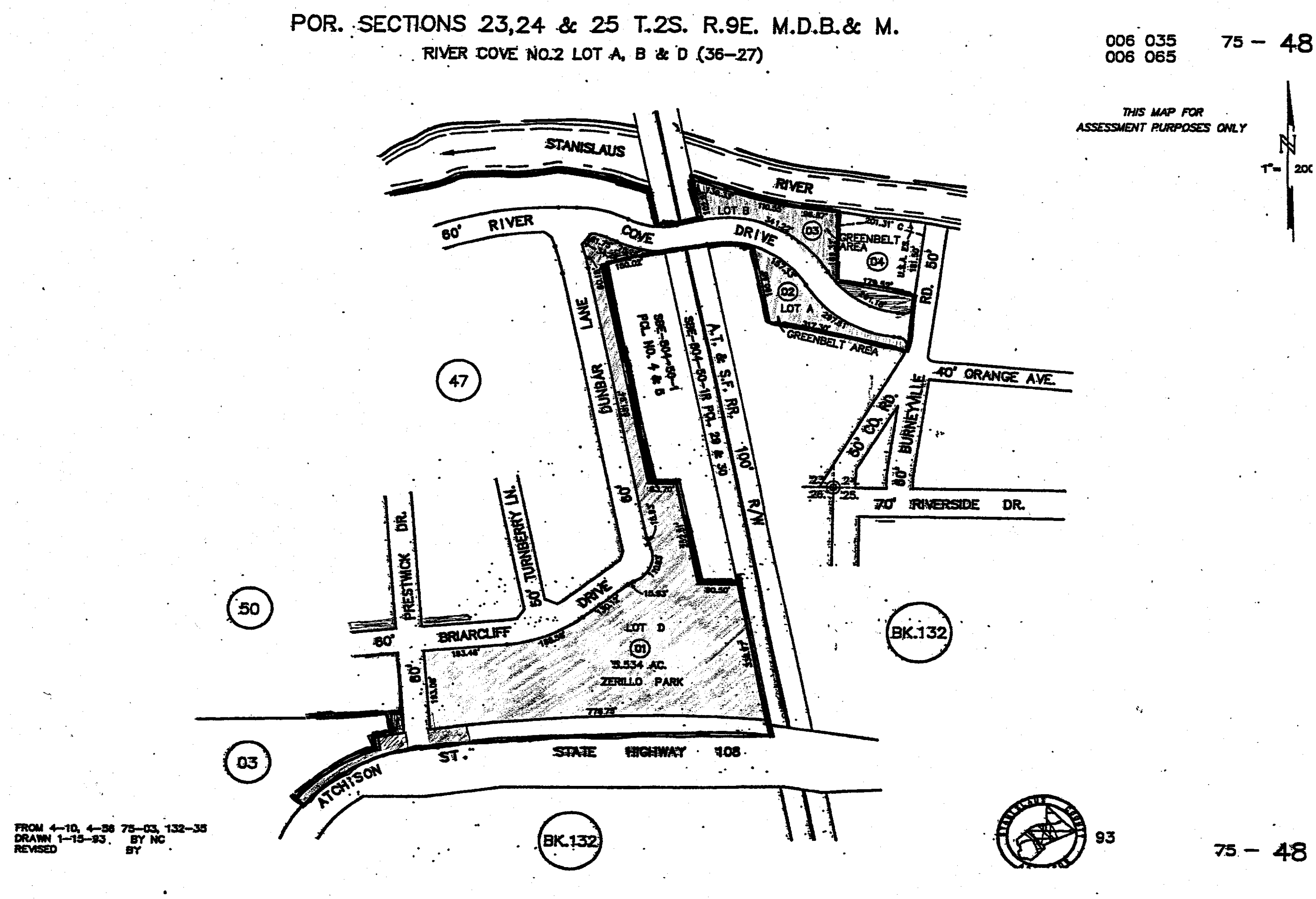
The following pages are reproductions of the County Assessor's Parcel Map associated with the District.

City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision



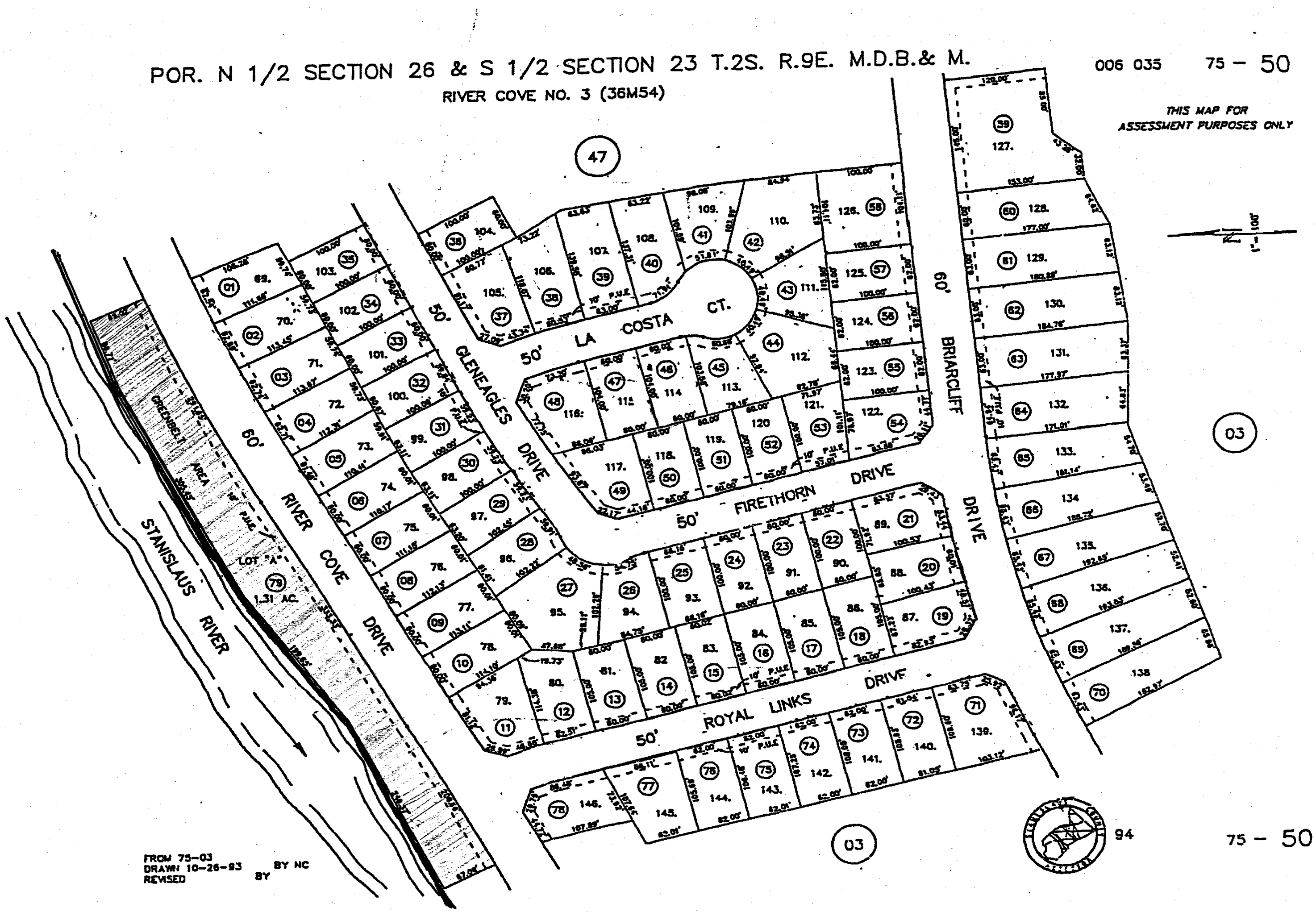
City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram

Landscaped Areas Shaded



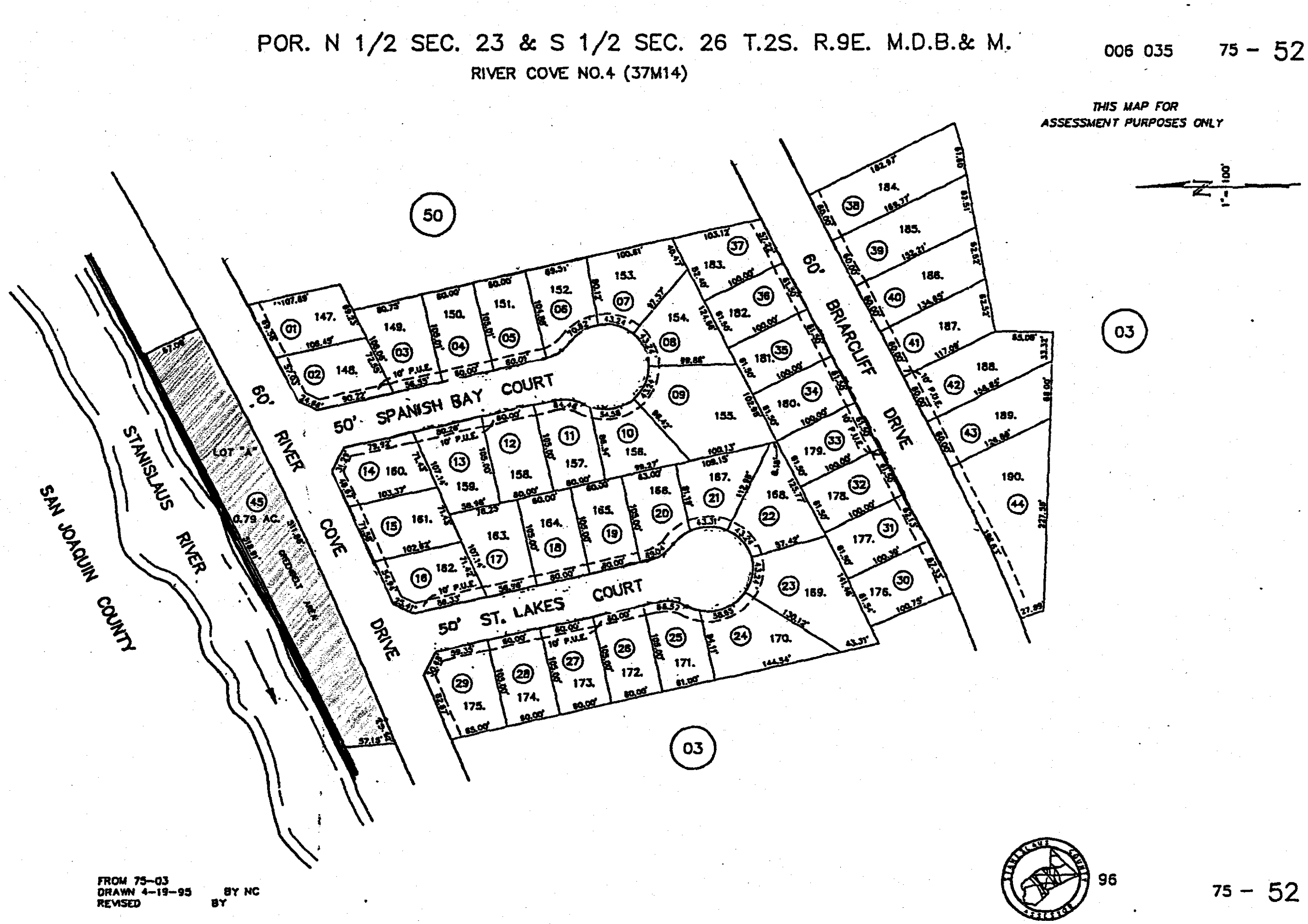
City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram

Landscaped Areas Shaded



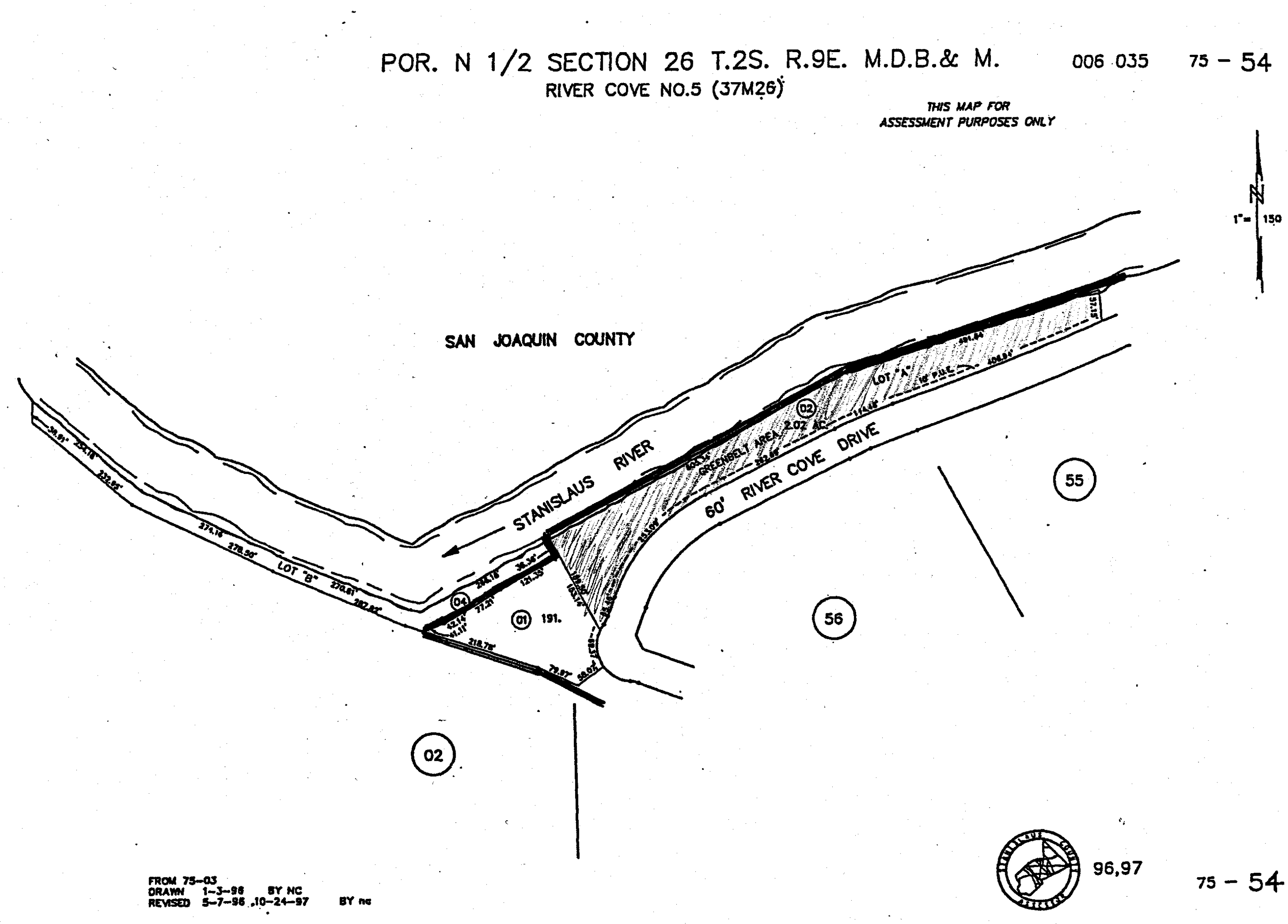
City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram

Landscaped Areas Shaded

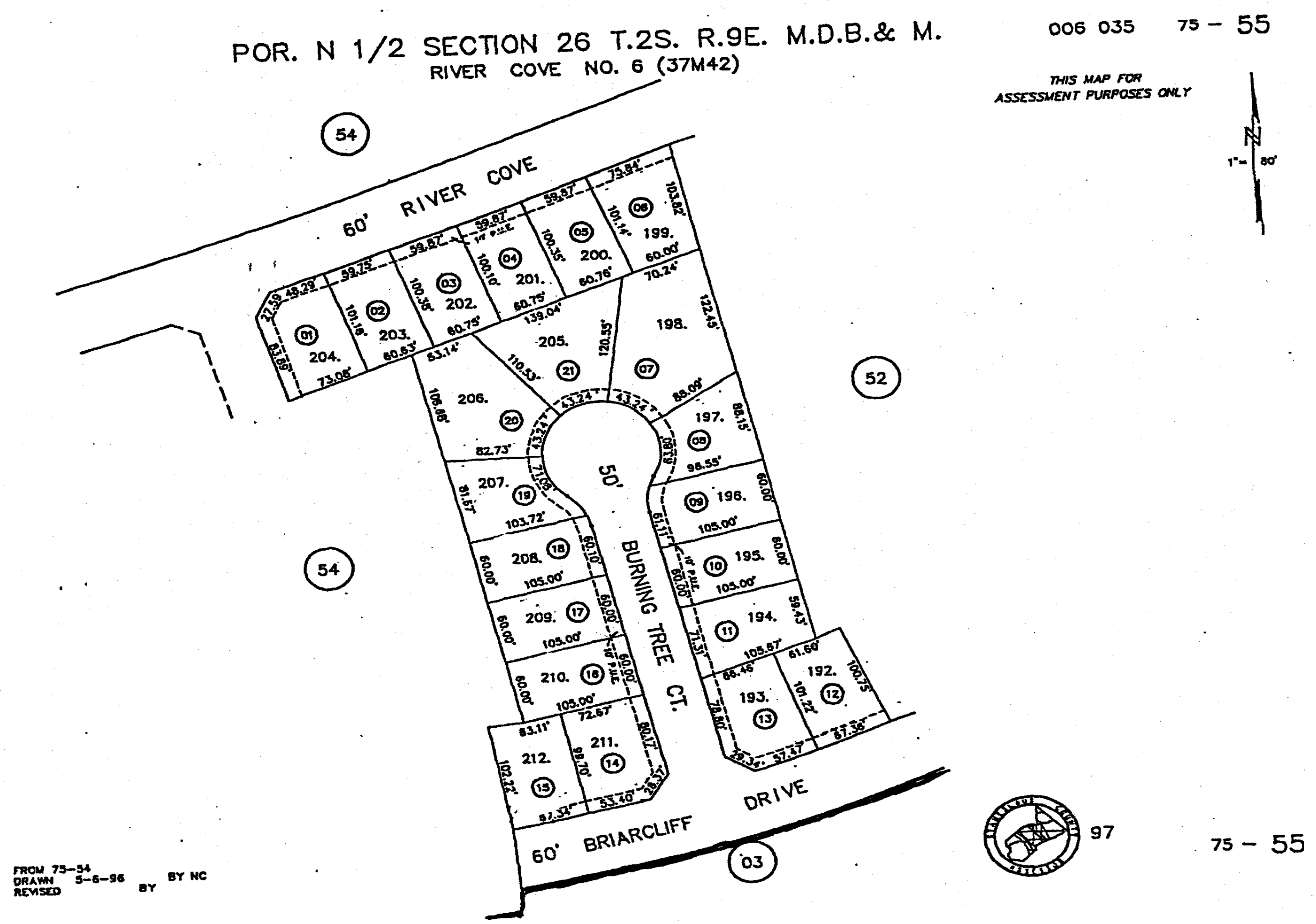


City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram

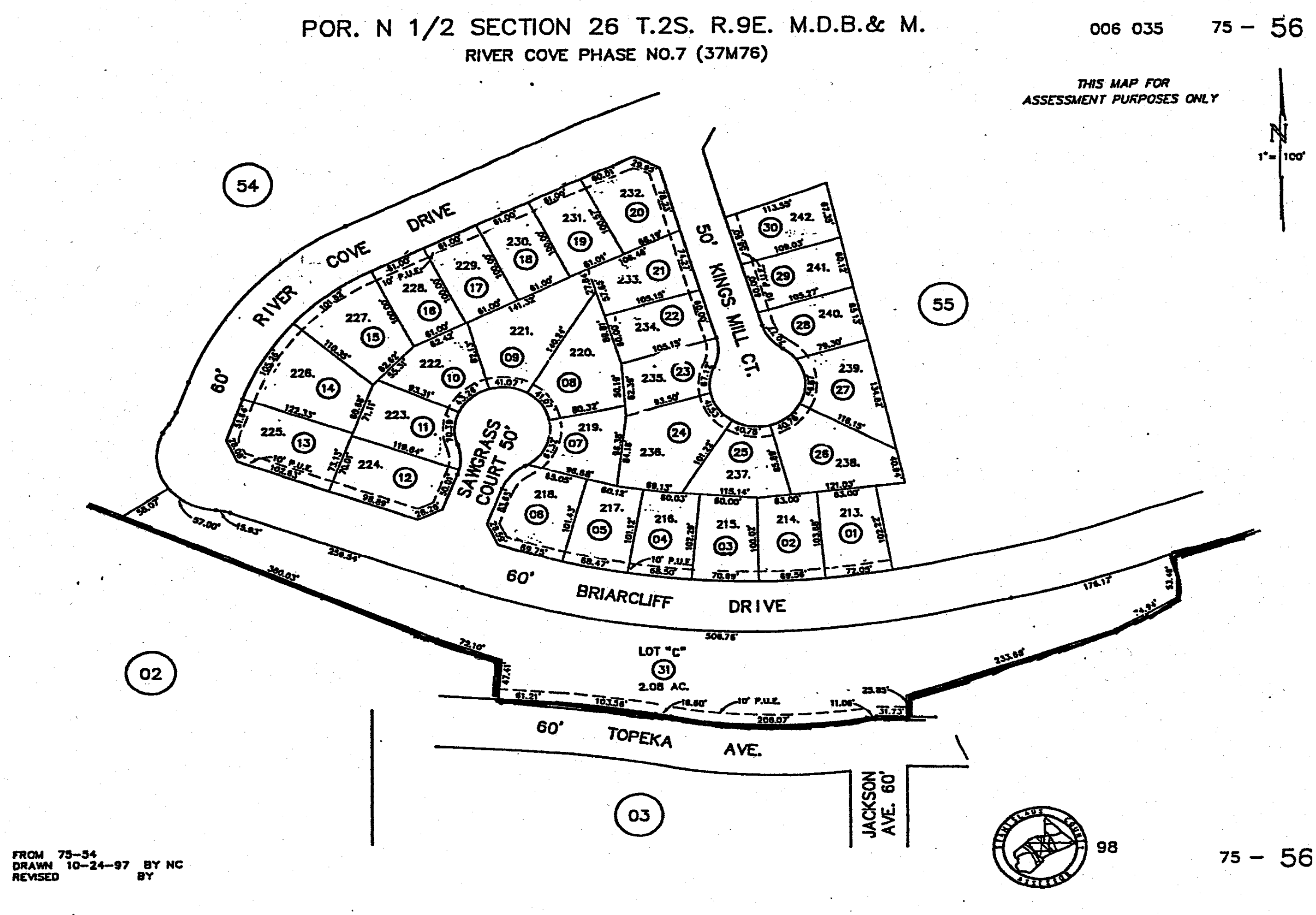
Landscaped Areas Shaded



City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram



City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram



PART VI — 2021/2022 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	EDU	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
075-047-019-000	1.0	196.90

APN	EDU	Charge
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
075-047-062-000	1.0	196.90

APN	EDU	Charge
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
075-050-002-000	1.0	196.90
075-050-003-000	1.0	196.90
075-050-004-000	1.0	196.90
075-050-005-000	1.0	196.90
075-050-006-000	1.0	196.90
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
075-050-017-000	1.0	196.90
075-050-018-000	1.0	196.90
075-050-019-000	1.0	196.90
075-050-020-000	1.0	196.90
075-050-021-000	1.0	196.90
075-050-022-000	1.0	196.90
075-050-023-000	1.0	196.90
075-050-024-000	1.0	196.90
075-050-025-000	1.0	196.90
075-050-026-000	1.0	196.90
075-050-027-000	1.0	196.90
075-050-028-000	1.0	196.90
075-050-029-000	1.0	196.90
075-050-030-000	1.0	196.90
075-050-031-000	1.0	196.90
075-050-032-000	1.0	196.90
075-050-033-000	1.0	196.90
075-050-034-000	1.0	196.90
075-050-035-000	1.0	196.90
075-050-036-000	1.0	196.90

APN	EDU	Charge
075-050-037-000	1.0	196.90
075-050-038-000	1.0	196.90
075-050-039-000	1.0	196.90
075-050-040-000	1.0	196.90
075-050-041-000	1.0	196.90
075-050-042-000	1.0	196.90
075-050-043-000	1.0	196.90
075-050-044-000	1.0	196.90
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075-050-046-000	1.0	196.90
075-050-047-000	1.0	196.90
075-050-048-000	1.0	196.90
075-050-049-000	1.0	196.90
075-050-050-000	1.0	196.90
075-050-051-000	1.0	196.90
075-050-052-000	1.0	196.90
075-050-053-000	1.0	196.90
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075-050-055-000	1.0	196.90
075-050-056-000	1.0	196.90
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075-050-060-000	1.0	196.90
075-050-061-000	1.0	196.90
075-050-062-000	1.0	196.90
075-050-063-000	1.0	196.90
075-050-064-000	1.0	196.90
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075-050-072-000	1.0	196.90
075-050-073-000	1.0	196.90
075-050-074-000	1.0	196.90
075-050-075-000	1.0	196.90
075-050-076-000	1.0	196.90
075-050-077-000	1.0	196.90
075-050-078-000	1.0	196.90

APN	EDU	Charge
075-052-001-000	1.0	196.90
075-052-002-000	1.0	196.90
075-052-003-000	1.0	196.90
075-052-004-000	1.0	196.90
075-052-005-000	1.0	196.90
075-052-006-000	1.0	196.90
075-052-007-000	1.0	196.90
075-052-008-000	1.0	196.90
075-052-009-000	1.0	196.90
075-052-010-000	1.0	196.90
075-052-011-000	1.0	196.90
075-052-012-000	1.0	196.90
075-052-013-000	1.0	196.90
075-052-014-000	1.0	196.90
075-052-015-000	1.0	196.90
075-052-016-000	1.0	196.90
075-052-017-000	1.0	196.90
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075-052-019-000	1.0	196.90
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075-052-021-000	1.0	196.90
075-052-022-000	1.0	196.90
075-052-023-000	1.0	196.90
075-052-024-000	1.0	196.90
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075-052-027-000	1.0	196.90
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075-052-036-000	1.0	196.90
075-052-037-000	1.0	196.90
075-052-038-000	1.0	196.90
075-052-039-000	1.0	196.90
075-052-040-000	1.0	196.90
075-052-041-000	1.0	196.90
075-052-042-000	1.0	196.90

APN	EDU	Charge
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
075-055-006-000	1.0	196.90
075-055-007-000	1.0	196.90
075-055-008-000	1.0	196.90
075-055-009-000	1.0	196.90
075-055-010-000	1.0	196.90
075-055-011-000	1.0	196.90
075-055-012-000	1.0	196.90
075-055-013-000	1.0	196.90
075-055-014-000	1.0	196.90
075-055-015-000	1.0	196.90
075-055-016-000	1.0	196.90
075-055-017-000	1.0	196.90
075-055-018-000	1.0	196.90
075-055-019-000	1.0	196.90
075-055-020-000	1.0	196.90
075-055-021-000	1.0	196.90
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075-056-002-000	1.0	196.90
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075-056-004-000	1.0	196.90
075-056-005-000	1.0	196.90
075-056-006-000	1.0	196.90
075-056-007-000	1.0	196.90
075-056-008-000	1.0	196.90
075-056-009-000	1.0	196.90
075-056-010-000	1.0	196.90
075-056-011-000	1.0	196.90
075-056-012-000	1.0	196.90
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
075-056-018-000	1.0	196.90

APN	EDU	Charge
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. 9.1-D

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

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 2021/2022.

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 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 2021/2022 has been prepared in accordance with the privisions 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 proportinate 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 2021/2022.

This year there is a slight increase to Sierra Vista Estates to cover the increased maintenance costs to maintain the matured landscape. The increase allows us to not dip into the reserve to cover the costs.

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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessment for parcels in the Sierra Vista Estates Landscape and Lighting District for Fiscal Year 2021/2022 is as follows:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
Annual Parcel Assessments	$40.81	$42.03	$1.22

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. (2) Resolutions
2. Engineer's Annual Levy Report Sierra Vista Estates Landscape and Lighting District Fiscal Year 2021/2022

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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 2021/2022 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, 2021, and ending June 30, 2022, 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 22, 2021 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING:

<u>Section 1</u> 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, 2021 and ending June 30, 2022, 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, 2021 and ending June 30, 2022, 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 XIIID.

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.

<u>Section 7</u> 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.

<u>Section 8</u> 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.

<u>Section 9</u> 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.

<u>Section 10</u> The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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	**Richard D. O'Brien**
City Clerk	**Mayor**

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 THERETO FOR FISCAL YEAR 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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, 2021 and ending June 30, 2022; 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 2021/2022**" 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE SIERRA VISTA ESTATES LANDSCAPING AND LIGHTING DISTRICT:

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 2021/2022.

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 22nd day of June, 2021; 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	**Richard D. O'Brien**
City Clerk	**Mayor**

Attachment: Engineer's Report – Sierra Vista Estates L&L for FY2021-22

City of Riverbank

Sierra Vista Estates Landscaping and Lighting District (No. 2000-01)

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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Temecula, CA 92590
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WILLDAN

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 2021/2022 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
Exp. 3/31/22
CIVIL
STATE OF CALIFORNIA

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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 XIIID* ("Article XIIID"). 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 2021/2022. 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 2021/2022.

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 XIIID*, 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 XIIID 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 XIIID 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 XIIID 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 XIIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIIID 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 XIIID, Section 4*. No other changes or modifications to the District are proposed for Fiscal Year 2021/2022.

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 XIIID, Section 4*, a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel. *Article XIIID, 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 XIIID, 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.

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 1.0 EDU:

Total Balance to Levy / Total Assessable Parcels in Zone = 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 2001/2002 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 2021/2022 is $183.13.

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 XIIID 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 2021/2022

Sierra Vista Estates Landscape and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	$900
Utilities	300
Repairs/Abatement	6,500
Street Lighting	500
Miscellaneous/Materials/Equipment	0
Facility Maintenance Materials	0
Capital Expenditure	0
Direct Costs (Subtotal)	**$8,200**
ADMINISTRATION COSTS	
District Administration	$2,475
County Administration Fee	76
Administration Costs (Subtotal)	**$2,551**
LEVY BREAKDOWN	
Total Direct and Admin. Costs	**$10,751**
Reserve Collection/ (Transfers)	(8,061)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	**$2,690**
DISTRICT STATISTICS	
Total Parcels	64
Total Parcels Levied	64
Total Equivalent Dwelling Units (EDU)	64.00
Assessment Rate (Levy Per EDU)	**$42.03**
Maximum Assessment Rate Approved	**$183.13**
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance (Estimated)	$27,890
Reserve Collection/ (Transfers)	(8,061)
Ending Reserve Fund Balance (Projected)	**$19,829**
Beginning Capital Improvement Fund	$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	**$0**

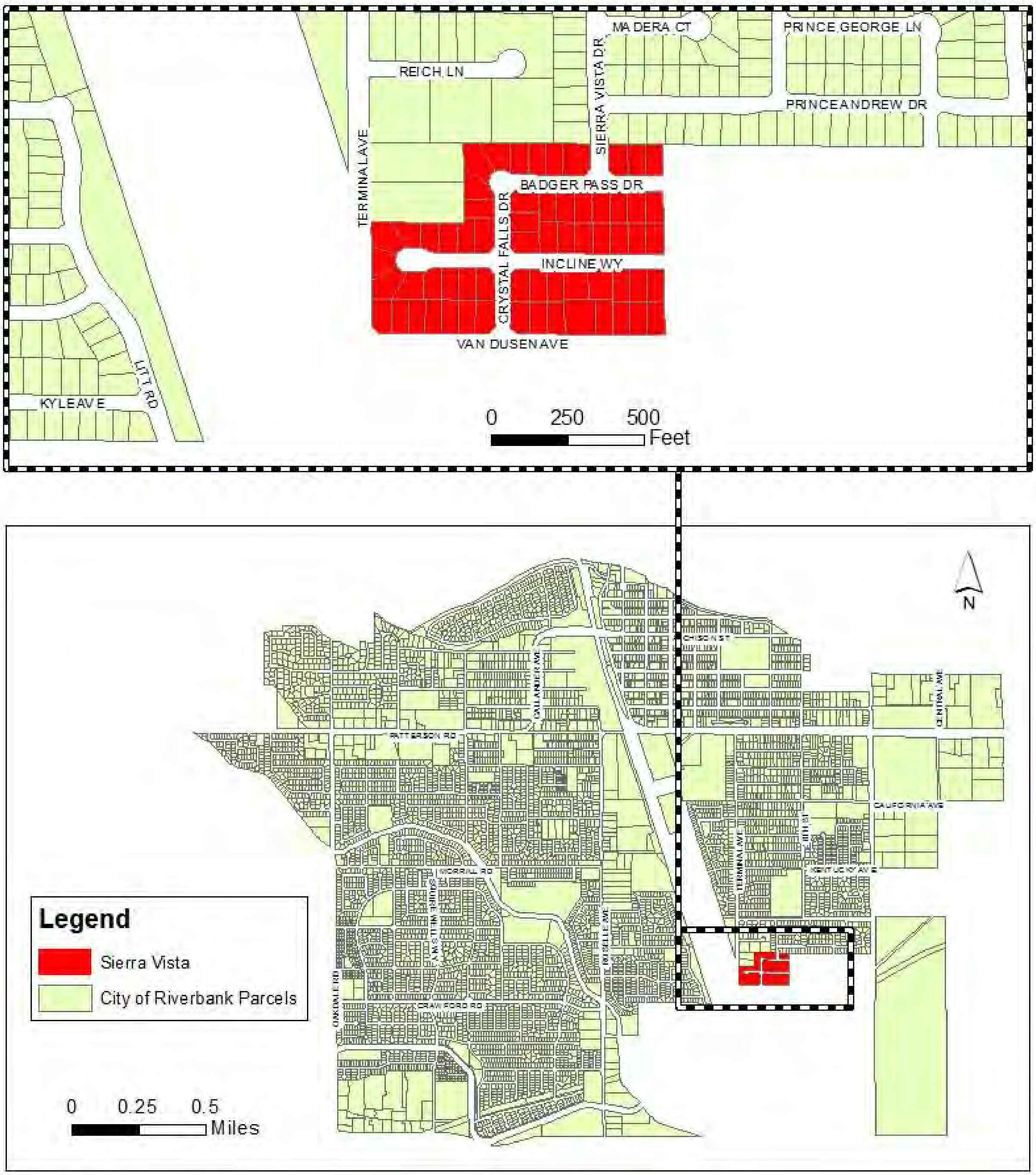
PART V — DISTRICT BOUNDARY MAPS

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 — 2021/2022 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	EDU	Charge
075-058-002-000	1.0	$42.02
075-058-003-000	1.0	42.02
075-058-004-000	1.0	42.02
075-058-005-000	1.0	42.02
075-058-006-000	1.0	42.02
075-058-007-000	1.0	42.02
075-058-008-000	1.0	42.02
075-058-009-000	1.0	42.02
075-058-010-000	1.0	42.02
075-058-011-000	1.0	42.02
075-058-012-000	1.0	42.02
075-058-013-000	1.0	42.02
075-058-014-000	1.0	42.02
075-058-015-000	1.0	42.02
075-058-016-000	1.0	42.02
075-058-017-000	1.0	42.02
075-058-018-000	1.0	42.02
075-058-019-000	1.0	42.02
075-058-020-000	1.0	42.02
075-058-027-000	1.0	42.02
075-058-028-000	1.0	42.02

075-058-029-000	1.0	42.02
075-058-030-000	1.0	42.02
075-058-031-000	1.0	42.02
075-058-032-000	1.0	42.02
075-058-033-000	1.0	42.02
075-058-034-000	1.0	42.02
075-058-035-000	1.0	42.02
075-058-036-000	1.0	42.02
075-058-037-000	1.0	42.02
075-058-038-000	1.0	42.02
075-058-039-000	1.0	42.02
075-058-040-000	1.0	42.02
075-058-041-000	1.0	42.02
075-058-042-000	1.0	42.02
075-058-043-000	1.0	42.02
075-058-044-000	1.0	42.02
075-058-045-000	1.0	42.02
075-058-046-000	1.0	42.02
075-058-047-000	1.0	42.02
075-058-048-000	1.0	42.02
075-058-049-000	1.0	42.02
075-058-050-000	1.0	42.02
075-058-051-000	1.0	42.02
075-058-052-000	1.0	42.02
075-058-053-000	1.0	42.02
075-058-054-000	1.0	42.02
075-058-055-000	1.0	42.02
075-058-056-000	1.0	42.02
075-058-057-000	1.0	42.02
075-058-058-000	1.0	42.02
075-058-059-000	1.0	42.02
075-058-060-000	1.0	42.02
075-058-061-000	1.0	42.02
075-058-062-000	1.0	42.02
075-058-063-000	1.0	42.02
075-058-064-000	1.0	42.02
075-058-065-000	1.0	42.02
075-058-066-000	1.0	42.02
075-058-067-000	1.0	42.02
075-058-069-000	1.0	42.02
075-058-070-000	1.0	42.02
075-058-071-000	1.0	42.02
075-058-072-000	1.0	42.02
Total	**64**	**$2,689.28**

*Total may differ from budget due to rounding

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.1-E

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

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 2021/2022.

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 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 XIIID, 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 2021/2022 has been prepared in accordance with the privisions 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 proportinate 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 2021/2022.

The Engineer's Report contains three zones that are assessed and a District Benefit. The City will not be requesting any increases to the three zones within the Crossroads Landscape and Lighting District. Due to the cost of maintenance for the matured landscaping and irrigation equipment there will be an increase to the District Benefit and each of the Zone's that are assessed. The increase will also allow for additional funds to be added to the reserves for unforeseen maintenance and repairs.

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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessments for parcels in the Crossroads Landscape and Lighting District for Fiscal Year 2021/2022 are as follows:

	PRIOR FY 20/21	**FY 21/22**	**Change in Assessment**
District Benefit:	$98.58	$101.54	$2.96
Zone 1:	$21.64	$22.29	$ .65
Zone 2:	$32.11	$33.07	$ .96
Zone 3:	$ 0.00	$ 0.00	No Assessments
Zone 4:	$27.15	$27.96	$ .81

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. (2) Resolutions
2. Engineer's Annual Levy Report Crossroads Landscaping and Lighting District Fiscal Year 2021/2022

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

WHEREAS, the City Council, desires to levy and collect 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 2021/2022 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, 2021, and ending June 30, 2022, 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 22, 2021, 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING:

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, 2021 and ending June 30, 2022, 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, 2021 and ending June 30, 2022 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 XIIID.

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, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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

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 2021/2022

The City Council of the City of Riverbank, California (hereafter referred to as the "City Council") does resolve as follows:

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, 2021 and ending June 30, 2022; 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 2021/2022**" 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE CROSSROADS LANDSCAPING AND LIGHTING DISTRICT:

<u>Section 1</u> 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 2021/2022.

<u>Section 2</u> 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.

<u>Section 3</u> 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.

<u>Section 4</u> 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.

<u>Section 5</u> 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 22nd day of June, 2021; 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
City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Report – Crossroads L&L District for FY 2021-22

City of Riverbank

Crossroads
Landscaping and Lighting District

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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WILLDAN

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 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
3/31/22
CIVIL
STATE OF CALIFORNIA

TABLE OF CONTENTS

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 XIIID* (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 2021/2022. 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 2021/2022. 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 2021/2022 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 2021/2022 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 XIIID, 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 XIIID, 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 2021/2022 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 2021/2022 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 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:

- 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 including but not limited to street lights and traffic signals;
- 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;
- 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;
- The acquisition of any associated existing improvement;
- 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;

- 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 consists 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 (1) multifamily residential parcel, and one (1) 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 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 XIIID.

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 six hundred eleven (1,611) single-family residential parcels, two (2) multifamily parcels, and one hundred seventeen (117) nonresidential or vacant parcels. 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 XIIID, 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 XIIID, 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	Per Unit/Lot/Parcel
Multifamily Residential	0.75	Per Unit
Planned-Residential Development	1	Per Planned Single Family Unit
	0.75	Per Planned Multi-Family Unit
Undefined Vacant Lot	1	Per Parcel
Defined Planned Vacant Lot	1	Per Acre
Developed Commercial	4	Per Acre
Recreational or Limited Commercial Use	2	Per Acre
Exempt	0	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).

Parcel Type EDU x Acres or Units = 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.

Total Balance to Levy / Total EDU = Rate per EDU
Rate per EDU x Parcel EDU = Parcel Levy Amount

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 XIIID, 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 2021/2022:

- The Maximum Assessment Rate for District-Wide Improvements is $265.55/EDU.
- The Maximum Assessment Rate for Zone 01 Improvements is $86.79/EDU.
- The Maximum Assessment Rate for Zone 02 Improvements is $96.10/EDU.
- The Maximum Assessment Rate for Zone 03 Improvements is $0.00/EDU.
- The Maximum Assessment Rate for Zone 04 Improvements is $99.27/EDU.

The Total Adjusted Maximum Assessment Rate applicable to parcels in each Zone is as follows:

- Zone 01 $352.34 ($265.55+$86.79)
- Zone 02 $361.65 ($265.55+$96.10)
- Zone 03 $265.66 ($265.55+$0.00)
- Zone 04 $364.82 ($265.55+$99.27)

The following page outlines the Crossroads Landscaping and Lighting District's proposed budget and assessments for Fiscal Year 2021/2022. 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 2021/2022.

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.
- Removal of trees and asphalt repairs

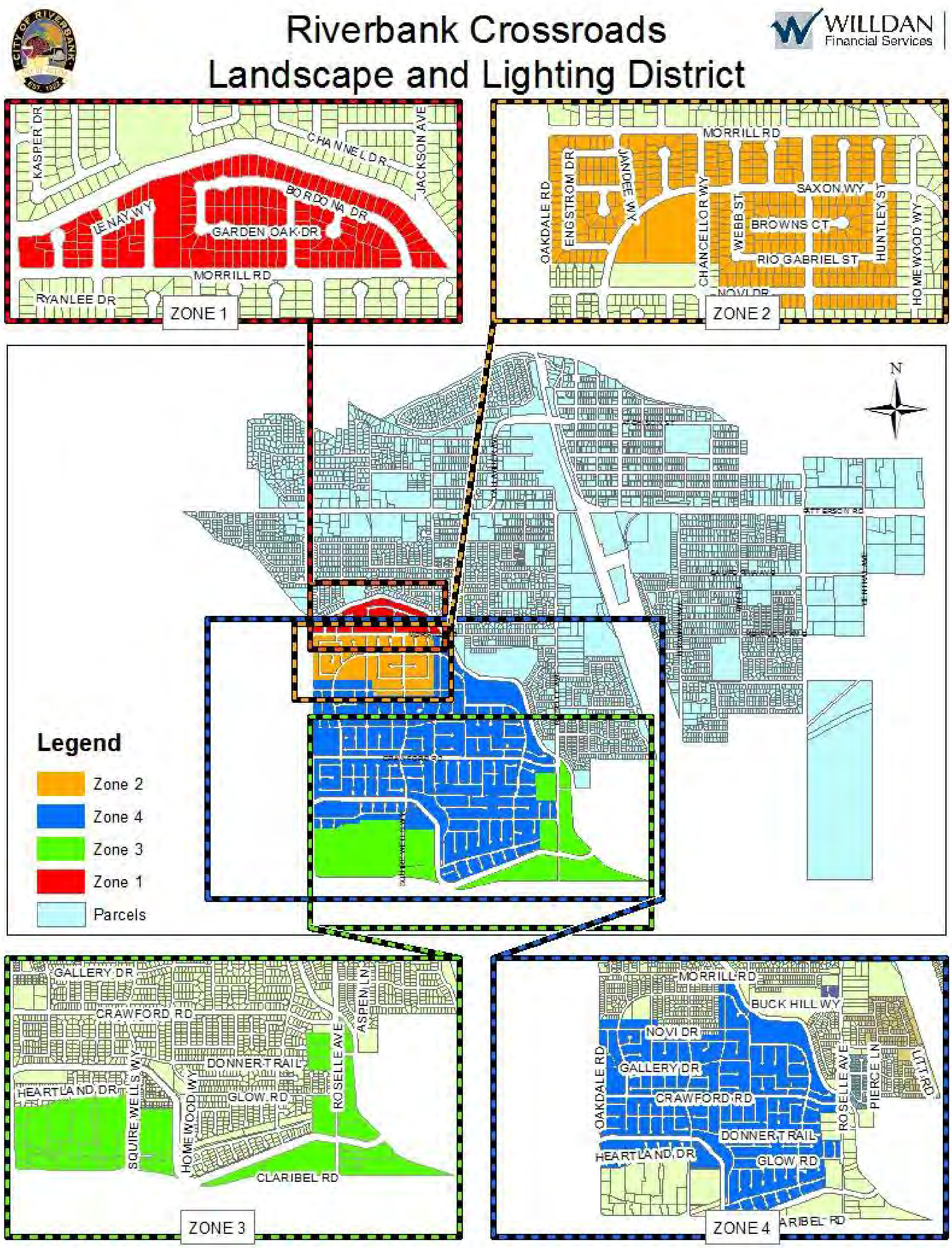
District Budget Fiscal Year 2021/2022

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
District Administration	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	23,902	311	941	0	4,383	29,537
Improvement Replacement Fund Collection	0	0	0	0	0	0	0
(Sub-Total) Levy Collection	**$8,020**	**$241,617**	**$3,357**	**$10,154**	**$0**	**$47,316**	**$310,464**
Reserve Fund Contribution	0	0	0	0	0	0	0
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	0	0	0	0	**0**	**0**
Balance to Levy	**$8,020**	**$241,617**	**$3,357**	**$10,154**	**$0**	**$47,316**	**$310,464**
DISTRICT STATISTICS							
Total Parcels		2,218	140	307	41	1,730	
Total Parcels Levied		2,186	140	307	40	1,699	
Total Equivalent Dwelling Units (EDU)		2,379.59	150.60	307.00	229.75	1,692.24	
Levy per EDU		**$101.54**	**$22.29**	**$33.07**	**$0.00**	**$27.96**	
Maximum Levy per EDU		**$265.55**	**$86.79**	**$96.10**	**$0.00**	**$99.27**	
FUND BALANCE INFORMATION							
Reserve Fund Balance		$9,512	$11,890	$32,499	$0	$25,365	$79,266
Reserve Fund Activity		23,902	311	941	0	4,383	29,537
Projected Ending Reserve Fund Balance		**$33,414**	**$12,201**	**$33,440**	**$0**	**$29,749**	**$108,804**
Capital Improvement Project Fund Balance		$7,952	$0	$6,024	$0	$6,024	$20,000
Capital Expenditure/Improvement Fund Activity		0	0	0	0	0	0
Projected Ending Improvement Fund Balance		**$7,952**	**$0**	**$6,024**	**$0**	**$6,024**	**$20,000**
Total Projected Available Fund Balance		**$41,366**	**$12,201**	**$39,464**	**$0**	**$35,773**	**$128,804**

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 2021/2022. 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



PART VI — 2021/2022 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	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-051-001-000	01	1.00	$101.54	$22.29	$123.82
075-051-002-000	01	1.00	101.54	22.29	123.82
075-051-003-000	01	1.00	101.54	22.29	123.82
075-051-004-000	01	1.00	101.54	22.29	123.82
075-051-005-000	01	1.00	101.54	22.29	123.82
075-051-006-000	01	1.00	101.54	22.29	123.82
075-051-007-000	01	1.00	101.54	22.29	123.82
075-051-008-000	01	1.00	101.54	22.29	123.82
075-051-009-000	01	1.00	101.54	22.29	123.82
075-051-010-000	01	1.00	101.54	22.29	123.82
075-051-011-000	01	1.00	101.54	22.29	123.82
075-051-012-000	01	1.00	101.54	22.29	123.82
075-051-013-000	01	1.00	101.54	22.29	123.82
075-051-014-000	01	1.00	101.54	22.29	123.82
075-051-015-000	01	1.00	101.54	22.29	123.82
075-051-016-000	01	1.00	101.54	22.29	123.82
075-051-017-000	01	1.00	101.54	22.29	123.82
075-051-018-000	01	1.00	101.54	22.29	123.82
075-051-019-000	01	1.00	101.54	22.29	123.82
075-051-020-000	01	1.00	101.54	22.29	123.82
075-051-021-000	01	1.00	101.54	22.29	123.82
075-051-022-000	01	1.00	101.54	22.29	123.82
075-051-023-000	01	1.00	101.54	22.29	123.82
075-051-024-000	01	1.00	101.54	22.29	123.82
075-051-025-000	01	1.00	101.54	22.29	123.82
075-051-026-000	01	1.00	101.54	22.29	123.82
075-051-027-000	01	1.00	101.54	22.29	123.82
075-051-028-000	01	1.00	101.54	22.29	123.82
075-051-029-000	01	1.00	101.54	22.29	123.82
075-051-030-000	01	1.00	101.54	22.29	123.82
075-051-032-000	01	1.00	101.54	22.29	123.82
075-051-033-000	01	1.00	101.54	22.29	123.82
075-051-034-000	01	1.00	101.54	22.29	123.82
075-051-035-000	01	1.00	101.54	22.29	123.82
075-051-036-000	01	1.00	101.54	22.29	123.82
075-051-037-000	01	1.00	101.54	22.29	123.82
075-051-038-000	01	1.00	101.54	22.29	123.82
075-051-039-000	01	1.00	101.54	22.29	123.82
075-051-040-000	01	1.00	101.54	22.29	123.82
075-051-041-000	01	1.00	101.54	22.29	123.82
075-051-042-000	01	1.00	101.54	22.29	123.82
075-051-043-000	01	1.00	101.54	22.29	123.82
075-051-044-000	01	1.00	101.54	22.29	123.82
075-051-045-000	01	1.00	101.54	22.29	123.82
075-051-046-000	01	1.00	101.54	22.29	123.82
075-051-047-000	01	1.00	101.54	22.29	123.82
075-051-048-000	01	1.00	101.54	22.29	123.82
075-051-049-000	01	1.00	101.54	22.29	123.82
075-051-050-000	01	1.00	101.54	22.29	123.82
075-051-051-000	01	1.00	101.54	22.29	123.82
075-051-052-000	01	1.00	101.54	22.29	123.82
075-051-053-000	01	1.00	101.54	22.29	123.82
075-051-054-000	01	1.00	101.54	22.29	123.82
075-051-055-000	01	1.00	101.54	22.29	123.82
075-051-056-000	01	1.00	101.54	22.29	123.82
075-051-057-000	01	1.00	101.54	22.29	123.82
075-051-058-000	01	1.00	101.54	22.29	123.82
075-051-059-000	01	1.00	101.54	22.29	123.82
075-051-060-000	01	1.00	101.54	22.29	123.82
075-051-061-000	01	1.00	101.54	22.29	123.82

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-051-062-000	01	1.00	101.54	22.29	123.82
075-051-063-000	01	1.00	101.54	22.29	123.82
075-051-064-000	01	1.00	101.54	22.29	123.82
075-051-065-000	01	1.00	101.54	22.29	123.82
075-051-066-000	01	1.00	101.54	22.29	123.82
075-051-067-000	01	1.00	101.54	22.29	123.82
075-051-068-000	01	1.00	101.54	22.29	123.82
075-051-069-000	01	1.00	101.54	22.29	123.82
075-051-070-000	01	1.00	101.54	22.29	123.82
075-053-001-000	01	1.00	101.54	22.29	123.82
075-053-002-000	01	1.00	101.54	22.29	123.82
075-053-003-000	01	1.00	101.54	22.29	123.82
075-053-004-000	01	1.00	101.54	22.29	123.82
075-053-005-000	01	1.00	101.54	22.29	123.82
075-053-006-000	01	1.00	101.54	22.29	123.82
075-053-007-000	01	1.00	101.54	22.29	123.82
075-053-008-000	01	1.00	101.54	22.29	123.82
075-053-009-000	01	1.00	101.54	22.29	123.82
075-053-010-000	01	1.00	101.54	22.29	123.82
075-053-011-000	01	1.00	101.54	22.29	123.82
075-053-012-000	01	1.00	101.54	22.29	123.82
075-053-013-000	01	1.00	101.54	22.29	123.82
075-053-014-000	01	1.00	101.54	22.29	123.82
075-053-015-000	01	1.00	101.54	22.29	123.82
075-053-016-000	01	1.00	101.54	22.29	123.82
075-053-017-000	01	1.00	101.54	22.29	123.82
075-053-018-000	01	1.00	101.54	22.29	123.82
075-053-019-000	01	1.00	101.54	22.29	123.82
075-053-020-000	01	1.00	101.54	22.29	123.82
075-053-021-000	01	1.00	101.54	22.29	123.82
075-053-022-000	01	1.00	101.54	22.29	123.82
075-053-023-000	01	1.00	101.54	22.29	123.82
075-053-024-000	01	1.00	101.54	22.29	123.82
075-053-025-000	01	1.00	101.54	22.29	123.82
075-053-026-000	01	1.00	101.54	22.29	123.82
075-053-027-000	01	1.00	101.54	22.29	123.82
075-053-028-000	01	1.00	101.54	22.29	123.82
075-053-029-000	01	1.00	101.54	22.29	123.82
075-053-030-000	01	1.00	101.54	22.29	123.82
075-053-031-000	01	1.00	101.54	22.29	123.82
075-053-032-000	01	1.00	101.54	22.29	123.82
075-053-033-000	01	1.00	101.54	22.29	123.82
075-053-034-000	01	1.00	101.54	22.29	123.82
075-053-035-000	01	1.00	101.54	22.29	123.82
075-053-036-000	01	1.00	101.54	22.29	123.82
075-053-037-000	01	1.00	101.54	22.29	123.82
075-057-001-000	01	2.60	264.00	57.95	321.94
075-057-002-000	01	1.00	101.54	22.29	123.82
075-057-003-000	01	1.00	101.54	22.29	123.82
075-057-004-000	01	1.00	101.54	22.29	123.82
075-057-005-000	01	1.00	101.54	22.29	123.82
075-057-006-000	01	1.00	101.54	22.29	123.82
075-057-007-000	01	1.00	101.54	22.29	123.82
075-057-008-000	01	1.00	101.54	22.29	123.82
075-057-009-000	01	1.00	101.54	22.29	123.82
075-057-010-000	01	1.00	101.54	22.29	123.82
075-057-011-000	01	1.00	101.54	22.29	123.82
075-057-012-000	01	1.00	101.54	22.29	123.82
075-057-013-000	01	1.00	101.54	22.29	123.82
075-057-014-000	01	1.00	101.54	22.29	123.82

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-057-015-000	01	1.00	101.54	22.29	123.82
075-057-016-000	01	1.00	101.54	22.29	123.82
075-057-019-000	01	1.00	101.54	22.29	123.82
075-057-020-000	01	1.00	101.54	22.29	123.82
075-057-021-000	01	1.00	101.54	22.29	123.82
075-057-022-000	01	1.00	101.54	22.29	123.82
075-057-026-000	01	1.00	101.54	22.29	123.82
075-057-027-000	01	1.00	101.54	22.29	123.82
075-057-028-000	01	1.00	101.54	22.29	123.82
075-057-029-000	01	1.00	101.54	22.29	123.82
075-057-030-000	01	1.00	101.54	22.29	123.82
075-057-031-000	01	1.00	101.54	22.29	123.82
075-057-032-000	01	1.00	101.54	22.29	123.82
075-057-033-000	01	1.00	101.54	22.29	123.82
075-057-034-000	01	1.00	101.54	22.29	123.82
075-057-035-000	01	1.00	101.54	22.29	123.82
075-057-036-000	01	1.00	101.54	22.29	123.82
075-057-037-000	01	1.00	101.54	22.29	123.82
075-057-038-000	01	1.00	101.54	22.29	123.82
075-057-039-000	01	1.69	1,015.40	222.90	1,238.30
075-059-001-000	02	1.00	101.54	33.07	134.60
075-059-002-000	02	1.00	101.54	33.07	134.60
075-059-003-000	02	1.00	101.54	33.07	134.60
075-059-004-000	02	1.00	101.54	33.07	134.60
075-059-005-000	02	1.00	101.54	33.07	134.60
075-059-006-000	02	1.00	101.54	33.07	134.60
075-059-007-000	02	1.00	101.54	33.07	134.60
075-059-008-000	02	1.00	101.54	33.07	134.60
075-059-009-000	02	1.00	101.54	33.07	134.60
075-059-010-000	02	1.00	101.54	33.07	134.60
075-059-011-000	02	1.00	101.54	33.07	134.60
075-059-012-000	02	1.00	101.54	33.07	134.60
075-059-013-000	02	1.00	101.54	33.07	134.60
075-059-014-000	02	1.00	101.54	33.07	134.60
075-059-015-000	02	1.00	101.54	33.07	134.60
075-059-016-000	02	1.00	101.54	33.07	134.60
075-059-017-000	02	1.00	101.54	33.07	134.60
075-059-018-000	02	1.00	101.54	33.07	134.60
075-059-019-000	02	1.00	101.54	33.07	134.60
075-059-020-000	02	1.00	101.54	33.07	134.60
075-059-021-000	02	1.00	101.54	33.07	134.60
075-059-022-000	02	1.00	101.54	33.07	134.60
075-059-023-000	02	1.00	101.54	33.07	134.60
075-059-024-000	02	1.00	101.54	33.07	134.60
075-059-025-000	02	1.00	101.54	33.07	134.60
075-059-026-000	02	1.00	101.54	33.07	134.60
075-059-027-000	02	1.00	101.54	33.07	134.60
075-059-028-000	02	1.00	101.54	33.07	134.60
075-059-029-000	02	1.00	101.54	33.07	134.60
075-059-030-000	02	1.00	101.54	33.07	134.60
075-059-031-000	02	1.00	101.54	33.07	134.60
075-059-032-000	02	1.00	101.54	33.07	134.60
075-059-033-000	02	1.00	101.54	33.07	134.60
075-059-034-000	02	1.00	101.54	33.07	134.60
075-059-035-000	02	1.00	101.54	33.07	134.60
075-059-036-000	02	1.00	101.54	33.07	134.60
075-059-037-000	02	1.00	101.54	33.07	134.60
075-059-038-000	02	1.00	101.54	33.07	134.60
075-059-039-000	02	1.00	101.54	33.07	134.60
075-059-041-000	02	1.00	101.54	33.07	134.60

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-059-042-000	02	1.00	101.54	33.07	134.60
075-059-043-000	02	1.00	101.54	33.07	134.60
075-059-044-000	02	1.00	101.54	33.07	134.60
075-059-045-000	02	1.00	101.54	33.07	134.60
075-059-046-000	02	1.00	101.54	33.07	134.60
075-059-047-000	02	1.00	101.54	33.07	134.60
075-059-048-000	02	1.00	101.54	33.07	134.60
075-059-049-000	02	1.00	101.54	33.07	134.60
075-059-050-000	02	1.00	101.54	33.07	134.60
075-059-051-000	02	1.00	101.54	33.07	134.60
075-059-052-000	02	1.00	101.54	33.07	134.60
075-059-053-000	02	1.00	101.54	33.07	134.60
075-059-054-000	02	1.00	101.54	33.07	134.60
075-059-055-000	02	1.00	101.54	33.07	134.60
075-059-056-000	02	1.00	101.54	33.07	134.60
075-059-057-000	02	1.00	101.54	33.07	134.60
075-059-058-000	02	1.00	101.54	33.07	134.60
075-059-059-000	02	1.00	101.54	33.07	134.60
075-059-060-000	02	1.00	101.54	33.07	134.60
075-059-062-000	02	1.00	101.54	33.07	134.60
075-059-063-000	02	1.00	101.54	33.07	134.60
075-060-001-000	02	1.00	101.54	33.07	134.60
075-060-002-000	02	1.00	101.54	33.07	134.60
075-060-003-000	02	1.00	101.54	33.07	134.60
075-060-004-000	02	1.00	101.54	33.07	134.60
075-060-005-000	02	1.00	101.54	33.07	134.60
075-060-006-000	02	1.00	101.54	33.07	134.60
075-060-007-000	02	1.00	101.54	33.07	134.60
075-060-008-000	02	1.00	101.54	33.07	134.60
075-060-009-000	02	1.00	101.54	33.07	134.60
075-060-010-000	02	1.00	101.54	33.07	134.60
075-060-011-000	02	1.00	101.54	33.07	134.60
075-060-013-000	02	1.00	101.54	33.07	134.60
075-060-014-000	02	1.00	101.54	33.07	134.60
075-060-015-000	02	1.00	101.54	33.07	134.60
075-060-016-000	02	1.00	101.54	33.07	134.60
075-060-017-000	02	1.00	101.54	33.07	134.60
075-060-018-000	02	1.00	101.54	33.07	134.60
075-060-019-000	02	1.00	101.54	33.07	134.60
075-060-020-000	02	1.00	101.54	33.07	134.60
075-060-021-000	02	1.00	101.54	33.07	134.60
075-060-022-000	02	1.00	101.54	33.07	134.60
075-060-023-000	02	1.00	101.54	33.07	134.60
075-060-024-000	02	1.00	101.54	33.07	134.60
075-060-025-000	02	1.00	101.54	33.07	134.60
075-060-026-000	02	1.00	101.54	33.07	134.60
075-060-027-000	02	1.00	101.54	33.07	134.60
075-060-028-000	02	1.00	101.54	33.07	134.60
075-060-029-000	02	1.00	101.54	33.07	134.60
075-060-030-000	02	1.00	101.54	33.07	134.60
075-060-031-000	02	1.00	101.54	33.07	134.60
075-060-032-000	02	1.00	101.54	33.07	134.60
075-060-033-000	02	1.00	101.54	33.07	134.60
075-060-034-000	02	1.00	101.54	33.07	134.60
075-060-035-000	02	1.00	101.54	33.07	134.60
075-060-036-000	02	1.00	101.54	33.07	134.60
075-060-037-000	02	1.00	101.54	33.07	134.60
075-060-038-000	02	1.00	101.54	33.07	134.60
075-060-039-000	02	1.00	101.54	33.07	134.60
075-060-040-000	02	1.00	101.54	33.07	134.60

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-060-041-000	02	1.00	101.54	33.07	134.60
075-060-042-000	02	1.00	101.54	33.07	134.60
075-060-043-000	02	1.00	101.54	33.07	134.60
075-060-044-000	02	1.00	101.54	33.07	134.60
075-060-045-000	02	1.00	101.54	33.07	134.60
075-060-046-000	02	1.00	101.54	33.07	134.60
075-060-047-000	02	1.00	101.54	33.07	134.60
075-060-048-000	02	1.00	101.54	33.07	134.60
075-060-049-000	02	1.00	101.54	33.07	134.60
075-060-050-000	02	1.00	101.54	33.07	134.60
075-060-051-000	02	1.00	101.54	33.07	134.60
075-060-052-000	02	1.00	101.54	33.07	134.60
075-060-053-000	02	1.00	101.54	33.07	134.60
075-060-054-000	02	1.00	101.54	33.07	134.60
075-060-055-000	02	1.00	101.54	33.07	134.60
075-060-056-000	02	1.00	101.54	33.07	134.60
075-060-057-000	02	1.00	101.54	33.07	134.60
075-060-058-000	02	1.00	101.54	33.07	134.60
075-060-059-000	02	1.00	101.54	33.07	134.60
075-060-060-000	02	1.00	101.54	33.07	134.60
075-060-061-000	02	1.00	101.54	33.07	134.60
075-060-062-000	02	1.00	101.54	33.07	134.60
075-060-063-000	02	1.00	101.54	33.07	134.60
075-060-064-000	02	1.00	101.54	33.07	134.60
075-060-065-000	02	1.00	101.54	33.07	134.60
075-060-066-000	02	1.00	101.54	33.07	134.60
075-060-067-000	02	1.00	101.54	33.07	134.60
075-060-068-000	02	1.00	101.54	33.07	134.60
075-060-069-000	02	1.00	101.54	33.07	134.60
075-060-070-000	02	1.00	101.54	33.07	134.60
075-060-071-000	02	1.00	101.54	33.07	134.60
075-060-072-000	02	1.00	101.54	33.07	134.60
075-060-073-000	02	1.00	101.54	33.07	134.60
075-060-074-000	02	1.00	101.54	33.07	134.60
075-060-075-000	02	1.00	101.54	33.07	134.60
075-060-076-000	02	1.00	101.54	33.07	134.60
075-060-077-000	02	1.00	101.54	33.07	134.60
075-060-078-000	02	1.00	101.54	33.07	134.60
075-061-001-000	02	1.00	101.54	33.07	134.60
075-061-002-000	02	1.00	101.54	33.07	134.60
075-061-003-000	02	1.00	101.54	33.07	134.60
075-061-004-000	02	1.00	101.54	33.07	134.60
075-061-005-000	02	1.00	101.54	33.07	134.60
075-061-006-000	02	1.00	101.54	33.07	134.60
075-061-007-000	02	1.00	101.54	33.07	134.60
075-061-008-000	02	1.00	101.54	33.07	134.60
075-061-009-000	02	1.00	101.54	33.07	134.60
075-061-010-000	02	1.00	101.54	33.07	134.60
075-061-011-000	02	1.00	101.54	33.07	134.60
075-061-012-000	02	1.00	101.54	33.07	134.60
075-061-013-000	02	1.00	101.54	33.07	134.60
075-061-014-000	02	1.00	101.54	33.07	134.60
075-061-015-000	02	1.00	101.54	33.07	134.60
075-061-016-000	02	1.00	101.54	33.07	134.60
075-061-017-000	02	1.00	101.54	33.07	134.60
075-061-018-000	02	1.00	101.54	33.07	134.60
075-061-019-000	02	1.00	101.54	33.07	134.60
075-061-020-000	02	1.00	101.54	33.07	134.60
075-061-021-000	02	1.00	101.54	33.07	134.60
075-061-022-000	02	1.00	101.54	33.07	134.60

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-061-023-000	02	1.00	101.54	33.07	134.60
075-061-024-000	02	1.00	101.54	33.07	134.60
075-061-025-000	02	1.00	101.54	33.07	134.60
075-061-026-000	02	1.00	101.54	33.07	134.60
075-061-027-000	02	1.00	101.54	33.07	134.60
075-061-028-000	02	1.00	101.54	33.07	134.60
075-061-029-000	02	1.00	101.54	33.07	134.60
075-061-030-000	02	1.00	101.54	33.07	134.60
075-061-031-000	02	1.00	101.54	33.07	134.60
075-061-032-000	02	1.00	101.54	33.07	134.60
075-061-033-000	02	1.00	101.54	33.07	134.60
075-061-034-000	02	1.00	101.54	33.07	134.60
075-061-035-000	02	1.00	101.54	33.07	134.60
075-061-036-000	02	1.00	101.54	33.07	134.60
075-061-037-000	02	1.00	101.54	33.07	134.60
075-061-038-000	02	1.00	101.54	33.07	134.60
075-061-039-000	02	1.00	101.54	33.07	134.60
075-061-040-000	02	1.00	101.54	33.07	134.60
075-061-041-000	02	1.00	101.54	33.07	134.60
075-061-042-000	02	1.00	101.54	33.07	134.60
075-061-043-000	02	1.00	101.54	33.07	134.60
075-061-044-000	02	1.00	101.54	33.07	134.60
075-061-045-000	02	1.00	101.54	33.07	134.60
075-061-046-000	02	1.00	101.54	33.07	134.60
075-061-047-000	02	1.00	101.54	33.07	134.60
075-061-048-000	02	1.00	101.54	33.07	134.60
075-061-049-000	02	1.00	101.54	33.07	134.60
075-061-050-000	02	1.00	101.54	33.07	134.60
075-061-051-000	02	1.00	101.54	33.07	134.60
075-061-052-000	02	1.00	101.54	33.07	134.60
075-061-053-000	02	1.00	101.54	33.07	134.60
075-061-054-000	02	1.00	101.54	33.07	134.60
075-061-055-000	02	1.00	101.54	33.07	134.60
075-061-056-000	02	1.00	101.54	33.07	134.60
075-061-057-000	02	1.00	101.54	33.07	134.60
075-061-058-000	02	1.00	101.54	33.07	134.60
075-061-059-000	02	1.00	101.54	33.07	134.60
075-061-060-000	02	1.00	101.54	33.07	134.60
075-061-061-000	02	1.00	101.54	33.07	134.60
075-061-062-000	02	1.00	101.54	33.07	134.60
075-061-063-000	02	1.00	101.54	33.07	134.60
075-061-064-000	02	1.00	101.54	33.07	134.60
075-061-065-000	02	1.00	101.54	33.07	134.60
075-061-066-000	02	1.00	101.54	33.07	134.60
075-061-067-000	02	1.00	101.54	33.07	134.60
075-061-068-000	02	1.00	101.54	33.07	134.60
075-061-069-000	02	1.00	101.54	33.07	134.60
075-062-001-000	02	1.00	101.54	33.07	134.60
075-062-002-000	02	1.00	101.54	33.07	134.60
075-062-003-000	02	1.00	101.54	33.07	134.60
075-062-004-000	02	1.00	101.54	33.07	134.60
075-062-005-000	02	1.00	101.54	33.07	134.60
075-062-006-000	02	1.00	101.54	33.07	134.60
075-062-007-000	02	1.00	101.54	33.07	134.60
075-062-008-000	02	1.00	101.54	33.07	134.60
075-062-009-000	02	1.00	101.54	33.07	134.60
075-062-010-000	02	1.00	101.54	33.07	134.60
075-062-011-000	02	1.00	101.54	33.07	134.60
075-062-012-000	02	1.00	101.54	33.07	134.60
075-062-013-000	02	1.00	101.54	33.07	134.60

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-062-014-000	02	1.00	101.54	33.07	134.60
075-062-015-000	02	1.00	101.54	33.07	134.60
075-062-016-000	02	1.00	101.54	33.07	134.60
075-062-017-000	02	1.00	101.54	33.07	134.60
075-062-018-000	02	1.00	101.54	33.07	134.60
075-062-019-000	02	1.00	101.54	33.07	134.60
075-062-020-000	02	1.00	101.54	33.07	134.60
075-062-021-000	02	1.00	101.54	33.07	134.60
075-062-022-000	02	1.00	101.54	33.07	134.60
075-062-023-000	02	1.00	101.54	33.07	134.60
075-062-024-000	02	1.00	101.54	33.07	134.60
075-062-025-000	02	1.00	101.54	33.07	134.60
075-062-026-000	02	1.00	101.54	33.07	134.60
075-062-027-000	02	1.00	101.54	33.07	134.60
075-062-028-000	02	1.00	101.54	33.07	134.60
075-062-029-000	02	1.00	101.54	33.07	134.60
075-062-030-000	02	1.00	101.54	33.07	134.60
075-062-031-000	02	1.00	101.54	33.07	134.60
075-062-032-000	02	1.00	101.54	33.07	134.60
075-079-001-000	02	1.00	101.54	33.07	134.60
075-079-002-000	02	1.00	101.54	33.07	134.60
075-079-003-000	02	1.00	101.54	33.07	134.60
075-079-004-000	02	1.00	101.54	33.07	134.60
075-079-005-000	02	1.00	101.54	33.07	134.60
075-079-006-000	02	1.00	101.54	33.07	134.60
075-079-007-000	02	1.00	101.54	33.07	134.60
075-079-008-000	02	1.00	101.54	33.07	134.60
075-079-009-000	02	1.00	101.54	33.07	134.60
075-079-010-000	02	1.00	101.54	33.07	134.60
075-079-011-000	02	1.00	101.54	33.07	134.60
075-079-012-000	02	1.00	101.54	33.07	134.60
075-079-013-000	02	1.00	101.54	33.07	134.60
075-079-014-000	02	1.00	101.54	33.07	134.60
075-079-015-000	02	1.00	101.54	33.07	134.60
075-079-016-000	02	1.00	101.54	33.07	134.60
075-079-017-000	02	1.00	101.54	33.07	134.60
075-079-018-000	02	1.00	101.54	33.07	134.60
075-079-019-000	02	1.00	101.54	33.07	134.60
075-079-020-000	02	1.00	101.54	33.07	134.60
075-079-021-000	02	1.00	101.54	33.07	134.60
075-079-022-000	02	1.00	101.54	33.07	134.60
075-079-023-000	02	1.00	101.54	33.07	134.60
075-079-024-000	02	1.00	101.54	33.07	134.60
075-079-025-000	02	1.00	101.54	33.07	134.60
075-079-026-000	02	1.00	101.54	33.07	134.60
075-079-027-000	02	1.00	101.54	33.07	134.60
075-079-028-000	02	1.00	101.54	33.07	134.60
075-079-029-000	02	1.00	101.54	33.07	134.60
075-079-030-000	02	1.00	101.54	33.07	134.60
075-079-031-000	02	1.00	101.54	33.07	134.60
075-079-032-000	02	1.00	101.54	33.07	134.60
075-079-033-000	02	1.00	101.54	33.07	134.60
075-079-034-000	02	1.00	101.54	33.07	134.60
075-079-035-000	02	1.00	101.54	33.07	134.60
075-079-036-000	02	1.00	101.54	33.07	134.60
075-079-037-000	02	1.00	101.54	33.07	134.60
075-079-038-000	02	1.00	101.54	33.07	134.60
075-079-039-000	02	1.00	101.54	33.07	134.60
075-079-040-000	02	1.00	101.54	33.07	134.60
075-079-041-000	02	1.00	101.54	33.07	134.60

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-079-042-000	02	1.00	101.54	33.07	134.60
075-079-043-000	02	1.00	101.54	33.07	134.60
075-079-044-000	02	1.00	101.54	33.07	134.60
075-079-045-000	02	1.00	101.54	33.07	134.60
075-079-046-000	02	1.00	101.54	33.07	134.60
075-079-047-000	02	1.00	101.54	33.07	134.60
075-079-048-000	02	1.00	101.54	33.07	134.60
075-079-049-000	02	1.00	101.54	33.07	134.60
075-079-050-000	02	1.00	101.54	33.07	134.60
075-079-051-000	02	1.00	101.54	33.07	134.60
075-079-052-000	02	1.00	101.54	33.07	134.60
075-079-053-000	02	1.00	101.54	33.07	134.60
075-079-054-000	02	1.00	101.54	33.07	134.60
075-079-055-000	02	1.00	101.54	33.07	134.60
075-079-056-000	02	1.00	101.54	33.07	134.60
075-079-057-000	02	1.00	101.54	33.07	134.60
075-079-058-000	02	1.00	101.54	33.07	134.60
075-079-059-000	02	1.00	101.54	33.07	134.60
075-079-060-000	02	1.00	101.54	33.07	134.60
075-079-061-000	02	1.00	101.54	33.07	134.60
075-079-062-000	02	1.00	101.54	33.07	134.60
075-079-063-000	02	1.00	101.54	33.07	134.60
075-079-064-000	02	1.00	101.54	33.07	134.60
075-079-065-000	02	1.00	101.54	33.07	134.60
075-079-066-000	02	1.00	101.54	33.07	134.60
075-079-067-000	02	1.00	101.54	33.07	134.60
075-079-068-000	02	1.00	101.54	33.07	134.60
075-014-026-000	03	1.00	1,121.00	0.00	1,121.00
075-014-027-000	03	1.00	101.54	0.00	101.54
075-021-001-000	03	1.00	101.54	0.00	101.54
075-021-002-000	03	1.00	101.54	0.00	101.54
075-021-020-000	03	1.00	101.54	0.00	101.54
075-021-021-000	03	1.00	101.54	0.00	101.54
075-021-022-000	03	1.00	101.54	0.00	101.54
075-025-003-000	03	1.00	101.54	0.00	101.54
075-025-005-000	03	1.00	101.54	0.00	101.54
075-025-007-000	03	1.00	377.73	0.00	377.72
075-025-008-000	03	1.00	377.73	0.00	377.72
075-025-009-000	03	1.00	377.73	0.00	377.72
075-025-010-000	03	1.00	1,340.33	0.00	1,340.32
075-025-011-000	03	1.00	710.78	0.00	710.78
075-069-002-000	03	1.00	101.54	0.00	101.54
075-069-003-000	03	1.00	101.54	0.00	101.54
075-073-002-000	03	1.00	101.54	0.00	101.54
075-093-024-000	03	0.36	146.22	0.00	146.20
075-093-025-000	03	2.11	214.25	0.00	214.24
075-093-030-000	03	10.96	2,428.84	0.00	2,428.82
075-093-031-000	03	10.00	1,986.12	0.00	1,986.12
075-093-034-000	03	1.81	633.61	0.00	633.60
075-093-035-000	03	0.90	365.54	0.00	365.54
075-093-036-000	03	1.08	438.65	0.00	438.64
075-093-037-000	03	0.73	296.50	0.00	296.48
075-093-038-000	03	1.35	548.32	0.00	548.30
075-093-039-000	03	1.14	115.76	0.00	115.74
075-093-040-000	03	0.95	385.85	0.00	385.84
075-093-041-000	03	6.57	2,668.47	0.00	2,668.46
075-093-043-000	03	1.45	588.93	0.00	588.92
075-093-044-000	03	1.09	110.68	0.00	110.66

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-093-045-000	03	1.25	126.93	0.00	126.92
075-093-047-000	03	0.84	85.29	0.00	85.28
075-093-049-000	03	1.28	519.88	0.00	519.88
075-093-051-000	03	5.98	2,428.84	0.00	2,428.82
075-093-052-000	03	4.89	1,986.12	0.00	1,986.12
075-093-053-000	03	1.56	158.40	0.00	158.40
075-093-054-000	03	4.24	430.53	0.00	430.52
075-093-058-000	03	4.24	430.53	0.00	430.52
075-093-061-000	03	8.00	812.32	0.00	812.32
075-064-001-000	04	1.00	101.54	27.96	129.50
075-064-002-000	04	1.00	101.54	27.96	129.50
075-064-003-000	04	1.00	101.54	27.96	129.50
075-064-004-000	04	1.00	101.54	27.96	129.50
075-064-005-000	04	1.00	101.54	27.96	129.50
075-064-006-000	04	1.00	101.54	27.96	129.50
075-064-007-000	04	1.00	101.54	27.96	129.50
075-064-008-000	04	1.00	101.54	27.96	129.50
075-064-009-000	04	1.00	101.54	27.96	129.50
075-064-010-000	04	1.00	101.54	27.96	129.50
075-064-011-000	04	1.00	101.54	27.96	129.50
075-064-012-000	04	1.00	101.54	27.96	129.50
075-064-013-000	04	1.00	101.54	27.96	129.50
075-064-014-000	04	1.00	101.54	27.96	129.50
075-064-015-000	04	1.00	101.54	27.96	129.50
075-064-016-000	04	1.00	101.54	27.96	129.50
075-064-017-000	04	1.00	101.54	27.96	129.50
075-064-018-000	04	1.00	101.54	27.96	129.50
075-064-019-000	04	1.00	101.54	27.96	129.50
075-064-020-000	04	1.00	101.54	27.96	129.50
075-064-021-000	04	1.00	101.54	27.96	129.50
075-064-022-000	04	1.00	101.54	27.96	129.50
075-064-023-000	04	1.00	101.54	27.96	129.50
075-064-024-000	04	1.00	101.54	27.96	129.50
075-064-025-000	04	1.00	101.54	27.96	129.50
075-064-026-000	04	1.00	101.54	27.96	129.50
075-064-027-000	04	1.00	101.54	27.96	129.50
075-064-028-000	04	1.00	101.54	27.96	129.50
075-064-029-000	04	1.00	101.54	27.96	129.50
075-064-030-000	04	1.00	101.54	27.96	129.50
075-064-031-000	04	1.00	101.54	27.96	129.50
075-064-032-000	04	1.00	101.54	27.96	129.50
075-064-033-000	04	1.00	101.54	27.96	129.50
075-064-034-000	04	1.00	101.54	27.96	129.50
075-064-035-000	04	1.00	101.54	27.96	129.50
075-064-036-000	04	1.00	101.54	27.96	129.50
075-064-037-000	04	1.00	101.54	27.96	129.50
075-064-038-000	04	1.00	101.54	27.96	129.50
075-064-040-000	04	1.00	101.54	27.96	129.50
075-064-041-000	04	1.00	101.54	27.96	129.50
075-064-042-000	04	1.00	101.54	27.96	129.50
075-064-043-000	04	1.00	101.54	27.96	129.50
075-064-044-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-064-045-000	04	1.00	101.54	27.96	129.50
075-064-046-000	04	1.00	101.54	27.96	129.50
075-064-047-000	04	1.00	101.54	27.96	129.50
075-064-048-000	04	1.00	101.54	27.96	129.50
075-064-049-000	04	1.00	101.54	27.96	129.50
075-064-050-000	04	1.00	101.54	27.96	129.50
075-064-051-000	04	1.00	101.54	27.96	129.50
075-064-052-000	04	1.00	101.54	27.96	129.50
075-064-053-000	04	1.00	101.54	27.96	129.50
075-064-054-000	04	1.00	101.54	27.96	129.50
075-064-055-000	04	1.00	101.54	27.96	129.50
075-064-056-000	04	1.00	101.54	27.96	129.50
075-064-057-000	04	1.00	101.54	27.96	129.50
075-064-058-000	04	1.00	101.54	27.96	129.50
075-064-059-000	04	1.00	101.54	27.96	129.50
075-064-060-000	04	1.00	101.54	27.96	129.50
075-064-061-000	04	1.00	101.54	27.96	129.50
075-064-062-000	04	1.00	101.54	27.96	129.50
075-064-063-000	04	1.00	101.54	27.96	129.50
075-064-064-000	04	1.00	101.54	27.96	129.50
075-064-065-000	04	1.00	101.54	27.96	129.50
075-064-066-000	04	1.00	101.54	27.96	129.50
075-064-067-000	04	1.00	101.54	27.96	129.50
075-064-068-000	04	1.00	101.54	27.96	129.50
075-064-069-000	04	1.00	101.54	27.96	129.50
075-064-070-000	04	1.00	101.54	27.96	129.50
075-065-001-000	04	1.00	101.54	27.96	129.50
075-065-002-000	04	1.00	101.54	27.96	129.50
075-065-003-000	04	1.00	101.54	27.96	129.50
075-065-004-000	04	1.00	101.54	27.96	129.50
075-065-005-000	04	1.00	101.54	27.96	129.50
075-065-006-000	04	1.00	101.54	27.96	129.50
075-065-007-000	04	1.00	101.54	27.96	129.50
075-065-008-000	04	1.00	101.54	27.96	129.50
075-065-009-000	04	1.00	101.54	27.96	129.50
075-065-010-000	04	1.00	101.54	27.96	129.50
075-065-011-000	04	1.00	101.54	27.96	129.50
075-065-012-000	04	1.00	101.54	27.96	129.50
075-065-013-000	04	1.00	101.54	27.96	129.50
075-065-014-000	04	1.00	101.54	27.96	129.50
075-065-015-000	04	1.00	101.54	27.96	129.50
075-065-016-000	04	1.00	101.54	27.96	129.50
075-065-018-000	04	1.00	101.54	27.96	129.50
075-065-019-000	04	1.00	101.54	27.96	129.50
075-065-020-000	04	1.00	101.54	27.96	129.50
075-065-021-000	04	1.00	101.54	27.96	129.50
075-065-022-000	04	1.00	101.54	27.96	129.50
075-065-023-000	04	1.00	101.54	27.96	129.50
075-065-024-000	04	1.00	101.54	27.96	129.50
075-065-025-000	04	1.00	101.54	27.96	129.50
075-065-026-000	04	1.00	101.54	27.96	129.50
075-065-027-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-065-028-000	04	1.00	101.54	27.96	129.50
075-065-029-000	04	1.00	101.54	27.96	129.50
075-065-030-000	04	1.00	101.54	27.96	129.50
075-065-031-000	04	1.00	101.54	27.96	129.50
075-065-032-000	04	1.00	101.54	27.96	129.50
075-065-033-000	04	1.00	101.54	27.96	129.50
075-065-034-000	04	1.00	101.54	27.96	129.50
075-065-035-000	04	1.00	101.54	27.96	129.50
075-065-036-000	04	1.00	101.54	27.96	129.50
075-065-037-000	04	1.00	101.54	27.96	129.50
075-065-038-000	04	1.00	101.54	27.96	129.50
075-065-039-000	04	1.00	101.54	27.96	129.50
075-065-040-000	04	1.00	101.54	27.96	129.50
075-065-041-000	04	1.00	101.54	27.96	129.50
075-065-042-000	04	1.00	101.54	27.96	129.50
075-065-043-000	04	1.00	101.54	27.96	129.50
075-065-044-000	04	1.00	101.54	27.96	129.50
075-065-045-000	04	1.00	101.54	27.96	129.50
075-065-046-000	04	1.00	101.54	27.96	129.50
075-065-047-000	04	1.00	101.54	27.96	129.50
075-065-048-000	04	1.00	101.54	27.96	129.50
075-065-049-000	04	1.00	101.54	27.96	129.50
075-065-050-000	04	1.00	101.54	27.96	129.50
075-065-051-000	04	1.00	101.54	27.96	129.50
075-065-052-000	04	1.00	101.54	27.96	129.50
075-065-053-000	04	1.00	101.54	27.96	129.50
075-065-054-000	04	1.00	101.54	27.96	129.50
075-066-006-000	04	1.00	101.54	27.96	129.50
075-066-007-000	04	1.00	101.54	27.96	129.50
075-066-008-000	04	1.00	101.54	27.96	129.50
075-066-009-000	04	1.00	101.54	27.96	129.50
075-066-010-000	04	1.00	101.54	27.96	129.50
075-066-011-000	04	1.00	101.54	27.96	129.50
075-066-012-000	04	1.00	101.54	27.96	129.50
075-066-013-000	04	1.00	101.54	27.96	129.50
075-066-014-000	04	1.00	101.54	27.96	129.50
075-066-015-000	04	1.00	101.54	27.96	129.50
075-066-016-000	04	1.00	101.54	27.96	129.50
075-066-017-000	04	1.00	101.54	27.96	129.50
075-066-018-000	04	1.00	101.54	27.96	129.50
075-066-019-000	04	1.00	101.54	27.96	129.50
075-066-020-000	04	1.00	101.54	27.96	129.50
075-066-021-000	04	1.00	101.54	27.96	129.50
075-066-022-000	04	1.00	101.54	27.96	129.50
075-066-023-000	04	1.00	101.54	27.96	129.50
075-066-024-000	04	1.00	101.54	27.96	129.50
075-066-025-000	04	1.00	101.54	27.96	129.50
075-066-026-000	04	1.00	101.54	27.96	129.50
075-066-027-000	04	1.00	101.54	27.96	129.50
075-066-028-000	04	1.00	101.54	27.96	129.50
075-066-029-000	04	1.00	101.54	27.96	129.50
075-066-030-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-066-031-000	04	1.00	101.54	27.96	129.50
075-066-032-000	04	1.00	101.54	27.96	129.50
075-066-033-000	04	1.00	101.54	27.96	129.50
075-066-034-000	04	1.00	101.54	27.96	129.50
075-066-035-000	04	1.00	101.54	27.96	129.50
075-066-036-000	04	1.00	101.54	27.96	129.50
075-066-037-000	04	1.00	101.54	27.96	129.50
075-066-038-000	04	1.00	101.54	27.96	129.50
075-066-039-000	04	1.00	101.54	27.96	129.50
075-066-040-000	04	1.00	101.54	27.96	129.50
075-066-041-000	04	1.00	101.54	27.96	129.50
075-066-042-000	04	1.00	101.54	27.96	129.50
075-067-001-000	04	1.00	101.54	27.96	129.50
075-067-002-000	04	1.00	101.54	27.96	129.50
075-067-003-000	04	1.00	101.54	27.96	129.50
075-067-004-000	04	1.00	101.54	27.96	129.50
075-067-005-000	04	1.00	101.54	27.96	129.50
075-067-006-000	04	1.00	101.54	27.96	129.50
075-067-007-000	04	1.00	101.54	27.96	129.50
075-067-008-000	04	1.00	101.54	27.96	129.50
075-067-009-000	04	1.00	101.54	27.96	129.50
075-067-010-000	04	1.00	101.54	27.96	129.50
075-067-011-000	04	1.00	101.54	27.96	129.50
075-067-012-000	04	1.00	101.54	27.96	129.50
075-067-013-000	04	1.00	101.54	27.96	129.50
075-067-014-000	04	1.00	101.54	27.96	129.50
075-067-015-000	04	1.00	101.54	27.96	129.50
075-067-016-000	04	1.00	101.54	27.96	129.50
075-067-017-000	04	1.00	101.54	27.96	129.50
075-067-018-000	04	1.00	101.54	27.96	129.50
075-067-019-000	04	1.00	101.54	27.96	129.50
075-067-020-000	04	1.00	101.54	27.96	129.50
075-067-021-000	04	1.00	101.54	27.96	129.50
075-067-022-000	04	1.00	101.54	27.96	129.50
075-067-023-000	04	1.00	101.54	27.96	129.50
075-067-024-000	04	1.00	101.54	27.96	129.50
075-067-025-000	04	1.00	101.54	27.96	129.50
075-067-026-000	04	1.00	101.54	27.96	129.50
075-067-027-000	04	1.00	101.54	27.96	129.50
075-067-028-000	04	1.00	101.54	27.96	129.50
075-067-029-000	04	1.00	101.54	27.96	129.50
075-067-030-000	04	1.00	101.54	27.96	129.50
075-067-031-000	04	1.00	101.54	27.96	129.50
075-067-032-000	04	1.00	101.54	27.96	129.50
075-067-033-000	04	1.00	101.54	27.96	129.50
075-067-034-000	04	1.00	101.54	27.96	129.50
075-067-035-000	04	1.00	101.54	27.96	129.50
075-067-036-000	04	1.00	101.54	27.96	129.50
075-067-037-000	04	1.00	101.54	27.96	129.50
075-067-038-000	04	1.00	101.54	27.96	129.50
075-067-039-000	04	1.00	101.54	27.96	129.50
075-067-040-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-067-041-000	04	1.00	101.54	27.96	129.50
075-067-042-000	04	1.00	101.54	27.96	129.50
075-067-043-000	04	1.00	101.54	27.96	129.50
075-067-044-000	04	1.00	101.54	27.96	129.50
075-067-045-000	04	1.00	101.54	27.96	129.50
075-067-046-000	04	1.00	101.54	27.96	129.50
075-067-047-000	04	1.00	101.54	27.96	129.50
075-067-048-000	04	1.00	101.54	27.96	129.50
075-067-049-000	04	1.00	101.54	27.96	129.50
075-067-050-000	04	1.00	101.54	27.96	129.50
075-067-051-000	04	1.00	101.54	27.96	129.50
075-067-052-000	04	1.00	101.54	27.96	129.50
075-067-053-000	04	1.00	101.54	27.96	129.50
075-067-054-000	04	1.00	101.54	27.96	129.50
075-067-055-000	04	1.00	101.54	27.96	129.50
075-067-056-000	04	1.00	101.54	27.96	129.50
075-067-057-000	04	1.00	101.54	27.96	129.50
075-067-058-000	04	1.00	101.54	27.96	129.50
075-067-059-000	04	1.00	101.54	27.96	129.50
075-067-060-000	04	1.00	101.54	27.96	129.50
075-067-061-000	04	1.00	101.54	27.96	129.50
075-067-062-000	04	1.00	101.54	27.96	129.50
075-067-063-000	04	1.00	101.54	27.96	129.50
075-067-064-000	04	1.00	101.54	27.96	129.50
075-067-065-000	04	1.00	101.54	27.96	129.50
075-067-066-000	04	1.00	101.54	27.96	129.50
075-067-067-000	04	1.00	101.54	27.96	129.50
075-067-068-000	04	1.00	101.54	27.96	129.50
075-067-069-000	04	1.00	101.54	27.96	129.50
075-067-070-000	04	1.00	101.54	27.96	129.50
075-067-071-000	04	1.00	101.54	27.96	129.50
075-067-072-000	04	1.00	101.54	27.96	129.50
075-067-073-000	04	1.00	101.54	27.96	129.50
075-067-074-000	04	1.00	101.54	27.96	129.50
075-067-075-000	04	1.00	101.54	27.96	129.50
075-067-076-000	04	1.00	101.54	27.96	129.50
075-067-077-000	04	1.00	101.54	27.96	129.50
075-067-078-000	04	1.00	101.54	27.96	129.50
075-067-079-000	04	1.00	101.54	27.96	129.50
075-067-080-000	04	1.00	101.54	27.96	129.50
075-067-081-000	04	1.00	101.54	27.96	129.50
075-067-082-000	04	1.00	101.54	27.96	129.50
075-067-083-000	04	1.00	101.54	27.96	129.50
075-067-084-000	04	1.00	101.54	27.96	129.50
075-067-085-000	04	1.00	101.54	27.96	129.50
075-067-086-000	04	1.00	101.54	27.96	129.50
075-067-087-000	04	1.00	101.54	27.96	129.50
075-067-088-000	04	1.00	101.54	27.96	129.50
075-067-089-000	04	1.00	101.54	27.96	129.50
075-068-001-000	04	1.00	101.54	27.96	129.50
075-068-002-000	04	1.00	101.54	27.96	129.50
075-068-003-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-068-004-000	04	1.00	101.54	27.96	129.50
075-068-005-000	04	1.00	101.54	27.96	129.50
075-068-006-000	04	1.00	101.54	27.96	129.50
075-068-007-000	04	1.00	101.54	27.96	129.50
075-068-008-000	04	1.00	101.54	27.96	129.50
075-068-009-000	04	1.00	101.54	27.96	129.50
075-068-010-000	04	1.00	101.54	27.96	129.50
075-068-012-000	04	1.00	101.54	27.96	129.50
075-068-013-000	04	1.00	101.54	27.96	129.50
075-068-014-000	04	1.00	101.54	27.96	129.50
075-068-015-000	04	1.00	101.54	27.96	129.50
075-068-016-000	04	1.00	101.54	27.96	129.50
075-068-017-000	04	1.00	101.54	27.96	129.50
075-068-018-000	04	1.00	101.54	27.96	129.50
075-068-019-000	04	1.00	101.54	27.96	129.50
075-068-020-000	04	1.00	101.54	27.96	129.50
075-068-021-000	04	1.00	101.54	27.96	129.50
075-068-022-000	04	1.00	101.54	27.96	129.50
075-068-023-000	04	1.00	101.54	27.96	129.50
075-068-024-000	04	1.00	101.54	27.96	129.50
075-068-025-000	04	1.00	101.54	27.96	129.50
075-068-026-000	04	1.00	101.54	27.96	129.50
075-068-027-000	04	1.00	101.54	27.96	129.50
075-068-028-000	04	1.00	101.54	27.96	129.50
075-068-029-000	04	1.00	101.54	27.96	129.50
075-068-030-000	04	1.00	101.54	27.96	129.50
075-068-031-000	04	1.00	101.54	27.96	129.50
075-068-032-000	04	1.00	101.54	27.96	129.50
075-068-033-000	04	1.00	101.54	27.96	129.50
075-068-034-000	04	1.00	101.54	27.96	129.50
075-068-035-000	04	1.00	101.54	27.96	129.50
075-068-036-000	04	1.00	101.54	27.96	129.50
075-068-037-000	04	1.00	101.54	27.96	129.50
075-068-038-000	04	1.00	101.54	27.96	129.50
075-068-039-000	04	1.00	101.54	27.96	129.50
075-068-040-000	04	1.00	101.54	27.96	129.50
075-068-041-000	04	1.00	101.54	27.96	129.50
075-068-042-000	04	1.00	101.54	27.96	129.50
075-068-043-000	04	1.00	101.54	27.96	129.50
075-068-044-000	04	1.00	101.54	27.96	129.50
075-068-045-000	04	1.00	101.54	27.96	129.50
075-068-046-000	04	1.00	101.54	27.96	129.50
075-068-047-000	04	1.00	101.54	27.96	129.50
075-068-048-000	04	1.00	101.54	27.96	129.50
075-068-049-000	04	1.00	101.54	27.96	129.50
075-068-050-000	04	1.00	101.54	27.96	129.50
075-068-051-000	04	1.00	101.54	27.96	129.50
075-068-052-000	04	1.00	101.54	27.96	129.50
075-068-053-000	04	1.00	101.54	27.96	129.50
075-068-054-000	04	1.00	101.54	27.96	129.50
075-068-055-000	04	1.00	101.54	27.96	129.50
075-068-056-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-068-057-000	04	1.00	101.54	27.96	129.50
075-068-058-000	04	1.00	101.54	27.96	129.50
075-068-059-000	04	1.00	101.54	27.96	129.50
075-068-060-000	04	1.00	101.54	27.96	129.50
075-069-004-000	04	1.00	101.54	27.96	129.50
075-069-005-000	04	1.00	101.54	27.96	129.50
075-069-006-000	04	1.00	101.54	27.96	129.50
075-069-007-000	04	1.00	101.54	27.96	129.50
075-069-008-000	04	1.00	101.54	27.96	129.50
075-069-009-000	04	1.00	101.54	27.96	129.50
075-069-010-000	04	1.00	101.54	27.96	129.50
075-069-011-000	04	1.00	101.54	27.96	129.50
075-069-012-000	04	1.00	101.54	27.96	129.50
075-069-013-000	04	1.00	101.54	27.96	129.50
075-069-014-000	04	1.00	101.54	27.96	129.50
075-069-015-000	04	1.00	101.54	27.96	129.50
075-069-016-000	04	1.00	101.54	27.96	129.50
075-069-017-000	04	1.00	101.54	27.96	129.50
075-069-018-000	04	1.00	101.54	27.96	129.50
075-069-019-000	04	1.00	101.54	27.96	129.50
075-069-020-000	04	1.00	101.54	27.96	129.50
075-069-021-000	04	1.00	101.54	27.96	129.50
075-069-022-000	04	1.00	101.54	27.96	129.50
075-069-023-000	04	1.00	101.54	27.96	129.50
075-069-024-000	04	1.00	101.54	27.96	129.50
075-069-025-000	04	1.00	101.54	27.96	129.50
075-069-026-000	04	1.00	101.54	27.96	129.50
075-069-027-000	04	1.00	101.54	27.96	129.50
075-069-028-000	04	1.00	101.54	27.96	129.50
075-070-001-000	04	1.00	101.54	27.96	129.50
075-070-002-000	04	1.00	101.54	27.96	129.50
075-070-003-000	04	1.00	101.54	27.96	129.50
075-071-001-000	04	1.00	101.54	27.96	129.50
075-071-002-000	04	1.00	101.54	27.96	129.50
075-071-003-000	04	1.00	101.54	27.96	129.50
075-071-004-000	04	1.00	101.54	27.96	129.50
075-071-005-000	04	1.00	101.54	27.96	129.50
075-071-006-000	04	1.00	101.54	27.96	129.50
075-071-007-000	04	1.00	101.54	27.96	129.50
075-071-008-000	04	1.00	101.54	27.96	129.50
075-071-009-000	04	1.00	101.54	27.96	129.50
075-071-010-000	04	1.00	101.54	27.96	129.50
075-071-011-000	04	1.00	101.54	27.96	129.50
075-071-012-000	04	1.00	101.54	27.96	129.50
075-071-013-000	04	1.00	101.54	27.96	129.50
075-071-014-000	04	1.00	101.54	27.96	129.50
075-071-015-000	04	1.00	101.54	27.96	129.50
075-071-016-000	04	1.00	101.54	27.96	129.50
075-071-017-000	04	1.00	101.54	27.96	129.50
075-071-018-000	04	1.00	101.54	27.96	129.50
075-071-019-000	04	1.00	101.54	27.96	129.50
075-071-020-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-071-021-000	04	1.00	101.54	27.96	129.50
075-071-023-000	04	1.00	101.54	27.96	129.50
075-071-024-000	04	1.00	101.54	27.96	129.50
075-071-025-000	04	1.00	101.54	27.96	129.50
075-071-026-000	04	1.00	101.54	27.96	129.50
075-071-027-000	04	1.00	101.54	27.96	129.50
075-071-028-000	04	1.00	101.54	27.96	129.50
075-071-029-000	04	1.00	101.54	27.96	129.50
075-071-030-000	04	1.00	101.54	27.96	129.50
075-071-031-000	04	1.00	101.54	27.96	129.50
075-071-032-000	04	1.00	101.54	27.96	129.50
075-071-033-000	04	1.00	101.54	27.96	129.50
075-071-034-000	04	1.00	101.54	27.96	129.50
075-071-035-000	04	1.00	101.54	27.96	129.50
075-071-036-000	04	1.00	101.54	27.96	129.50
075-071-037-000	04	1.00	101.54	27.96	129.50
075-071-038-000	04	1.00	101.54	27.96	129.50
075-071-039-000	04	1.00	101.54	27.96	129.50
075-071-040-000	04	1.00	101.54	27.96	129.50
075-071-041-000	04	1.00	101.54	27.96	129.50
075-071-042-000	04	1.00	101.54	27.96	129.50
075-071-043-000	04	1.00	101.54	27.96	129.50
075-071-044-000	04	1.00	101.54	27.96	129.50
075-071-045-000	04	1.00	101.54	27.96	129.50
075-071-046-000	04	1.00	101.54	27.96	129.50
075-071-047-000	04	1.00	101.54	27.96	129.50
075-071-048-000	04	1.00	101.54	27.96	129.50
075-071-049-000	04	1.00	101.54	27.96	129.50
075-071-050-000	04	1.00	101.54	27.96	129.50
075-071-051-000	04	1.00	101.54	27.96	129.50
075-071-052-000	04	1.00	101.54	27.96	129.50
075-071-056-000	04	1.00	101.54	27.96	129.50
075-071-057-000	04	1.00	101.54	27.96	129.50
075-071-059-000	04	1.00	101.54	27.96	129.50
075-071-060-000	04	1.00	101.54	27.96	129.50
075-071-061-000	04	1.00	101.54	27.96	129.50
075-072-001-000	04	1.00	101.54	27.96	129.50
075-072-002-000	04	1.00	101.54	27.96	129.50
075-072-003-000	04	1.00	101.54	27.96	129.50
075-072-004-000	04	1.00	101.54	27.96	129.50
075-072-005-000	04	1.00	101.54	27.96	129.50
075-072-006-000	04	1.00	101.54	27.96	129.50
075-072-007-000	04	1.00	101.54	27.96	129.50
075-072-008-000	04	1.00	101.54	27.96	129.50
075-072-009-000	04	1.00	101.54	27.96	129.50
075-072-010-000	04	1.00	101.54	27.96	129.50
075-072-011-000	04	1.00	101.54	27.96	129.50
075-072-012-000	04	1.00	101.54	27.96	129.50
075-072-013-000	04	1.00	101.54	27.96	129.50
075-072-014-000	04	1.00	101.54	27.96	129.50
075-072-015-000	04	1.00	101.54	27.96	129.50
075-072-016-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-072-017-000	04	1.00	101.54	27.96	129.50
075-072-018-000	04	1.00	101.54	27.96	129.50
075-072-019-000	04	1.00	101.54	27.96	129.50
075-072-020-000	04	1.00	101.54	27.96	129.50
075-072-021-000	04	1.00	101.54	27.96	129.50
075-072-022-000	04	1.00	101.54	27.96	129.50
075-072-023-000	04	1.00	101.54	27.96	129.50
075-072-024-000	04	1.00	101.54	27.96	129.50
075-072-025-000	04	1.00	101.54	27.96	129.50
075-072-026-000	04	1.00	101.54	27.96	129.50
075-072-027-000	04	1.00	101.54	27.96	129.50
075-072-028-000	04	1.00	101.54	27.96	129.50
075-072-029-000	04	1.00	101.54	27.96	129.50
075-072-030-000	04	1.00	101.54	27.96	129.50
075-072-031-000	04	1.00	101.54	27.96	129.50
075-072-032-000	04	1.00	101.54	27.96	129.50
075-072-033-000	04	1.00	101.54	27.96	129.50
075-072-034-000	04	1.00	101.54	27.96	129.50
075-072-035-000	04	1.00	101.54	27.96	129.50
075-072-036-000	04	1.00	101.54	27.96	129.50
075-072-037-000	04	1.00	101.54	27.96	129.50
075-072-038-000	04	1.00	101.54	27.96	129.50
075-072-039-000	04	1.00	101.54	27.96	129.50
075-072-040-000	04	1.00	101.54	27.96	129.50
075-072-041-000	04	1.00	101.54	27.96	129.50
075-072-042-000	04	1.00	101.54	27.96	129.50
075-072-043-000	04	1.00	101.54	27.96	129.50
075-072-044-000	04	1.00	101.54	27.96	129.50
075-072-045-000	04	1.00	101.54	27.96	129.50
075-072-046-000	04	1.00	101.54	27.96	129.50
075-072-047-000	04	1.00	101.54	27.96	129.50
075-072-048-000	04	1.00	101.54	27.96	129.50
075-072-049-000	04	1.00	101.54	27.96	129.50
075-072-050-000	04	1.00	101.54	27.96	129.50
075-072-051-000	04	1.00	101.54	27.96	129.50
075-072-052-000	04	1.00	101.54	27.96	129.50
075-072-053-000	04	1.00	101.54	27.96	129.50
075-072-054-000	04	1.00	101.54	27.96	129.50
075-072-055-000	04	1.00	101.54	27.96	129.50
075-072-056-000	04	1.00	101.54	27.96	129.50
075-072-057-000	04	1.00	101.54	27.96	129.50
075-072-058-000	04	1.00	101.54	27.96	129.50
075-072-059-000	04	1.00	101.54	27.96	129.50
075-072-060-000	04	1.00	101.54	27.96	129.50
075-072-061-000	04	1.00	101.54	27.96	129.50
075-072-062-000	04	1.00	101.54	27.96	129.50
075-072-063-000	04	1.00	101.54	27.96	129.50
075-072-064-000	04	1.00	101.54	27.96	129.50
075-072-065-000	04	1.00	101.54	27.96	129.50
075-072-066-000	04	1.00	101.54	27.96	129.50
075-072-067-000	04	1.00	101.54	27.96	129.50
075-072-068-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-072-069-000	04	1.00	101.54	27.96	129.50
075-072-070-000	04	1.00	101.54	27.96	129.50
075-072-071-000	04	1.00	101.54	27.96	129.50
075-072-072-000	04	1.00	101.54	27.96	129.50
075-072-073-000	04	1.00	101.54	27.96	129.50
075-072-074-000	04	1.00	101.54	27.96	129.50
075-072-075-000	04	1.00	101.54	27.96	129.50
075-072-076-000	04	1.00	101.54	27.96	129.50
075-072-077-000	04	1.00	101.54	27.96	129.50
075-072-078-000	04	1.00	101.54	27.96	129.50
075-072-081-000	04	1.00	101.54	27.96	129.50
075-072-082-000	04	1.00	101.54	27.96	129.50
075-072-083-000	04	1.00	101.54	27.96	129.50
075-072-084-000	04	1.00	101.54	27.96	129.50
075-072-085-000	04	1.00	101.54	27.96	129.50
075-072-086-000	04	1.00	101.54	27.96	129.50
075-072-087-000	04	1.00	101.54	27.96	129.50
075-072-088-000	04	1.00	101.54	27.96	129.50
075-072-089-000	04	1.00	101.54	27.96	129.50
075-072-090-000	04	1.00	101.54	27.96	129.50
075-072-091-000	04	1.00	101.54	27.96	129.50
075-072-092-000	04	1.00	101.54	27.96	129.50
075-072-093-000	04	1.00	101.54	27.96	129.50
075-072-094-000	04	1.00	101.54	27.96	129.50
075-072-095-000	04	1.00	101.54	27.96	129.50
075-072-096-000	04	1.00	101.54	27.96	129.50
075-073-005-000	04	1.00	101.54	27.96	129.50
075-073-006-000	04	1.00	101.54	27.96	129.50
075-073-007-000	04	1.00	101.54	27.96	129.50
075-073-008-000	04	1.00	101.54	27.96	129.50
075-073-009-000	04	1.00	101.54	27.96	129.50
075-073-010-000	04	1.00	101.54	27.96	129.50
075-073-011-000	04	1.00	101.54	27.96	129.50
075-073-012-000	04	1.00	101.54	27.96	129.50
075-073-013-000	04	1.00	101.54	27.96	129.50
075-073-014-000	04	1.00	101.54	27.96	129.50
075-073-015-000	04	1.00	101.54	27.96	129.50
075-073-016-000	04	1.00	101.54	27.96	129.50
075-073-017-000	04	1.00	101.54	27.96	129.50
075-073-018-000	04	1.00	101.54	27.96	129.50
075-073-019-000	04	1.00	101.54	27.96	129.50
075-073-020-000	04	1.00	101.54	27.96	129.50
075-073-021-000	04	1.00	101.54	27.96	129.50
075-073-022-000	04	1.00	101.54	27.96	129.50
075-073-023-000	04	1.00	101.54	27.96	129.50
075-073-024-000	04	1.00	101.54	27.96	129.50
075-073-025-000	04	1.00	101.54	27.96	129.50
075-073-026-000	04	1.00	101.54	27.96	129.50
075-073-027-000	04	1.00	101.54	27.96	129.50
075-073-028-000	04	1.00	101.54	27.96	129.50
075-073-029-000	04	1.00	101.54	27.96	129.50
075-073-030-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-073-031-000	04	1.00	101.54	27.96	129.50
075-073-032-000	04	1.00	101.54	27.96	129.50
075-073-033-000	04	1.00	101.54	27.96	129.50
075-073-034-000	04	1.00	101.54	27.96	129.50
075-073-035-000	04	1.00	101.54	27.96	129.50
075-073-036-000	04	1.00	101.54	27.96	129.50
075-073-037-000	04	1.00	101.54	27.96	129.50
075-073-038-000	04	1.00	101.54	27.96	129.50
075-073-039-000	04	1.00	101.54	27.96	129.50
075-073-040-000	04	1.00	101.54	27.96	129.50
075-073-041-000	04	1.00	101.54	27.96	129.50
075-073-042-000	04	1.00	101.54	27.96	129.50
075-073-043-000	04	1.00	101.54	27.96	129.50
075-073-044-000	04	1.00	101.54	27.96	129.50
075-073-045-000	04	1.00	101.54	27.96	129.50
075-073-046-000	04	1.00	101.54	27.96	129.50
075-073-047-000	04	1.00	101.54	27.96	129.50
075-073-048-000	04	1.00	101.54	27.96	129.50
075-073-049-000	04	1.00	101.54	27.96	129.50
075-073-050-000	04	1.00	101.54	27.96	129.50
075-073-051-000	04	1.00	101.54	27.96	129.50
075-073-052-000	04	1.00	101.54	27.96	129.50
075-073-053-000	04	1.00	101.54	27.96	129.50
075-073-054-000	04	1.00	101.54	27.96	129.50
075-073-055-000	04	1.00	101.54	27.96	129.50
075-073-056-000	04	1.00	101.54	27.96	129.50
075-073-057-000	04	0.75	101.54	27.96	129.50
075-073-058-000	04	0.75	101.54	27.96	129.50
075-073-059-000	04	0.75	101.54	27.96	129.50
075-073-060-000	04	0.75	101.54	27.96	129.50
075-073-061-000	04	0.75	101.54	27.96	129.50
075-073-062-000	04	0.75	101.54	27.96	129.50
075-073-063-000	04	9.00	913.86	251.64	1,165.50
075-073-064-000	04	9.00	913.86	251.64	1,165.50
075-073-065-000	04	0.75	101.54	27.96	129.50
075-073-066-000	04	0.75	101.54	27.96	129.50
075-073-067-000	04	0.75	101.54	27.96	129.50
075-073-068-000	04	0.75	101.54	27.96	129.50
075-073-069-000	04	0.75	101.54	27.96	129.50
075-073-070-000	04	0.75	101.54	27.96	129.50
075-073-071-000	04	0.75	101.54	27.96	129.50
075-073-072-000	04	0.75	101.54	27.96	129.50
075-073-073-000	04	0.75	101.54	27.96	129.50
075-073-074-000	04	0.75	101.54	27.96	129.50
075-073-075-000	04	0.75	101.54	27.96	129.50
075-073-076-000	04	0.75	101.54	27.96	129.50
075-073-077-000	04	0.75	101.54	27.96	129.50
075-073-078-000	04	0.75	101.54	27.96	129.50
075-073-079-000	04	0.75	101.54	27.96	129.50
075-073-080-000	04	0.75	101.54	27.96	129.50
075-073-081-000	04	1.00	101.54	27.96	129.50
075-073-082-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-073-083-000	04	1.00	101.54	27.96	129.50
075-073-084-000	04	1.00	101.54	27.96	129.50
075-073-085-000	04	1.00	101.54	27.96	129.50
075-073-086-000	04	1.00	101.54	27.96	129.50
075-073-087-000	04	1.00	101.54	27.96	129.50
075-073-088-000	04	1.00	101.54	27.96	129.50
075-073-089-000	04	1.00	101.54	27.96	129.50
075-073-090-000	04	1.00	101.54	27.96	129.50
075-073-091-000	04	1.00	101.54	27.96	129.50
075-073-092-000	04	1.00	101.54	27.96	129.50
075-073-093-000	04	1.00	101.54	27.96	129.50
075-073-094-000	04	1.00	101.54	27.96	129.50
075-073-095-000	04	1.00	101.54	27.96	129.50
075-073-096-000	04	1.00	101.54	27.96	129.50
075-073-097-000	04	1.00	101.54	27.96	129.50
075-073-098-000	04	1.00	101.54	27.96	129.50
075-073-099-000	04	1.00	101.54	27.96	129.50
075-073-100-000	04	1.00	101.54	27.96	129.50
075-073-101-000	04	1.00	101.54	27.96	129.50
075-073-102-000	04	1.00	101.54	27.96	129.50
075-073-103-000	04	1.00	101.54	27.96	129.50
075-073-104-000	04	1.00	101.54	27.96	129.50
075-073-105-000	04	1.00	101.54	27.96	129.50
075-073-106-000	04	1.00	101.54	27.96	129.50
075-073-107-000	04	1.00	101.54	27.96	129.50
075-073-108-000	04	1.00	101.54	27.96	129.50
075-073-109-000	04	1.00	101.54	27.96	129.50
075-073-110-000	04	1.00	101.54	27.96	129.50
075-073-111-000	04	1.00	101.54	27.96	129.50
075-074-001-000	04	1.00	101.54	27.96	129.50
075-074-002-000	04	1.00	101.54	27.96	129.50
075-074-003-000	04	1.00	101.54	27.96	129.50
075-074-004-000	04	1.00	101.54	27.96	129.50
075-074-005-000	04	1.00	101.54	27.96	129.50
075-074-006-000	04	1.00	101.54	27.96	129.50
075-074-007-000	04	1.00	101.54	27.96	129.50
075-074-008-000	04	1.00	101.54	27.96	129.50
075-074-009-000	04	1.00	101.54	27.96	129.50
075-074-010-000	04	1.00	101.54	27.96	129.50
075-074-011-000	04	1.00	101.54	27.96	129.50
075-074-012-000	04	1.00	101.54	27.96	129.50
075-074-013-000	04	1.00	101.54	27.96	129.50
075-074-014-000	04	1.00	101.54	27.96	129.50
075-074-015-000	04	1.00	101.54	27.96	129.50
075-074-016-000	04	1.00	101.54	27.96	129.50
075-074-017-000	04	1.00	101.54	27.96	129.50
075-074-018-000	04	1.00	101.54	27.96	129.50
075-074-019-000	04	1.00	101.54	27.96	129.50
075-074-020-000	04	1.00	101.54	27.96	129.50
075-074-021-000	04	1.00	101.54	27.96	129.50
075-074-022-000	04	1.00	101.54	27.96	129.50
075-074-023-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-074-024-000	04	1.00	101.54	27.96	129.50
075-074-025-000	04	1.00	101.54	27.96	129.50
075-074-026-000	04	1.00	101.54	27.96	129.50
075-074-027-000	04	1.00	101.54	27.96	129.50
075-074-028-000	04	1.00	101.54	27.96	129.50
075-074-029-000	04	1.00	101.54	27.96	129.50
075-074-030-000	04	1.00	101.54	27.96	129.50
075-074-031-000	04	1.00	101.54	27.96	129.50
075-074-032-000	04	1.00	101.54	27.96	129.50
075-074-033-000	04	1.00	101.54	27.96	129.50
075-074-034-000	04	1.00	101.54	27.96	129.50
075-074-035-000	04	1.00	101.54	27.96	129.50
075-074-036-000	04	1.00	101.54	27.96	129.50
075-074-037-000	04	1.00	101.54	27.96	129.50
075-074-038-000	04	1.00	101.54	27.96	129.50
075-074-039-000	04	1.00	101.54	27.96	129.50
075-074-040-000	04	1.00	101.54	27.96	129.50
075-074-041-000	04	1.00	101.54	27.96	129.50
075-074-042-000	04	1.00	101.54	27.96	129.50
075-074-043-000	04	1.00	101.54	27.96	129.50
075-074-044-000	04	1.00	101.54	27.96	129.50
075-074-045-000	04	1.00	101.54	27.96	129.50
075-074-046-000	04	1.00	101.54	27.96	129.50
075-074-047-000	04	1.00	101.54	27.96	129.50
075-074-048-000	04	1.00	101.54	27.96	129.50
075-074-049-000	04	1.00	101.54	27.96	129.50
075-074-050-000	04	1.00	101.54	27.96	129.50
075-074-051-000	04	1.00	101.54	27.96	129.50
075-074-052-000	04	1.00	101.54	27.96	129.50
075-074-053-000	04	1.00	101.54	27.96	129.50
075-074-054-000	04	1.00	101.54	27.96	129.50
075-074-055-000	04	1.00	101.54	27.96	129.50
075-074-056-000	04	1.00	101.54	27.96	129.50
075-074-057-000	04	1.00	101.54	27.96	129.50
075-074-058-000	04	1.00	101.54	27.96	129.50
075-074-059-000	04	1.00	101.54	27.96	129.50
075-074-060-000	04	1.00	101.54	27.96	129.50
075-074-061-000	04	1.00	101.54	27.96	129.50
075-074-062-000	04	1.00	101.54	27.96	129.50
075-074-063-000	04	1.00	101.54	27.96	129.50
075-074-064-000	04	1.00	101.54	27.96	129.50
075-074-065-000	04	1.00	101.54	27.96	129.50
075-074-066-000	04	1.00	101.54	27.96	129.50
075-074-067-000	04	1.00	101.54	27.96	129.50
075-074-068-000	04	1.00	101.54	27.96	129.50
075-074-069-000	04	1.00	101.54	27.96	129.50
075-074-070-000	04	1.00	101.54	27.96	129.50
075-074-071-000	04	1.00	101.54	27.96	129.50
075-074-072-000	04	1.00	101.54	27.96	129.50
075-074-073-000	04	1.00	101.54	27.96	129.50
075-074-074-000	04	1.00	101.54	27.96	129.50
075-074-075-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-074-076-000	04	1.00	101.54	27.96	129.50
075-074-077-000	04	1.00	101.54	27.96	129.50
075-074-078-000	04	1.00	101.54	27.96	129.50
075-074-079-000	04	1.00	101.54	27.96	129.50
075-074-080-000	04	1.00	101.54	27.96	129.50
075-075-001-000	04	1.00	101.54	27.96	129.50
075-075-002-000	04	1.00	101.54	27.96	129.50
075-075-003-000	04	1.00	101.54	27.96	129.50
075-075-004-000	04	1.00	101.54	27.96	129.50
075-075-005-000	04	1.00	101.54	27.96	129.50
075-075-006-000	04	1.00	101.54	27.96	129.50
075-075-007-000	04	1.00	101.54	27.96	129.50
075-075-008-000	04	1.00	101.54	27.96	129.50
075-075-009-000	04	1.00	101.54	27.96	129.50
075-075-010-000	04	1.00	101.54	27.96	129.50
075-075-011-000	04	1.00	101.54	27.96	129.50
075-075-012-000	04	1.00	101.54	27.96	129.50
075-075-013-000	04	1.00	101.54	27.96	129.50
075-075-014-000	04	1.00	101.54	27.96	129.50
075-075-015-000	04	1.00	101.54	27.96	129.50
075-075-016-000	04	1.00	101.54	27.96	129.50
075-075-017-000	04	1.00	101.54	27.96	129.50
075-075-018-000	04	1.00	101.54	27.96	129.50
075-075-019-000	04	1.00	101.54	27.96	129.50
075-075-020-000	04	1.00	101.54	27.96	129.50
075-075-021-000	04	1.00	101.54	27.96	129.50
075-075-022-000	04	1.00	101.54	27.96	129.50
075-075-023-000	04	1.00	101.54	27.96	129.50
075-075-024-000	04	1.00	101.54	27.96	129.50
075-075-025-000	04	1.00	101.54	27.96	129.50
075-075-026-000	04	1.00	101.54	27.96	129.50
075-075-027-000	04	1.00	101.54	27.96	129.50
075-075-028-000	04	1.00	101.54	27.96	129.50
075-075-029-000	04	1.00	101.54	27.96	129.50
075-075-030-000	04	1.00	101.54	27.96	129.50
075-075-032-000	04	1.00	101.54	27.96	129.50
075-075-033-000	04	1.00	101.54	27.96	129.50
075-075-034-000	04	1.00	101.54	27.96	129.50
075-075-035-000	04	1.00	101.54	27.96	129.50
075-075-036-000	04	1.00	101.54	27.96	129.50
075-075-037-000	04	1.00	101.54	27.96	129.50
075-075-038-000	04	1.00	101.54	27.96	129.50
075-075-039-000	04	1.00	101.54	27.96	129.50
075-075-040-000	04	1.00	101.54	27.96	129.50
075-075-041-000	04	1.00	101.54	27.96	129.50
075-075-042-000	04	1.00	101.54	27.96	129.50
075-075-043-000	04	1.00	101.54	27.96	129.50
075-075-044-000	04	1.00	101.54	27.96	129.50
075-075-045-000	04	1.00	101.54	27.96	129.50
075-075-046-000	04	1.00	101.54	27.96	129.50
075-075-047-000	04	1.00	101.54	27.96	129.50
075-075-048-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-075-049-000	04	1.00	101.54	27.96	129.50
075-075-050-000	04	1.00	101.54	27.96	129.50
075-075-051-000	04	1.00	101.54	27.96	129.50
075-076-001-000	04	1.00	101.54	27.96	129.50
075-076-002-000	04	1.00	101.54	27.96	129.50
075-076-003-000	04	1.00	101.54	27.96	129.50
075-076-004-000	04	1.00	101.54	27.96	129.50
075-076-005-000	04	1.00	101.54	27.96	129.50
075-076-006-000	04	1.00	101.54	27.96	129.50
075-076-007-000	04	1.00	101.54	27.96	129.50
075-076-008-000	04	1.00	101.54	27.96	129.50
075-076-009-000	04	1.00	101.54	27.96	129.50
075-076-010-000	04	1.00	101.54	27.96	129.50
075-076-011-000	04	1.00	101.54	27.96	129.50
075-076-012-000	04	1.00	101.54	27.96	129.50
075-076-013-000	04	1.00	101.54	27.96	129.50
075-076-014-000	04	1.00	101.54	27.96	129.50
075-076-015-000	04	1.00	101.54	27.96	129.50
075-076-016-000	04	1.00	101.54	27.96	129.50
075-076-017-000	04	1.00	101.54	27.96	129.50
075-076-018-000	04	1.00	101.54	27.96	129.50
075-076-019-000	04	1.00	101.54	27.96	129.50
075-076-020-000	04	1.00	101.54	27.96	129.50
075-076-021-000	04	1.00	101.54	27.96	129.50
075-076-022-000	04	1.00	101.54	27.96	129.50
075-076-023-000	04	1.00	101.54	27.96	129.50
075-076-024-000	04	1.00	101.54	27.96	129.50
075-076-025-000	04	1.00	101.54	27.96	129.50
075-076-026-000	04	1.00	101.54	27.96	129.50
075-076-027-000	04	1.00	101.54	27.96	129.50
075-076-028-000	04	1.00	101.54	27.96	129.50
075-076-029-000	04	1.00	101.54	27.96	129.50
075-076-030-000	04	1.00	101.54	27.96	129.50
075-076-031-000	04	1.00	101.54	27.96	129.50
075-076-033-000	04	1.00	101.54	27.96	129.50
075-076-034-000	04	1.00	101.54	27.96	129.50
075-076-035-000	04	1.00	101.54	27.96	129.50
075-076-036-000	04	1.00	101.54	27.96	129.50
075-076-037-000	04	1.00	101.54	27.96	129.50
075-076-038-000	04	1.00	101.54	27.96	129.50
075-076-039-000	04	1.00	101.54	27.96	129.50
075-076-040-000	04	1.00	101.54	27.96	129.50
075-076-041-000	04	1.00	101.54	27.96	129.50
075-076-042-000	04	1.00	101.54	27.96	129.50
075-076-043-000	04	1.00	101.54	27.96	129.50
075-076-044-000	04	1.00	101.54	27.96	129.50
075-076-045-000	04	1.00	101.54	27.96	129.50
075-076-046-000	04	1.00	101.54	27.96	129.50
075-076-047-000	04	1.00	101.54	27.96	129.50
075-076-048-000	04	1.00	101.54	27.96	129.50
075-076-049-000	04	1.00	101.54	27.96	129.50
075-076-050-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-076-051-000	04	1.00	101.54	27.96	129.50
075-076-052-000	04	1.00	101.54	27.96	129.50
075-076-053-000	04	1.00	101.54	27.96	129.50
075-076-054-000	04	1.00	101.54	27.96	129.50
075-077-001-000	04	1.00	101.54	27.96	129.50
075-077-002-000	04	1.00	101.54	27.96	129.50
075-077-003-000	04	1.00	101.54	27.96	129.50
075-077-004-000	04	1.00	101.54	27.96	129.50
075-077-005-000	04	1.00	101.54	27.96	129.50
075-077-006-000	04	1.00	101.54	27.96	129.50
075-077-007-000	04	1.00	101.54	27.96	129.50
075-077-008-000	04	1.00	101.54	27.96	129.50
075-077-009-000	04	1.00	101.54	27.96	129.50
075-077-010-000	04	1.00	101.54	27.96	129.50
075-077-011-000	04	1.00	101.54	27.96	129.50
075-077-012-000	04	1.00	101.54	27.96	129.50
075-077-013-000	04	1.00	101.54	27.96	129.50
075-077-014-000	04	1.00	101.54	27.96	129.50
075-077-015-000	04	1.00	101.54	27.96	129.50
075-077-016-000	04	1.00	101.54	27.96	129.50
075-077-017-000	04	1.00	101.54	27.96	129.50
075-077-018-000	04	1.00	101.54	27.96	129.50
075-077-019-000	04	1.00	101.54	27.96	129.50
075-077-020-000	04	1.00	101.54	27.96	129.50
075-077-021-000	04	1.00	101.54	27.96	129.50
075-077-022-000	04	1.00	101.54	27.96	129.50
075-077-023-000	04	1.00	101.54	27.96	129.50
075-077-024-000	04	1.00	101.54	27.96	129.50
075-077-025-000	04	1.00	101.54	27.96	129.50
075-077-026-000	04	1.00	101.54	27.96	129.50
075-077-027-000	04	1.00	101.54	27.96	129.50
075-077-028-000	04	1.00	101.54	27.96	129.50
075-077-029-000	04	1.00	101.54	27.96	129.50
075-077-030-000	04	1.00	101.54	27.96	129.50
075-077-031-000	04	1.00	101.54	27.96	129.50
075-077-032-000	04	1.00	101.54	27.96	129.50
075-077-033-000	04	1.00	101.54	27.96	129.50
075-077-034-000	04	1.00	101.54	27.96	129.50
075-077-035-000	04	1.00	101.54	27.96	129.50
075-077-036-000	04	1.00	101.54	27.96	129.50
075-077-037-000	04	1.00	101.54	27.96	129.50
075-077-038-000	04	1.00	101.54	27.96	129.50
075-077-039-000	04	1.00	101.54	27.96	129.50
075-077-040-000	04	1.00	101.54	27.96	129.50
075-077-041-000	04	1.00	101.54	27.96	129.50
075-077-042-000	04	1.00	101.54	27.96	129.50
075-077-043-000	04	1.00	101.54	27.96	129.50
075-077-044-000	04	1.00	101.54	27.96	129.50
075-077-045-000	04	1.00	101.54	27.96	129.50
075-077-046-000	04	1.00	101.54	27.96	129.50
075-077-047-000	04	1.00	101.54	27.96	129.50
075-077-048-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-077-049-000	04	1.00	101.54	27.96	129.50
075-077-050-000	04	1.00	101.54	27.96	129.50
075-077-051-000	04	1.00	101.54	27.96	129.50
075-077-052-000	04	1.00	101.54	27.96	129.50
075-077-053-000	04	1.00	101.54	27.96	129.50
075-077-054-000	04	1.00	101.54	27.96	129.50
075-077-055-000	04	1.00	101.54	27.96	129.50
075-077-056-000	04	1.00	101.54	27.96	129.50
075-077-057-000	04	1.00	101.54	27.96	129.50
075-077-058-000	04	1.00	101.54	27.96	129.50
075-077-059-000	04	1.00	101.54	27.96	129.50
075-077-060-000	04	1.00	101.54	27.96	129.50
075-077-061-000	04	1.00	101.54	27.96	129.50
075-077-062-000	04	1.00	101.54	27.96	129.50
075-077-063-000	04	1.00	101.54	27.96	129.50
075-077-064-000	04	1.00	101.54	27.96	129.50
075-077-065-000	04	1.00	101.54	27.96	129.50
075-077-066-000	04	1.00	101.54	27.96	129.50
075-077-067-000	04	1.00	101.54	27.96	129.50
075-077-068-000	04	1.00	101.54	27.96	129.50
075-077-069-000	04	1.00	101.54	27.96	129.50
075-078-001-000	04	1.00	101.54	27.96	129.50
075-078-002-000	04	1.00	101.54	27.96	129.50
075-078-003-000	04	1.00	101.54	27.96	129.50
075-078-004-000	04	1.00	101.54	27.96	129.50
075-078-007-000	04	1.00	101.54	27.96	129.50
075-078-008-000	04	1.00	101.54	27.96	129.50
075-078-009-000	04	1.00	101.54	27.96	129.50
075-078-010-000	04	1.00	101.54	27.96	129.50
075-078-011-000	04	1.00	101.54	27.96	129.50
075-078-012-000	04	1.00	101.54	27.96	129.50
075-078-013-000	04	1.00	101.54	27.96	129.50
075-078-014-000	04	1.00	101.54	27.96	129.50
075-078-015-000	04	1.00	101.54	27.96	129.50
075-078-016-000	04	1.00	101.54	27.96	129.50
075-078-017-000	04	1.00	101.54	27.96	129.50
075-078-018-000	04	1.00	101.54	27.96	129.50
075-078-019-000	04	1.00	101.54	27.96	129.50
075-078-020-000	04	1.00	101.54	27.96	129.50
075-078-021-000	04	1.00	101.54	27.96	129.50
075-078-022-000	04	1.00	101.54	27.96	129.50
075-078-023-000	04	1.00	101.54	27.96	129.50
075-078-024-000	04	1.00	101.54	27.96	129.50
075-078-025-000	04	1.00	101.54	27.96	129.50
075-078-026-000	04	1.00	101.54	27.96	129.50
075-078-027-000	04	1.00	101.54	27.96	129.50
075-078-028-000	04	1.00	101.54	27.96	129.50
075-078-029-000	04	1.00	101.54	27.96	129.50
075-078-030-000	04	1.00	101.54	27.96	129.50
075-078-031-000	04	1.00	101.54	27.96	129.50
075-078-032-000	04	1.00	101.54	27.96	129.50
075-078-033-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-078-034-000	04	1.00	101.54	27.96	129.50
075-078-035-000	04	1.00	101.54	27.96	129.50
075-078-036-000	04	1.00	101.54	27.96	129.50
075-078-037-000	04	1.00	101.54	27.96	129.50
075-078-038-000	04	1.00	101.54	27.96	129.50
075-078-039-000	04	1.00	101.54	27.96	129.50
075-078-040-000	04	1.00	101.54	27.96	129.50
075-078-041-000	04	1.00	101.54	27.96	129.50
075-078-042-000	04	1.00	101.54	27.96	129.50
075-078-043-000	04	1.00	101.54	27.96	129.50
075-078-044-000	04	1.00	101.54	27.96	129.50
075-078-045-000	04	1.00	101.54	27.96	129.50
075-078-046-000	04	1.00	101.54	27.96	129.50
075-078-047-000	04	1.00	101.54	27.96	129.50
075-078-048-000	04	1.00	101.54	27.96	129.50
075-078-049-000	04	1.00	101.54	27.96	129.50
075-078-050-000	04	1.00	101.54	27.96	129.50
075-078-051-000	04	1.00	101.54	27.96	129.50
075-078-052-000	04	1.00	101.54	27.96	129.50
075-078-053-000	04	1.00	101.54	27.96	129.50
075-078-054-000	04	1.00	101.54	27.96	129.50
075-078-055-000	04	1.00	101.54	27.96	129.50
075-078-056-000	04	1.00	101.54	27.96	129.50
075-078-057-000	04	1.00	101.54	27.96	129.50
075-078-058-000	04	1.00	101.54	27.96	129.50
075-078-059-000	04	1.00	101.54	27.96	129.50
075-078-060-000	04	1.00	101.54	27.96	129.50
075-078-061-000	04	1.00	101.54	27.96	129.50
075-078-062-000	04	1.00	101.54	27.96	129.50
075-078-063-000	04	1.00	101.54	27.96	129.50
075-078-064-000	04	1.00	101.54	27.96	129.50
075-078-065-000	04	1.00	101.54	27.96	129.50
075-078-066-000	04	1.00	101.54	27.96	129.50
075-078-068-000	04	1.00	101.54	27.96	129.50
075-078-069-000	04	1.00	101.54	27.96	129.50
075-080-001-000	04	1.00	101.54	27.96	129.50
075-080-002-000	04	1.00	101.54	27.96	129.50
075-080-003-000	04	1.00	101.54	27.96	129.50
075-080-004-000	04	1.00	101.54	27.96	129.50
075-080-005-000	04	1.00	101.54	27.96	129.50
075-080-006-000	04	1.00	101.54	27.96	129.50
075-080-007-000	04	1.00	101.54	27.96	129.50
075-080-008-000	04	1.00	101.54	27.96	129.50
075-080-009-000	04	1.00	101.54	27.96	129.50
075-080-010-000	04	1.00	101.54	27.96	129.50
075-080-011-000	04	1.00	101.54	27.96	129.50
075-080-012-000	04	1.00	101.54	27.96	129.50
075-080-013-000	04	1.00	101.54	27.96	129.50
075-080-014-000	04	1.00	101.54	27.96	129.50
075-080-015-000	04	1.00	101.54	27.96	129.50
075-080-016-000	04	1.00	101.54	27.96	129.50
075-080-017-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-080-018-000	04	1.00	101.54	27.96	129.50
075-080-019-000	04	1.00	101.54	27.96	129.50
075-080-020-000	04	1.00	101.54	27.96	129.50
075-080-021-000	04	1.00	101.54	27.96	129.50
075-080-022-000	04	1.00	101.54	27.96	129.50
075-080-023-000	04	1.00	101.54	27.96	129.50
075-080-024-000	04	1.00	101.54	27.96	129.50
075-080-025-000	04	1.00	101.54	27.96	129.50
075-080-026-000	04	1.00	101.54	27.96	129.50
075-080-027-000	04	1.00	101.54	27.96	129.50
075-080-028-000	04	1.00	101.54	27.96	129.50
075-080-029-000	04	1.00	101.54	27.96	129.50
075-080-030-000	04	1.00	101.54	27.96	129.50
075-080-031-000	04	1.00	101.54	27.96	129.50
075-080-032-000	04	1.00	101.54	27.96	129.50
075-080-033-000	04	1.00	101.54	27.96	129.50
075-080-034-000	04	1.00	101.54	27.96	129.50
075-080-035-000	04	1.00	101.54	27.96	129.50
075-080-036-000	04	1.00	101.54	27.96	129.50
075-080-037-000	04	1.00	101.54	27.96	129.50
075-080-038-000	04	1.00	101.54	27.96	129.50
075-080-039-000	04	1.00	101.54	27.96	129.50
075-080-040-000	04	1.00	101.54	27.96	129.50
075-080-041-000	04	1.00	101.54	27.96	129.50
075-080-042-000	04	1.00	101.54	27.96	129.50
075-080-043-000	04	1.00	101.54	27.96	129.50
075-080-044-000	04	1.00	101.54	27.96	129.50
075-080-045-000	04	1.00	101.54	27.96	129.50
075-080-046-000	04	1.00	101.54	27.96	129.50
075-080-047-000	04	1.00	101.54	27.96	129.50
075-080-048-000	04	1.00	101.54	27.96	129.50
075-080-049-000	04	1.00	101.54	27.96	129.50
075-080-050-000	04	1.00	101.54	27.96	129.50
075-080-051-000	04	1.00	101.54	27.96	129.50
075-080-052-000	04	1.00	101.54	27.96	129.50
075-080-053-000	04	1.00	101.54	27.96	129.50
075-080-054-000	04	1.00	101.54	27.96	129.50
075-081-001-000	04	1.00	101.54	27.96	129.50
075-081-002-000	04	1.00	101.54	27.96	129.50
075-081-003-000	04	1.00	101.54	27.96	129.50
075-081-004-000	04	1.00	101.54	27.96	129.50
075-081-005-000	04	1.00	101.54	27.96	129.50
075-081-006-000	04	1.00	101.54	27.96	129.50
075-081-007-000	04	1.00	101.54	27.96	129.50
075-081-008-000	04	1.00	101.54	27.96	129.50
075-081-009-000	04	1.00	101.54	27.96	129.50
075-081-010-000	04	1.00	101.54	27.96	129.50
075-081-011-000	04	1.00	101.54	27.96	129.50
075-081-012-000	04	1.00	101.54	27.96	129.50
075-081-013-000	04	1.00	101.54	27.96	129.50
075-081-014-000	04	1.00	101.54	27.96	129.50
075-081-015-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-081-016-000	04	1.00	101.54	27.96	129.50
075-081-017-000	04	1.00	101.54	27.96	129.50
075-081-018-000	04	1.00	101.54	27.96	129.50
075-081-019-000	04	1.00	101.54	27.96	129.50
075-081-020-000	04	1.00	101.54	27.96	129.50
075-081-021-000	04	1.00	101.54	27.96	129.50
075-081-022-000	04	1.00	101.54	27.96	129.50
075-081-023-000	04	1.00	101.54	27.96	129.50
075-081-024-000	04	1.00	101.54	27.96	129.50
075-081-025-000	04	1.00	101.54	27.96	129.50
075-081-026-000	04	1.00	101.54	27.96	129.50
075-081-027-000	04	1.00	101.54	27.96	129.50
075-081-028-000	04	1.00	101.54	27.96	129.50
075-081-029-000	04	1.00	101.54	27.96	129.50
075-081-030-000	04	1.00	101.54	27.96	129.50
075-081-031-000	04	1.00	101.54	27.96	129.50
075-081-032-000	04	1.00	101.54	27.96	129.50
075-081-034-000	04	1.00	101.54	27.96	129.50
075-081-035-000	04	1.00	101.54	27.96	129.50
075-081-036-000	04	1.00	101.54	27.96	129.50
075-081-037-000	04	1.00	101.54	27.96	129.50
075-081-038-000	04	1.00	101.54	27.96	129.50
075-081-039-000	04	1.00	101.54	27.96	129.50
075-081-040-000	04	1.00	101.54	27.96	129.50
075-081-041-000	04	1.00	101.54	27.96	129.50
075-081-042-000	04	1.00	101.54	27.96	129.50
075-081-043-000	04	1.00	101.54	27.96	129.50
075-081-044-000	04	1.00	101.54	27.96	129.50
075-081-045-000	04	1.00	101.54	27.96	129.50
075-081-046-000	04	1.00	101.54	27.96	129.50
075-081-047-000	04	1.00	101.54	27.96	129.50
075-081-048-000	04	1.00	101.54	27.96	129.50
075-081-049-000	04	1.00	101.54	27.96	129.50
075-081-050-000	04	1.00	101.54	27.96	129.50
075-081-051-000	04	1.00	101.54	27.96	129.50
075-081-052-000	04	1.00	101.54	27.96	129.50
075-081-053-000	04	1.00	101.54	27.96	129.50
075-081-054-000	04	1.00	101.54	27.96	129.50
075-081-055-000	04	1.00	101.54	27.96	129.50
075-081-056-000	04	1.00	101.54	27.96	129.50
075-081-057-000	04	1.00	101.54	27.96	129.50
075-081-058-000	04	1.00	101.54	27.96	129.50
075-081-059-000	04	1.00	101.54	27.96	129.50
075-081-060-000	04	1.00	101.54	27.96	129.50
075-082-001-000	04	1.00	101.54	27.96	129.50
075-082-002-000	04	1.00	101.54	27.96	129.50
075-082-003-000	04	1.00	101.54	27.96	129.50
075-082-004-000	04	1.00	101.54	27.96	129.50
075-082-005-000	04	1.00	101.54	27.96	129.50
075-082-006-000	04	1.00	101.54	27.96	129.50
075-082-007-000	04	1.00	101.54	27.96	129.50
075-082-008-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-082-009-000	04	1.00	101.54	27.96	129.50
075-082-010-000	04	1.00	101.54	27.96	129.50
075-082-011-000	04	1.00	101.54	27.96	129.50
075-082-012-000	04	1.00	101.54	27.96	129.50
075-082-013-000	04	1.00	101.54	27.96	129.50
075-082-014-000	04	1.00	101.54	27.96	129.50
075-082-015-000	04	1.00	101.54	27.96	129.50
075-082-016-000	04	1.00	101.54	27.96	129.50
075-082-017-000	04	1.00	101.54	27.96	129.50
075-082-018-000	04	1.00	101.54	27.96	129.50
075-082-019-000	04	1.00	101.54	27.96	129.50
075-082-020-000	04	1.00	101.54	27.96	129.50
075-082-021-000	04	1.00	101.54	27.96	129.50
075-082-022-000	04	1.00	101.54	27.96	129.50
075-082-023-000	04	1.00	101.54	27.96	129.50
075-082-024-000	04	1.00	101.54	27.96	129.50
075-082-025-000	04	1.00	101.54	27.96	129.50
075-082-026-000	04	1.00	101.54	27.96	129.50
075-082-027-000	04	1.00	101.54	27.96	129.50
075-082-028-000	04	1.00	101.54	27.96	129.50
075-082-029-000	04	1.00	101.54	27.96	129.50
075-082-030-000	04	1.00	101.54	27.96	129.50
075-082-031-000	04	1.00	101.54	27.96	129.50
075-082-032-000	04	1.00	101.54	27.96	129.50
075-082-033-000	04	1.00	101.54	27.96	129.50
075-082-034-000	04	1.00	101.54	27.96	129.50
075-082-035-000	04	1.00	101.54	27.96	129.50
075-082-036-000	04	1.00	101.54	27.96	129.50
075-082-037-000	04	1.00	101.54	27.96	129.50
075-082-038-000	04	1.00	101.54	27.96	129.50
075-082-039-000	04	1.00	101.54	27.96	129.50
075-082-040-000	04	1.00	101.54	27.96	129.50
075-082-041-000	04	1.00	101.54	27.96	129.50
075-082-042-000	04	1.00	101.54	27.96	129.50
075-082-043-000	04	1.00	101.54	27.96	129.50
075-082-044-000	04	1.00	101.54	27.96	129.50
075-082-045-000	04	1.00	101.54	27.96	129.50
075-082-046-000	04	1.00	101.54	27.96	129.50
075-082-047-000	04	1.00	101.54	27.96	129.50
075-082-048-000	04	1.00	101.54	27.96	129.50
075-082-049-000	04	1.00	101.54	27.96	129.50
075-082-050-000	04	1.00	101.54	27.96	129.50
075-082-051-000	04	1.00	101.54	27.96	129.50
075-082-052-000	04	1.00	101.54	27.96	129.50
075-082-053-000	04	1.00	101.54	27.96	129.50
075-082-054-000	04	1.00	101.54	27.96	129.50
075-083-001-000	04	1.00	101.54	27.96	129.50
075-083-002-000	04	1.00	101.54	27.96	129.50
075-083-003-000	04	1.00	101.54	27.96	129.50
075-083-004-000	04	1.00	101.54	27.96	129.50
075-083-005-000	04	1.00	101.54	27.96	129.50
075-083-006-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-083-007-000	04	1.00	101.54	27.96	129.50
075-083-008-000	04	1.00	101.54	27.96	129.50
075-083-009-000	04	1.00	101.54	27.96	129.50
075-083-010-000	04	1.00	101.54	27.96	129.50
075-083-011-000	04	1.00	101.54	27.96	129.50
075-083-012-000	04	1.00	101.54	27.96	129.50
075-083-013-000	04	1.00	101.54	27.96	129.50
075-083-014-000	04	1.00	101.54	27.96	129.50
075-083-015-000	04	1.00	101.54	27.96	129.50
075-083-016-000	04	1.00	101.54	27.96	129.50
075-083-017-000	04	1.00	101.54	27.96	129.50
075-083-018-000	04	1.00	101.54	27.96	129.50
075-083-019-000	04	1.00	101.54	27.96	129.50
075-083-020-000	04	1.00	101.54	27.96	129.50
075-083-021-000	04	1.00	101.54	27.96	129.50
075-083-022-000	04	1.00	101.54	27.96	129.50
075-083-023-000	04	1.00	101.54	27.96	129.50
075-083-024-000	04	1.00	101.54	27.96	129.50
075-083-025-000	04	1.00	101.54	27.96	129.50
075-083-026-000	04	1.00	101.54	27.96	129.50
075-083-027-000	04	1.00	101.54	27.96	129.50
075-083-028-000	04	1.00	101.54	27.96	129.50
075-083-029-000	04	1.00	101.54	27.96	129.50
075-083-030-000	04	1.00	101.54	27.96	129.50
075-083-031-000	04	1.00	101.54	27.96	129.50
075-083-032-000	04	1.00	101.54	27.96	129.50
075-083-033-000	04	1.00	101.54	27.96	129.50
075-083-034-000	04	1.00	101.54	27.96	129.50
075-083-035-000	04	1.00	101.54	27.96	129.50
075-083-036-000	04	1.00	101.54	27.96	129.50
075-083-037-000	04	1.00	101.54	27.96	129.50
075-083-038-000	04	1.00	101.54	27.96	129.50
075-083-039-000	04	1.00	101.54	27.96	129.50
075-083-040-000	04	1.00	101.54	27.96	129.50
075-083-041-000	04	1.00	101.54	27.96	129.50
075-083-042-000	04	1.00	101.54	27.96	129.50
075-083-043-000	04	1.00	101.54	27.96	129.50
075-083-044-000	04	1.00	101.54	27.96	129.50
075-083-045-000	04	1.00	101.54	27.96	129.50
075-083-046-000	04	1.00	101.54	27.96	129.50
075-083-047-000	04	1.00	101.54	27.96	129.50
075-083-048-000	04	1.00	101.54	27.96	129.50
075-083-049-000	04	1.00	101.54	27.96	129.50
075-083-050-000	04	1.00	101.54	27.96	129.50
075-083-051-000	04	1.00	101.54	27.96	129.50
075-084-001-000	04	1.00	101.54	27.96	129.50
075-084-002-000	04	1.00	101.54	27.96	129.50
075-084-003-000	04	1.00	101.54	27.96	129.50
075-084-004-000	04	1.00	101.54	27.96	129.50
075-084-005-000	04	1.00	101.54	27.96	129.50
075-084-006-000	04	1.00	101.54	27.96	129.50
075-084-007-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-084-008-000	04	1.00	101.54	27.96	129.50
075-084-009-000	04	1.00	101.54	27.96	129.50
075-084-010-000	04	1.00	101.54	27.96	129.50
075-084-011-000	04	1.00	101.54	27.96	129.50
075-084-012-000	04	1.00	101.54	27.96	129.50
075-084-013-000	04	1.00	101.54	27.96	129.50
075-084-014-000	04	1.00	101.54	27.96	129.50
075-084-015-000	04	1.00	101.54	27.96	129.50
075-084-016-000	04	1.00	101.54	27.96	129.50
075-084-017-000	04	1.00	101.54	27.96	129.50
075-084-018-000	04	1.00	101.54	27.96	129.50
075-084-019-000	04	1.00	101.54	27.96	129.50
075-084-020-000	04	1.00	101.54	27.96	129.50
075-084-021-000	04	1.00	101.54	27.96	129.50
075-084-022-000	04	1.00	101.54	27.96	129.50
075-084-023-000	04	1.00	101.54	27.96	129.50
075-084-024-000	04	1.00	101.54	27.96	129.50
075-084-025-000	04	1.00	101.54	27.96	129.50
075-084-026-000	04	1.00	101.54	27.96	129.50
075-084-027-000	04	1.00	101.54	27.96	129.50
075-084-028-000	04	1.00	101.54	27.96	129.50
075-084-029-000	04	1.00	101.54	27.96	129.50
075-084-030-000	04	1.00	101.54	27.96	129.50
075-084-031-000	04	1.00	101.54	27.96	129.50
075-084-032-000	04	1.00	101.54	27.96	129.50
075-084-033-000	04	1.00	101.54	27.96	129.50
075-084-034-000	04	1.00	101.54	27.96	129.50
075-084-035-000	04	1.00	101.54	27.96	129.50
075-084-036-000	04	1.00	101.54	27.96	129.50
075-084-037-000	04	1.00	101.54	27.96	129.50
075-084-038-000	04	1.00	101.54	27.96	129.50
075-084-039-000	04	1.00	101.54	27.96	129.50
075-084-040-000	04	1.00	101.54	27.96	129.50
075-084-041-000	04	1.00	101.54	27.96	129.50
075-084-042-000	04	1.00	101.54	27.96	129.50
075-084-043-000	04	1.00	101.54	27.96	129.50
075-084-044-000	04	1.00	101.54	27.96	129.50
075-084-045-000	04	1.00	101.54	27.96	129.50
075-084-046-000	04	1.00	101.54	27.96	129.50
075-084-047-000	04	1.00	101.54	27.96	129.50
075-084-048-000	04	1.00	101.54	27.96	129.50
075-084-049-000	04	1.00	101.54	27.96	129.50
075-084-050-000	04	1.00	101.54	27.96	129.50
075-084-051-000	04	1.00	101.54	27.96	129.50
075-084-052-000	04	1.00	101.54	27.96	129.50
075-084-053-000	04	1.00	101.54	27.96	129.50
075-084-054-000	04	1.00	101.54	27.96	129.50
075-084-055-000	04	1.00	101.54	27.96	129.50
075-084-056-000	04	1.00	101.54	27.96	129.50
075-084-057-000	04	1.00	101.54	27.96	129.50
075-084-058-000	04	1.00	101.54	27.96	129.50
075-084-059-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-084-060-000	04	1.00	101.54	27.96	129.50
075-084-061-000	04	1.00	101.54	27.96	129.50
075-084-062-000	04	1.00	101.54	27.96	129.50
075-084-063-000	04	1.00	101.54	27.96	129.50
075-084-064-000	04	1.00	101.54	27.96	129.50
075-084-065-000	04	1.00	101.54	27.96	129.50
075-084-066-000	04	1.00	101.54	27.96	129.50
075-084-067-000	04	1.00	101.54	27.96	129.50
075-085-001-000	04	1.00	101.54	27.96	129.50
075-085-002-000	04	1.00	101.54	27.96	129.50
075-085-003-000	04	1.00	101.54	27.96	129.50
075-085-004-000	04	1.00	101.54	27.96	129.50
075-085-005-000	04	1.00	101.54	27.96	129.50
075-085-006-000	04	1.00	101.54	27.96	129.50
075-085-007-000	04	1.00	101.54	27.96	129.50
075-085-008-000	04	1.00	101.54	27.96	129.50
075-085-009-000	04	1.00	101.54	27.96	129.50
075-085-010-000	04	1.00	101.54	27.96	129.50
075-085-011-000	04	1.00	101.54	27.96	129.50
075-085-012-000	04	1.00	101.54	27.96	129.50
075-085-013-000	04	1.00	101.54	27.96	129.50
075-085-014-000	04	1.00	101.54	27.96	129.50
075-085-015-000	04	1.00	101.54	27.96	129.50
075-085-016-000	04	1.00	101.54	27.96	129.50
075-085-017-000	04	1.00	101.54	27.96	129.50
075-085-018-000	04	1.00	101.54	27.96	129.50
075-085-019-000	04	1.00	101.54	27.96	129.50
075-085-020-000	04	1.00	101.54	27.96	129.50
075-085-021-000	04	1.00	101.54	27.96	129.50
075-085-022-000	04	1.00	101.54	27.96	129.50
075-085-023-000	04	1.00	101.54	27.96	129.50
075-085-024-000	04	1.00	101.54	27.96	129.50
075-085-025-000	04	1.00	101.54	27.96	129.50
075-085-026-000	04	1.00	101.54	27.96	129.50
075-085-027-000	04	1.00	101.54	27.96	129.50
075-085-028-000	04	1.00	101.54	27.96	129.50
075-085-029-000	04	1.00	101.54	27.96	129.50
075-085-030-000	04	1.00	101.54	27.96	129.50
075-085-031-000	04	1.00	101.54	27.96	129.50
075-085-032-000	04	1.00	101.54	27.96	129.50
075-085-033-000	04	1.00	101.54	27.96	129.50
075-085-034-000	04	1.00	101.54	27.96	129.50
075-085-035-000	04	1.00	101.54	27.96	129.50
075-085-036-000	04	1.00	101.54	27.96	129.50
075-085-037-000	04	1.00	101.54	27.96	129.50
075-085-038-000	04	1.00	101.54	27.96	129.50
075-085-039-000	04	1.00	101.54	27.96	129.50
075-085-040-000	04	1.00	101.54	27.96	129.50
075-085-041-000	04	1.00	101.54	27.96	129.50
075-085-042-000	04	1.00	101.54	27.96	129.50
075-085-043-000	04	1.00	101.54	27.96	129.50
075-085-044-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-085-045-000	04	1.00	101.54	27.96	129.50
075-085-046-000	04	1.00	101.54	27.96	129.50
075-085-047-000	04	1.00	101.54	27.96	129.50
075-085-048-000	04	1.00	101.54	27.96	129.50
075-085-049-000	04	1.00	101.54	27.96	129.50
075-085-050-000	04	1.00	101.54	27.96	129.50
075-085-051-000	04	1.00	101.54	27.96	129.50
075-085-052-000	04	1.00	101.54	27.96	129.50
075-085-053-000	04	1.00	101.54	27.96	129.50
075-085-054-000	04	1.00	101.54	27.96	129.50
075-085-055-000	04	1.00	101.54	27.96	129.50
075-085-056-000	04	1.00	101.54	27.96	129.50
075-085-057-000	04	1.00	101.54	27.96	129.50
075-085-058-000	04	1.00	101.54	27.96	129.50
075-085-059-000	04	1.00	101.54	27.96	129.50
075-085-060-000	04	1.00	101.54	27.96	129.50
075-085-061-000	04	1.00	101.54	27.96	129.50
075-085-062-000	04	1.00	101.54	27.96	129.50
075-085-063-000	04	1.00	101.54	27.96	129.50
075-085-064-000	04	1.00	101.54	27.96	129.50
075-085-065-000	04	1.00	101.54	27.96	129.50
075-085-066-000	04	1.00	101.54	27.96	129.50
075-085-067-000	04	1.00	101.54	27.96	129.50
075-085-068-000	04	1.00	101.54	27.96	129.50
075-085-069-000	04	1.00	101.54	27.96	129.50
075-085-070-000	04	1.00	101.54	27.96	129.50
075-085-071-000	04	1.00	101.54	27.96	129.50
075-085-072-000	04	1.00	101.54	27.96	129.50
075-085-073-000	04	1.00	101.54	27.96	129.50
075-085-074-000	04	1.00	101.54	27.96	129.50
075-085-075-000	04	1.00	101.54	27.96	129.50
075-085-076-000	04	1.00	101.54	27.96	129.50
075-085-077-000	04	1.00	101.54	27.96	129.50
075-085-078-000	04	1.00	101.54	27.96	129.50
075-085-079-000	04	1.00	101.54	27.96	129.50
075-086-001-000	04	1.00	101.54	27.96	129.50
075-086-002-000	04	1.00	101.54	27.96	129.50
075-086-003-000	04	1.00	101.54	27.96	129.50
075-086-004-000	04	1.00	101.54	27.96	129.50
075-086-005-000	04	1.00	101.54	27.96	129.50
075-086-006-000	04	1.00	101.54	27.96	129.50
075-086-007-000	04	1.00	101.54	27.96	129.50
075-086-008-000	04	1.00	101.54	27.96	129.50
075-086-009-000	04	1.00	101.54	27.96	129.50
075-086-010-000	04	1.00	101.54	27.96	129.50
075-086-011-000	04	1.00	101.54	27.96	129.50
075-086-012-000	04	1.00	101.54	27.96	129.50
075-086-013-000	04	1.00	101.54	27.96	129.50
075-086-014-000	04	1.00	101.54	27.96	129.50
075-086-015-000	04	1.00	101.54	27.96	129.50
075-086-016-000	04	1.00	101.54	27.96	129.50
075-086-017-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-086-018-000	04	1.00	101.54	27.96	129.50
075-086-019-000	04	1.00	101.54	27.96	129.50
075-086-020-000	04	1.00	101.54	27.96	129.50
075-086-021-000	04	1.00	101.54	27.96	129.50
075-086-022-000	04	1.00	101.54	27.96	129.50
075-086-023-000	04	1.00	101.54	27.96	129.50
075-086-024-000	04	1.00	101.54	27.96	129.50
075-086-025-000	04	1.00	101.54	27.96	129.50
075-086-026-000	04	1.00	101.54	27.96	129.50
075-086-027-000	04	1.00	101.54	27.96	129.50
075-086-028-000	04	1.00	101.54	27.96	129.50
075-086-029-000	04	1.00	101.54	27.96	129.50
075-086-030-000	04	1.00	101.54	27.96	129.50
075-086-031-000	04	1.00	101.54	27.96	129.50
075-086-032-000	04	1.00	101.54	27.96	129.50
075-086-033-000	04	1.00	101.54	27.96	129.50
075-086-034-000	04	1.00	101.54	27.96	129.50
075-086-035-000	04	1.00	101.54	27.96	129.50
075-086-036-000	04	1.00	101.54	27.96	129.50
075-086-037-000	04	1.00	101.54	27.96	129.50
075-086-038-000	04	1.00	101.54	27.96	129.50
075-086-039-000	04	1.00	101.54	27.96	129.50
075-086-040-000	04	1.00	101.54	27.96	129.50
075-086-041-000	04	1.00	101.54	27.96	129.50
075-086-042-000	04	1.00	101.54	27.96	129.50
075-086-043-000	04	1.00	101.54	27.96	129.50
075-086-044-000	04	1.00	101.54	27.96	129.50
075-086-045-000	04	1.00	101.54	27.96	129.50
075-086-046-000	04	1.00	101.54	27.96	129.50
075-086-047-000	04	1.00	101.54	27.96	129.50
075-086-048-000	04	1.00	101.54	27.96	129.50
075-086-049-000	04	1.00	101.54	27.96	129.50
075-086-050-000	04	1.00	101.54	27.96	129.50
075-086-051-000	04	1.00	101.54	27.96	129.50
075-086-052-000	04	1.00	101.54	27.96	129.50
075-086-053-000	04	1.00	101.54	27.96	129.50
075-086-054-000	04	1.00	101.54	27.96	129.50
075-086-055-000	04	1.00	101.54	27.96	129.50
075-087-001-000	04	1.00	101.54	27.96	129.50
075-087-002-000	04	1.00	101.54	27.96	129.50
075-087-003-000	04	1.00	101.54	27.96	129.50
075-087-004-000	04	1.00	101.54	27.96	129.50
075-087-005-000	04	1.00	101.54	27.96	129.50
075-087-006-000	04	1.00	101.54	27.96	129.50
075-087-007-000	04	1.00	101.54	27.96	129.50
075-087-008-000	04	1.00	101.54	27.96	129.50
075-087-009-000	04	1.00	101.54	27.96	129.50
075-087-010-000	04	1.00	101.54	27.96	129.50
075-087-011-000	04	1.00	101.54	27.96	129.50
075-087-012-000	04	1.00	101.54	27.96	129.50
075-087-013-000	04	1.00	101.54	27.96	129.50
075-087-014-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-087-015-000	04	1.00	101.54	27.96	129.50
075-087-016-000	04	1.00	101.54	27.96	129.50
075-087-017-000	04	1.00	101.54	27.96	129.50
075-087-018-000	04	1.00	101.54	27.96	129.50
075-087-019-000	04	1.00	101.54	27.96	129.50
075-087-020-000	04	1.00	101.54	27.96	129.50
075-087-021-000	04	1.00	101.54	27.96	129.50
075-087-022-000	04	1.00	101.54	27.96	129.50
075-087-023-000	04	1.00	101.54	27.96	129.50
075-087-024-000	04	1.00	101.54	27.96	129.50
075-087-025-000	04	1.00	101.54	27.96	129.50
075-087-026-000	04	1.00	101.54	27.96	129.50
075-087-027-000	04	1.00	101.54	27.96	129.50
075-087-028-000	04	1.00	101.54	27.96	129.50
075-087-029-000	04	1.00	101.54	27.96	129.50
075-087-030-000	04	1.00	101.54	27.96	129.50
075-087-031-000	04	1.00	101.54	27.96	129.50
075-087-032-000	04	1.00	101.54	27.96	129.50
075-087-033-000	04	1.00	101.54	27.96	129.50
075-087-034-000	04	1.00	101.54	27.96	129.50
075-091-001-000	04	1.00	101.54	27.96	129.50
075-091-002-000	04	1.00	101.54	27.96	129.50
075-091-003-000	04	1.00	101.54	27.96	129.50
075-091-004-000	04	1.00	101.54	27.96	129.50
075-091-005-000	04	1.00	101.54	27.96	129.50
075-091-006-000	04	1.00	101.54	27.96	129.50
075-091-007-000	04	1.00	101.54	27.96	129.50
075-091-008-000	04	1.00	101.54	27.96	129.50
075-091-009-000	04	1.00	101.54	27.96	129.50
075-091-010-000	04	1.00	101.54	27.96	129.50
075-091-011-000	04	1.00	101.54	27.96	129.50
075-091-012-000	04	1.00	101.54	27.96	129.50
075-091-013-000	04	1.00	101.54	27.96	129.50
075-091-014-000	04	1.00	101.54	27.96	129.50
075-091-015-000	04	1.00	101.54	27.96	129.50
075-091-016-000	04	1.00	101.54	27.96	129.50
075-091-017-000	04	1.00	101.54	27.96	129.50
075-091-018-000	04	1.00	101.54	27.96	129.50
075-091-019-000	04	1.00	101.54	27.96	129.50
075-091-020-000	04	1.00	101.54	27.96	129.50
075-091-021-000	04	1.00	101.54	27.96	129.50
075-091-022-000	04	1.00	101.54	27.96	129.50
075-091-023-000	04	1.00	101.54	27.96	129.50
075-091-024-000	04	1.00	101.54	27.96	129.50
075-091-025-000	04	1.00	101.54	27.96	129.50
075-091-026-000	04	1.00	101.54	27.96	129.50
075-091-027-000	04	1.00	101.54	27.96	129.50
075-091-028-000	04	1.00	101.54	27.96	129.50
075-091-029-000	04	1.00	101.54	27.96	129.50
075-091-030-000	04	1.00	101.54	27.96	129.50
075-091-031-000	04	1.00	101.54	27.96	129.50
075-091-032-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-091-033-000	04	1.00	101.54	27.96	129.50
075-091-034-000	04	1.00	101.54	27.96	129.50
075-091-035-000	04	1.00	101.54	27.96	129.50
075-091-036-000	04	1.00	101.54	27.96	129.50
075-091-037-000	04	1.00	101.54	27.96	129.50
075-091-038-000	04	1.00	101.54	27.96	129.50
075-091-039-000	04	1.00	101.54	27.96	129.50
075-091-040-000	04	1.00	101.54	27.96	129.50
075-091-041-000	04	1.00	101.54	27.96	129.50
075-092-001-000	04	1.00	101.54	27.96	129.50
075-092-002-000	04	1.00	101.54	27.96	129.50
075-092-003-000	04	1.00	101.54	27.96	129.50
075-092-004-000	04	1.00	101.54	27.96	129.50
075-092-005-000	04	1.00	101.54	27.96	129.50
075-092-006-000	04	1.00	101.54	27.96	129.50
075-092-007-000	04	1.00	101.54	27.96	129.50
075-092-008-000	04	1.00	101.54	27.96	129.50
075-092-009-000	04	1.00	101.54	27.96	129.50
075-092-010-000	04	1.00	101.54	27.96	129.50
075-092-011-000	04	1.00	101.54	27.96	129.50
075-092-012-000	04	1.00	101.54	27.96	129.50
075-092-013-000	04	1.00	101.54	27.96	129.50
075-092-014-000	04	1.00	101.54	27.96	129.50
075-092-015-000	04	1.00	101.54	27.96	129.50
075-092-016-000	04	1.00	101.54	27.96	129.50
075-092-017-000	04	1.00	101.54	27.96	129.50
075-092-018-000	04	1.00	101.54	27.96	129.50
075-092-019-000	04	1.00	101.54	27.96	129.50
075-092-020-000	04	1.00	101.54	27.96	129.50
075-092-021-000	04	1.00	101.54	27.96	129.50
075-092-022-000	04	1.00	101.54	27.96	129.50
075-092-023-000	04	1.00	101.54	27.96	129.50
075-092-024-000	04	1.00	101.54	27.96	129.50
075-092-025-000	04	1.00	101.54	27.96	129.50
075-096-001-000	04	1.00	101.54	27.96	129.50
075-096-002-000	04	1.00	101.54	27.96	129.50
075-096-003-000	04	1.00	101.54	27.96	129.50
075-096-004-000	04	1.00	101.54	27.96	129.50
075-096-005-000	04	1.00	101.54	27.96	129.50
075-096-006-000	04	1.00	101.54	27.96	129.50
075-096-007-000	04	1.00	101.54	27.96	129.50
075-096-008-000	04	1.00	101.54	27.96	129.50
075-096-009-000	04	1.00	101.54	27.96	129.50
075-096-010-000	04	1.00	101.54	27.96	129.50
075-096-011-000	04	1.00	101.54	27.96	129.50
075-096-012-000	04	1.00	101.54	27.96	129.50
075-096-013-000	04	1.00	101.54	27.96	129.50
075-096-014-000	04	1.00	101.54	27.96	129.50
075-096-015-000	04	1.00	101.54	27.96	129.50
075-096-016-000	04	1.00	101.54	27.96	129.50
075-096-017-000	04	1.00	101.54	27.96	129.50
075-096-018-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-096-019-000	04	1.00	101.54	27.96	129.50
075-096-020-000	04	1.00	101.54	27.96	129.50
075-096-021-000	04	1.00	101.54	27.96	129.50
075-096-022-000	04	1.00	101.54	27.96	129.50
075-096-023-000	04	1.00	101.54	27.96	129.50
075-096-024-000	04	1.00	101.54	27.96	129.50
075-096-025-000	04	1.00	101.54	27.96	129.50
075-096-026-000	04	1.00	101.54	27.96	129.50
075-096-027-000	04	1.00	101.54	27.96	129.50
075-096-028-000	04	1.00	101.54	27.96	129.50
075-096-029-000	04	1.00	101.54	27.96	129.50
075-096-030-000	04	1.00	101.54	27.96	129.50
075-096-031-000	04	1.00	101.54	27.96	129.50
075-096-032-000	04	1.00	101.54	27.96	129.50
075-096-033-000	04	1.00	101.54	27.96	129.50
075-096-034-000	04	1.00	101.54	27.96	129.50
075-096-035-000	04	1.00	101.54	27.96	129.50
075-096-036-000	04	1.00	101.54	27.96	129.50
075-096-037-000	04	1.00	101.54	27.96	129.50
075-096-038-000	04	1.00	101.54	27.96	129.50
075-096-039-000	04	1.00	101.54	27.96	129.50
075-096-040-000	04	1.00	101.54	27.96	129.50
075-096-041-000	04	1.00	101.54	27.96	129.50
075-096-042-000	04	1.00	101.54	27.96	129.50
075-096-043-000	04	1.00	101.54	27.96	129.50
075-096-044-000	04	1.00	101.54	27.96	129.50
075-096-045-000	04	1.00	101.54	27.96	129.50
075-096-046-000	04	1.00	101.54	27.96	129.50
075-096-047-000	04	1.00	101.54	27.96	129.50
075-096-048-000	04	1.00	101.54	27.96	129.50
075-096-049-000	04	1.00	101.54	27.96	129.50
075-096-050-000	04	1.00	101.54	27.96	129.50
075-096-051-000	04	1.00	101.54	27.96	129.50
075-096-052-000	04	1.00	101.54	27.96	129.50
075-096-053-000	04	1.00	101.54	27.96	129.50
075-096-054-000	04	1.00	101.54	27.96	129.50
075-097-001-000	04	1.00	101.54	27.96	129.50
075-097-002-000	04	1.00	101.54	27.96	129.50
075-097-003-000	04	1.00	101.54	27.96	129.50
075-097-004-000	04	1.00	101.54	27.96	129.50
075-097-005-000	04	1.00	101.54	27.96	129.50
075-097-006-000	04	1.00	101.54	27.96	129.50
075-097-007-000	04	1.00	101.54	27.96	129.50
075-097-008-000	04	1.00	101.54	27.96	129.50
075-097-009-000	04	1.00	101.54	27.96	129.50
075-097-010-000	04	1.00	101.54	27.96	129.50
075-097-011-000	04	1.00	101.54	27.96	129.50
075-097-012-000	04	1.00	101.54	27.96	129.50
075-097-013-000	04	1.00	101.54	27.96	129.50
075-097-014-000	04	1.00	101.54	27.96	129.50
075-097-015-000	04	1.00	101.54	27.96	129.50
075-097-016-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-097-017-000	04	1.00	101.54	27.96	129.50
075-097-018-000	04	1.00	101.54	27.96	129.50
075-097-019-000	04	1.00	101.54	27.96	129.50
075-097-020-000	04	1.00	101.54	27.96	129.50
075-097-021-000	04	1.00	101.54	27.96	129.50
075-097-022-000	04	1.00	101.54	27.96	129.50
075-097-023-000	04	1.00	101.54	27.96	129.50
075-097-024-000	04	1.00	101.54	27.96	129.50
075-097-025-000	04	1.00	101.54	27.96	129.50
075-097-026-000	04	1.00	101.54	27.96	129.50
075-097-027-000	04	1.00	101.54	27.96	129.50
075-097-028-000	04	1.00	101.54	27.96	129.50
075-097-029-000	04	1.00	101.54	27.96	129.50
075-097-030-000	04	1.00	101.54	27.96	129.50
075-097-031-000	04	1.00	101.54	27.96	129.50
075-097-032-000	04	1.00	101.54	27.96	129.50
075-097-033-000	04	1.00	101.54	27.96	129.50
075-097-034-000	04	1.00	101.54	27.96	129.50
075-097-035-000	04	1.00	101.54	27.96	129.50
075-097-036-000	04	1.00	101.54	27.96	129.50
075-097-037-000	04	1.00	101.54	27.96	129.50
075-097-038-000	04	1.00	101.54	27.96	129.50
075-097-039-000	04	1.00	101.54	27.96	129.50
075-097-040-000	04	1.00	101.54	27.96	129.50
075-097-041-000	04	1.00	101.54	27.96	129.50
075-097-042-000	04	1.00	101.54	27.96	129.50
075-098-001-000	04	1.00	101.54	27.96	129.50
075-098-002-000	04	1.00	101.54	27.96	129.50
075-098-003-000	04	1.00	101.54	27.96	129.50
075-098-004-000	04	1.00	101.54	27.96	129.50
075-098-005-000	04	1.00	101.54	27.96	129.50
075-098-006-000	04	1.00	101.54	27.96	129.50
075-098-007-000	04	1.00	101.54	27.96	129.50
075-098-008-000	04	1.00	101.54	27.96	129.50
075-098-009-000	04	1.00	101.54	27.96	129.50
075-098-010-000	04	1.00	101.54	27.96	129.50
075-098-011-000	04	1.00	101.54	27.96	129.50
075-098-012-000	04	1.00	101.54	27.96	129.50
075-098-013-000	04	1.00	101.54	27.96	129.50
075-098-014-000	04	1.00	101.54	27.96	129.50
075-098-015-000	04	1.00	101.54	27.96	129.50
075-098-016-000	04	1.00	101.54	27.96	129.50
075-098-017-000	04	1.00	101.54	27.96	129.50
075-098-018-000	04	1.00	101.54	27.96	129.50
075-098-019-000	04	1.00	101.54	27.96	129.50
075-098-020-000	04	1.00	101.54	27.96	129.50
075-098-021-000	04	1.00	101.54	27.96	129.50
075-098-022-000	04	1.00	101.54	27.96	129.50
075-098-023-000	04	1.00	101.54	27.96	129.50
075-098-024-000	04	1.00	101.54	27.96	129.50
075-098-025-000	04	1.00	101.54	27.96	129.50
075-098-026-000	04	1.00	101.54	27.96	129.50

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-098-027-000	04	1.00	101.54	27.96	129.50
075-098-028-000	04	1.00	101.54	27.96	129.50
075-098-029-000	04	1.00	101.54	27.96	129.50
075-098-030-000	04	1.00	101.54	27.96	129.50
075-098-031-000	04	1.00	101.54	27.96	129.50
075-098-032-000	04	1.00	101.54	27.96	129.50
075-098-033-000	04	1.00	101.54	27.96	129.50
075-098-034-000	04	1.00	101.54	27.96	129.50
075-098-035-000	04	1.00	101.54	27.96	129.50
075-098-036-000	04	1.00	101.54	27.96	129.50
075-098-037-000	04	1.00	101.54	27.96	129.50
075-098-038-000	04	1.00	101.54	27.96	129.50
075-098-039-000	04	1.00	101.54	27.96	129.50
075-098-040-000	04	1.00	101.54	27.96	129.50
075-098-041-000	04	1.00	101.54	27.96	129.50
075-098-042-000	04	1.00	101.54	27.96	129.50
075-098-043-000	04	1.00	101.54	27.96	129.50
075-098-044-000	04	1.00	101.54	27.96	129.50
075-098-045-000	04	1.00	101.54	27.96	129.50
075-098-046-000	04	1.00	101.54	27.96	129.50
075-098-047-000	04	1.00	101.54	27.96	129.50
075-098-048-000	04	1.00	101.54	27.96	129.50
075-098-049-000	04	1.00	101.54	27.96	129.50
075-098-050-000	04	1.00	101.54	27.96	129.50
075-098-051-000	04	1.00	101.54	27.96	129.50
075-098-052-000	04	1.00	101.54	27.96	129.50
075-098-053-000	04	1.00	101.54	27.96	129.50
075-098-054-000	04	1.00	101.54	27.96	129.50
075-098-055-000	04	1.00	101.54	27.96	129.50
075-098-056-000	04	1.00	101.54	27.96	129.50
075-099-001-000	04	0.75	76.16	20.97	97.12
075-099-002-000	04	0.75	76.16	20.97	97.12
075-099-003-000	04	0.75	76.16	20.97	97.12
075-099-004-000	04	0.75	76.16	20.97	97.12
075-099-005-000	04	0.75	76.16	20.97	97.12
075-099-006-000	04	0.75	76.16	20.97	97.12
075-099-007-000	04	0.75	76.16	20.97	97.12
075-099-008-000	04	0.75	76.16	20.97	97.12
075-099-009-000	04	0.75	76.16	20.97	97.12
075-099-010-000	04	0.75	76.16	20.97	97.12
075-099-011-000	04	0.75	76.16	20.97	97.12
075-099-012-000	04	0.75	76.16	20.97	97.12
075-099-013-000	04	0.75	76.16	20.97	97.12
075-099-014-000	04	0.75	76.16	20.97	97.12
075-099-015-000	04	0.75	76.16	20.97	97.12
075-099-016-000	04	0.75	76.16	20.97	97.12
075-099-017-000	04	0.75	76.16	20.97	97.12
075-099-018-000	04	0.75	76.16	20.97	97.12
075-099-019-000	04	0.75	76.16	20.97	97.12
075-099-020-000	04	0.75	101.54	27.96	129.50
075-099-021-000	04	0.75	101.54	27.96	129.50
075-099-022-000	04	0.75	76.16	20.97	97.12

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-099-023-000	04	0.75	101.54	27.96	129.50
075-099-024-000	04	0.75	76.16	20.97	97.12
075-099-025-000	04	0.75	76.16	20.97	97.12
075-099-026-000	04	0.75	76.16	20.97	97.12
075-099-027-000	04	0.75	76.16	20.97	97.12
075-099-028-000	04	0.75	76.16	20.97	97.12
075-099-029-000	04	0.75	76.16	20.97	97.12
075-099-030-000	04	0.75	76.16	20.97	97.12
075-099-031-000	04	0.75	76.16	20.97	97.12
075-099-032-000	04	0.75	76.16	20.97	97.12
075-099-033-000	04	0.75	76.16	20.97	97.12
075-099-034-000	04	0.75	76.16	20.97	97.12
075-099-035-000	04	0.75	76.16	20.97	97.12
075-099-036-000	04	0.75	76.16	20.97	97.12
075-099-037-000	04	0.75	76.16	20.97	97.12
075-099-038-000	04	0.75	76.16	20.97	97.12
075-099-039-000	04	0.75	76.16	20.97	97.12
075-099-040-000	04	0.75	76.16	20.97	97.12
075-099-041-000	04	0.75	76.16	20.97	97.12
075-099-042-000	04	0.75	76.16	20.97	97.12
075-099-043-000	04	0.75	76.16	20.97	97.12
075-099-044-000	04	0.75	76.16	20.97	97.12
075-099-045-000	04	0.75	76.16	20.97	97.12
075-099-046-000	04	0.75	76.16	20.97	97.12
075-099-047-000	04	0.75	76.16	20.97	97.12
075-099-048-000	04	0.75	76.16	20.97	97.12
075-099-049-000	04	0.75	76.16	20.97	97.12
075-099-050-000	04	0.75	76.16	20.97	97.12
075-099-051-000	04	0.75	76.16	20.97	97.12
075-099-052-000	04	0.75	76.16	20.97	97.12
075-099-053-000	04	0.75	76.16	20.97	97.12
075-099-054-000	04	0.75	76.16	20.97	97.12
075-099-055-000	04	0.75	76.16	20.97	97.12
075-099-056-000	04	0.75	76.16	20.97	97.12
075-099-057-000	04	0.75	76.16	20.97	97.12
075-099-058-000	04	0.75	76.16	20.97	97.12
075-099-059-000	04	0.75	76.16	20.97	97.12
075-099-060-000	04	0.75	76.16	20.97	97.12
075-099-061-000	04	0.75	76.16	20.97	97.12
075-099-062-000	04	0.75	76.16	20.97	97.12
075-099-063-000	04	0.75	76.16	20.97	97.12
075-099-064-000	04	0.75	76.16	20.97	97.12
075-099-065-000	04	0.75	76.16	20.97	97.12
075-099-066-000	04	0.75	76.16	20.97	97.12
075-099-067-000	04	0.75	76.16	20.97	97.12
075-100-001-000	04	0.75	76.16	20.97	97.12
075-100-002-000	04	0.75	76.16	20.97	97.12
075-100-003-000	04	0.75	76.16	20.97	97.12
075-100-004-000	04	0.75	76.16	20.97	97.12
075-100-005-000	04	0.75	76.16	20.97	97.12
075-100-006-000	04	0.75	76.16	20.97	97.12
075-100-007-000	04	0.75	76.16	20.97	97.12

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-100-008-000	04	0.75	76.16	20.97	97.12
075-100-009-000	04	0.75	76.16	20.97	97.12
075-100-010-000	04	0.75	76.16	20.97	97.12
075-100-011-000	04	0.75	76.16	20.97	97.12
075-100-012-000	04	0.75	76.16	20.97	97.12
075-100-013-000	04	0.75	76.16	20.97	97.12
075-100-014-000	04	0.75	76.16	20.97	97.12
075-100-015-000	04	0.75	76.16	20.97	97.12
075-100-016-000	04	0.75	76.16	20.97	97.12
075-100-017-000	04	0.75	76.16	20.97	97.12
075-100-018-000	04	0.75	76.16	20.97	97.12
075-100-019-000	04	0.75	76.16	20.97	97.12
075-100-020-000	04	0.75	76.16	20.97	97.12
075-100-021-000	04	0.75	76.16	20.97	97.12
075-100-022-000	04	0.75	76.16	20.97	97.12
075-100-023-000	04	0.75	76.16	20.97	97.12
075-100-024-000	04	0.75	76.16	20.97	97.12
075-100-025-000	04	0.75	76.16	20.97	97.12
075-100-026-000	04	0.75	76.16	20.97	97.12
075-100-027-000	04	0.75	76.16	20.97	97.12
075-100-028-000	04	0.75	76.16	20.97	97.12
075-100-029-000	04	0.75	76.16	20.97	97.12
075-100-030-000	04	0.75	76.16	20.97	97.12
075-100-031-000	04	0.75	76.16	20.97	97.12
075-100-032-000	04	0.75	76.16	20.97	97.12
075-100-033-000	04	0.75	76.16	20.97	97.12
075-100-034-000	04	0.75	76.16	20.97	97.12
075-100-035-000	04	0.75	76.16	20.97	97.12
075-100-036-000	04	0.75	76.16	20.97	97.12
075-100-037-000	04	0.75	76.16	20.97	97.12
075-100-038-000	04	0.75	76.16	20.97	97.12
075-100-039-000	04	0.75	76.16	20.97	97.12
075-100-040-000	04	0.75	76.16	20.97	97.12
075-100-041-000	04	0.75	76.16	20.97	97.12
075-100-042-000	04	0.75	76.16	20.97	97.12
075-100-043-000	04	0.75	76.16	20.97	97.12
075-100-044-000	04	0.75	76.16	20.97	97.12
075-100-045-000	04	0.75	76.16	20.97	97.12
075-100-046-000	04	0.75	76.16	20.97	97.12
075-100-047-000	04	0.75	76.16	20.97	97.12
075-100-048-000	04	0.75	76.16	20.97	97.12
075-102-001-000	04	4.32	438.65	120.79	559.44
075-102-002-000	04	0.91	92.40	25.44	117.84
075-102-003-000	04	3.01	305.64	84.16	389.78
Total		2,225.06	**$241,623.57**	**$60,824.39**	**$302,442.64**

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.2-A

SECTION 9: PUBLIC HEARING

Meeting Date:	June 22, 2021
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 2021/2022

From:	Sean Scully, City Manager
Submitted by:	Kathleen Cleek, Development Services Admin. Manager

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 2021/2022.

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 2021/2022.

The District assessment rates per equivalent dwelling unit (EDU) will not increase this year, and the current reserve ending fiscal year 2020-2021 is $99,764.

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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessment for residential parcels in the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2021/2022 is as follows:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
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 2021/2022

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 2021/2022

The City Council of the City of Riverbank, California (hereinafter referred to as the "City") does resolve as follows:

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, 2020 and ending June 30, 2021 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, 2021 and ending June 30, 2022 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE RIVERBANK STORM DRAIN MAINTENANCE DISTRICT NO. 2006-01 (HEARTLANDS):

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, 2021 and ending June 30, 2022 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, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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	**Richard D. O'Brien**
City Clerk	**Mayor**

Attachment: Engineer's Report – Storm Drain Maintenance District No. 2006-01 (Heartlands) L&L for FY2021-22

City of Riverbank

Riverbank Storm Drain District No. 2006-01 (Heartlands)

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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

www.willdan.com

WILLDAN

AFFIDAVIT FOR THE ENGINEER'S ANNUAL LEVY REPORT

City of Riverbank
Stanislaus County, 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 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
Exp. 3/31/22
CIVIL
STATE OF CALIFORNIA

TABLE OF CONTENTS

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 XIIID* (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 2021/2022. 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 2021/2022.

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 XIIID*. 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 2021/2022.

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 XIIID, 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 Acreage**
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.

All Residential Property EBUs + Commercial Property EBU's = 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.

Total Balance to Levy / Total EBUs = 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.

Assessment Rate per EBU x Each Parcel's Assigned EBU = 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 XIIIC and XIIID*), 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 XIIID, 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 February Consumer Price Index (CPI) for the San Francisco-Oakland-Hayward Area for All Urban Consumers. The Maximum Assessment for Fiscal Year 2020/2021 was $763.70/EBU. The CPI for 2021 is 1.57% increasing the Maximum Assessment for Fiscal Year 2021/2022 to $775.67/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 – 2021/2022 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	844
Annual Inspection & Docs: Inlets, Manholes, Outlets, Drywells, Pumps, Etc.	880
Annual Maintenance & Cleaning: Inlets, Manholes, Outlets, Drywells, Pumps, Etc.	1,500
Annual Inspection & Maintenance: Storm Drain Pipes	2,200
Annual Pump Operation (Including Electricity)	2,000
Annual Maintenance Expenses: Storm Drains	**$14,024**
Total Annual Direct Costs: Storm Drain Improvements	**$14,024**
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	**$21,079**
Reserve Collection/(Transfer)	0
City Loan — Repayment/(Advance)	0
Total Levy Adjustments	**0**
BALANCE TO LEVY	**$21,079**
DISTRICT STATISTICS	
Total Parcels	175
Parcels Levied	175
Total EBU	84.05
Levy per EBU	$250.80
Maximum Levy per EBU	**$775.67**
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance	$99,764
Reserve Collection	0
Ending Reserve Fund Balance	**$99,764**

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)
WILLDAN
Financial Services
CRAWFORD RD
BOARDWALK WY
ANTIQUE ROSE WY
BLAZER CT
BRACCO WY
COOPER CT
CHRONICLE CT
GOLD HILL DR
HOMEWOOD WY
SILVER BELL DR
SILVERSMYTHE LN
FLINTRIDGE CT
SPUR ST
PROSPECTORS PKWY
MINNIEAR AVE
DONNER TRAIL
OAKDALE RD
HEARTLAND DR
PERRIN CT
HADLEY CT
BENJAMIN CT
ST ELMO CT
COTTAGE POINTE DR
ALLEGIENCE LN
RACEWAY CT
GLOW RD
CORRAL WY
HARNESS CT
EQUINE CT
SIRE CT
BRIDLE CT
SULKY CT
DARPINIAN CT
ROSELLE AVE
SQUIRE WELLS WY
BLACKSAND CREEK WY
HAYSTACK CT
WINDING RIVER CT
CLARIBEL RD
0 500 1,000
Feet
N
PATTERSON RD
ATCHISON ST
CALLANDER AVE
CALIFORNIA AVE
MORRILL RD
KENTUCKY AVE
Legend
Heartlands
City of Riverbank Parcels
0 0.25 0.5
Miles

PART V – 2021/2022 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
075-093-058-000	1.43	358.64
075-093-061-000	2.00	501.60
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
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

APN	EBU	Charge
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
075-096-044-000	0.15	37.62
075-096-045-000	0.15	37.62
075-096-046-000	0.15	37.62
075-096-047-000	0.15	37.62
075-096-048-000	0.15	37.62
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075-096-050-000	0.15	37.62
075-096-051-000	0.15	37.62
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075-096-053-000	0.15	37.62
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075-097-019-000	0.15	37.62
075-097-020-000	0.15	37.62
075-097-021-000	0.15	37.62
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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

APN	EBU	Charge
075-097-031-000	0.15	37.62
075-097-032-000	0.15	37.62
075-097-033-000	0.15	37.62
075-097-034-000	0.15	37.62
075-097-035-000	0.15	37.62
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075-097-037-000	0.15	37.62
075-097-038-000	0.15	37.62
075-097-039-000	0.15	37.62
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075-098-004-000	0.15	37.62
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075-098-006-000	0.15	37.62
075-098-007-000	0.15	37.62
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075-098-038-000	0.15	37.62
075-098-039-000	0.15	37.62
075-098-040-000	0.15	37.62

APN	EBU	Charge
075-098-041-000	0.15	37.62
075-098-042-000	0.15	37.62
075-098-043-000	0.15	37.62
075-098-044-000	0.15	37.62
075-098-045-000	0.15	37.62
075-098-046-000	0.15	37.62
075-098-047-000	0.15	37.62
075-098-048-000	0.15	37.62
075-098-049-000	0.15	37.62
075-098-050-000	0.15	37.62
075-098-051-000	0.15	37.62
075-098-052-000	0.15	37.62
075-098-053-000	0.15	37.62
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	**84.05**	**$21,079.62**

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 9.2-B

SECTION 9: PUBLIC HEARING

Meeting Date: June 22, 2021

Subject/ Title: Sterling Ridge 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 05-01 for Fiscal Year 2021/2022.

From: Sean Scully, City Manager

Submitted by: 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 2021/2022.

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 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 2021/2022.

There is a healty reserve of $109,820 within the Sterling Ridge Storm Drain District for fiscal year ending 2020/2021. 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 2021/2022.

STRATEGIC PLAN

This is directly related to the City's Strategic Plan, which can be found at www.riverbank.org.

FISCAL IMPACT

The annual assessments for parcels in the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2021/2022 is as follows:

	PRIOR FY 20/21	FY 21/22	Change in Assessment
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 2021/2022
2. Resolution

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 DISTRICT NO. 05-01 (STERLING RIDGE BENEFIT ASSESSMENT DISTRICT) FOR FISCAL YEAR 2021/2022

The City Council of the City of Riverbank, California (hereinafter referred to as the “City”) does resolve as follows:

WHEREAS, the City Council has by previous Resolutions initiated proceedings and declared its intention to levy assessments for the **Sterling Ridge Benefit Assessment District 05-01** (hereafter referred to as the “District”) for the Fiscal Year commencing July 1, 2021 and ending June 30, 2022 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, 2021 and ending June 30, 2022 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 HEREBY DETERMINES AND ORDERS THE FOLLOWING FOR THE STORM DRAIN DISTRICT NO. 05-01 (STERLING RIDGE BENEFIT ASSESSMENT DISTRICT):

<u>Section 1</u> 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, 2021 and ending June 30, 2022 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, 2021 and ending June 30, 2022.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; 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 Report – Storm Drain District No. 05-01 (Sterling Ridge Benefit Assessment District) L&L for FY2021-22

City of Riverbank

Riverbank Benefit Assessment District No. 05-01 (Sterling Ridge)

2021/2022 Engineer's Annual Levy Report

Intent Meeting: June 8, 2021
Public Hearing: June 22, 2021

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

www.willdan.com

WILLDAN

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 2021/2022, 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 8th day of June, 2021.

Willdan Financial Services
Assessment Engineer

By: ______________________

Tony Thrasher, Project Manager
District Administration Services

By: ______________________

Tyrone Peter
PE # C 81888

REGISTERED PROFESSIONAL ENGINEER
TYRONE PETER
C 81888
Exp. 3/31/22
CIVIL
STATE OF CALIFORNIA

TABLE OF CONTENTS

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 XIIID* (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 2021/2022, 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 2021/2022. 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 2021/2022.

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 XIIID*. 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 2021/2022.

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 XIIID, 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 XIIIC and XIIID), 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 XIIID, 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-Hayward Area for All Urban Consumers. The Maximum Assessment Rate for Fiscal Year 2020/2021 was $201.68 per EBU, the CPI increase for February 2021 is 1.57%. The adjusted Maximum Assessment Rate for Fiscal Year 2021/2022 is $204.84 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

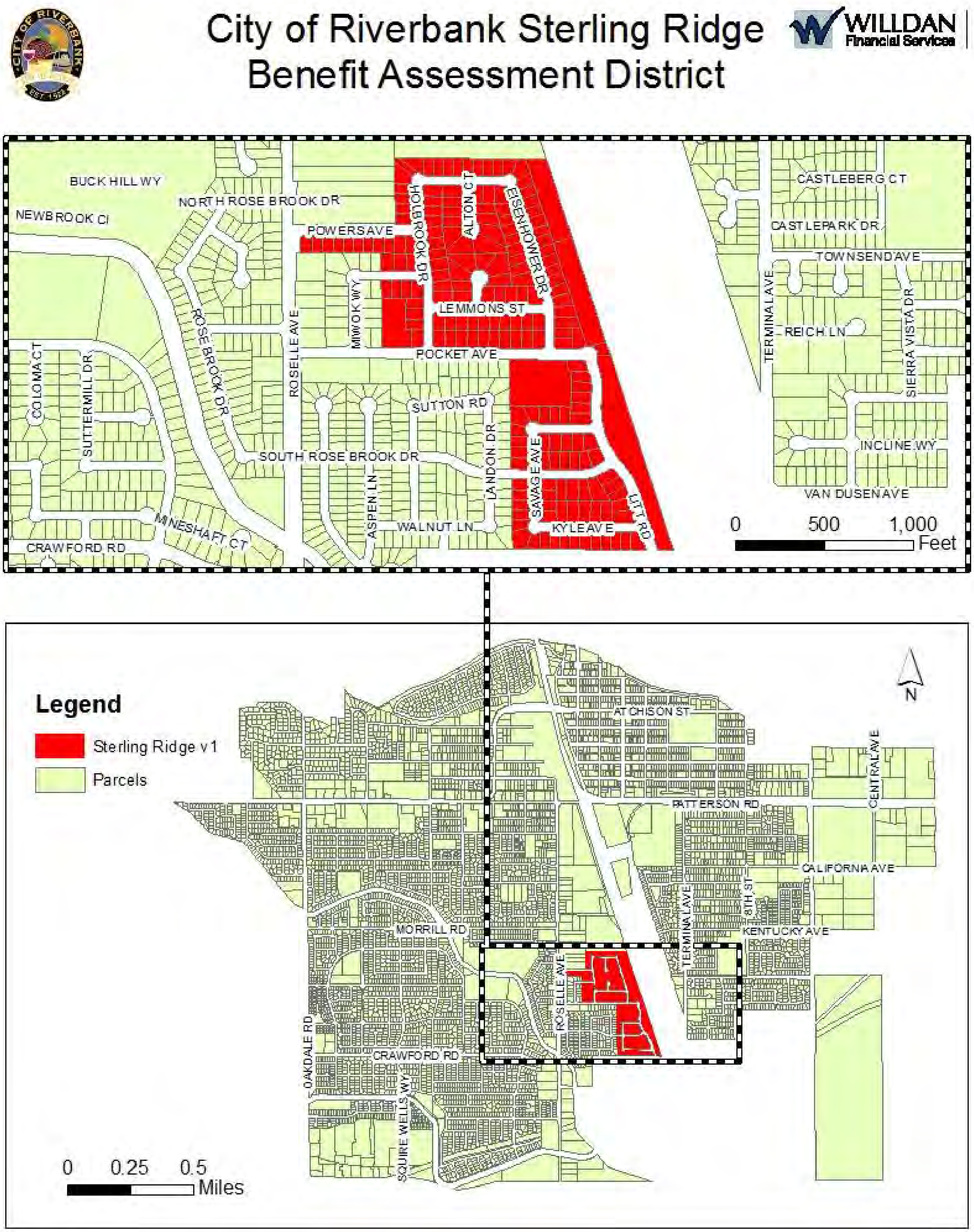
Storm Drain District No. 05-01 (Sterling Ridge)	General Benefit	Special Benefit	Total Budget
DIRECT COSTS			
Annual Maintenance			
Inspection & Abatement: Drainage Basins	$1,265	$1,335	$2,600
Landscape Maint: Drainage Basins (incl utilities)	1,946	2,054	4,000
Annual Maint: Drainage Basins/Channelway 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)	1,707	1,797	3,504
Annual Maintenance Expenses: Storm Drains	**$5,475**	**$11,229**	**$16,704**
Total Annual Direct Costs	**$5,475**	**$11,229**	**$16,704**
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	**$5,475**	**$18,069**	**$23,544**
COLLECTIONS/(CREDITS) APPLIED TO LEVY			
Reserve Collection/(Transfer)	$0	$0	$0
Capital Improvement Fund Collection/(Transfer)	0	0	0
Other Revenues/General Fund (Contributions)	0	0	0
TOTAL ADJUSTMENTS	**$0**	**$0**	**$0**
BALANCE TO LEVY	**$5,475**	**$18,069**	**$23,544**
DISTRICT STATISTICS			
Total Parcels			361
Parcels Levied			361
Total EBU			361.00
Levy per EBU			$65.22
Maximum Levy per EBU			**$204.84**
FUND BALANCE INFORMATION			
Beginning Reserve Fund Balance			$109,820
Reserve Collection			0
Ending Reserve Fund Balance			**$109,820**

PART IV — DISTRICT BOUNDARY MAPS

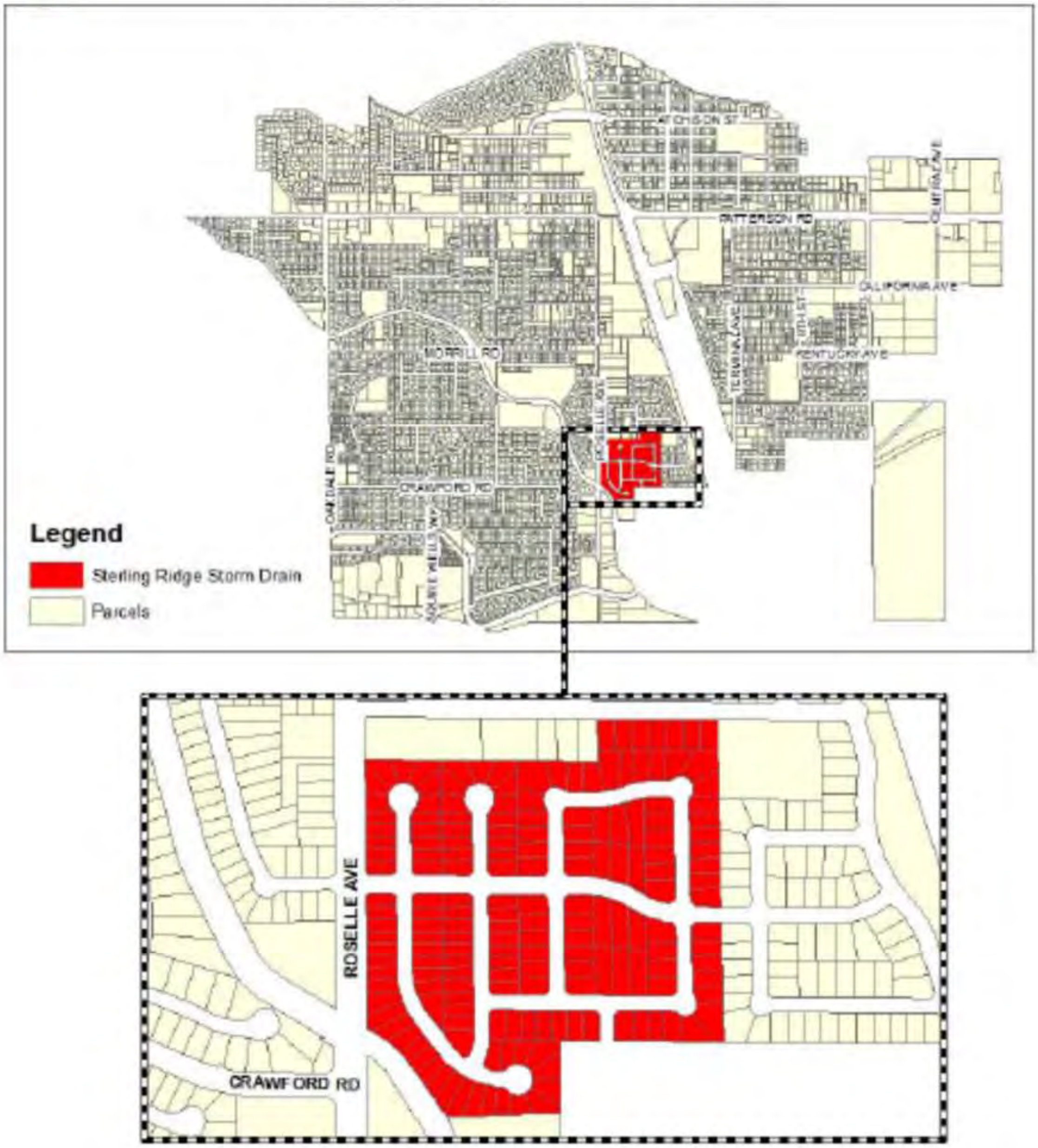
The parcels within the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) consist of all lots, parcels and subdivisions of land located in the planned residential development known as Sterling Ridge. The District covers approximately forty-six (46) acres.

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 — 2021/2022 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
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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
075-049-080-000	1.0	65.20
075-049-081-000	1.0	65.20
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
075-049-086-000	1.0	65.20
075-049-087-000	1.0	65.20
075-049-088-000	1.0	65.20
075-049-089-000	1.0	65.20
075-049-090-000	1.0	65.20
075-049-091-000	1.0	65.20
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
075-088-009-000	1.0	65.20
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075-088-011-000	1.0	65.20
075-088-012-000	1.0	65.20
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075-088-014-000	1.0	65.20
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075-088-057-000	1.0	65.20
075-088-058-000	1.0	65.20

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075-089-041-000	1.0	65.20
075-089-042-000	1.0	65.20
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075-089-044-000	1.0	65.20
075-089-045-000	1.0	65.20

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075-089-046-000	1.0	65.20
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
075-089-053-000	1.0	65.20
075-089-054-000	1.0	65.20
075-089-055-000	1.0	65.20
075-089-056-000	1.0	65.20
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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
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075-090-032-000	1.0	65.20
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
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075-090-046-000	1.0	65.20
075-090-047-000	1.0	65.20
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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. 9.3

SECTION 9: PUBLIC HEARING

Meeting Date:	June 22, 2021
Subject:	A Resolution Adopting the Fiscal Year 2021-2022 Annual Operating Budget
From:	Sean Scully, City Manager
Submitted by:	Marisela H. Garcia, Assistant City Manager/Admin. Services Director

RECOMMENDATION

It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2021-2022 Annual Operating Budget.

SUMMARY

The City began its annual budgeting process in January 2021. Since that time the City's departments have been diligently working to prepare a budget that will allow the City to maintain and/or enhance its current level of service. 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, 2021.

BACKGROUND

With the assistance of the City's departments, the Fiscal Year 2021-22 Annual Operating Budget was developed. Projections for revenue sources were prepared with a combination of information received from the State of California Dept. of Finance, consultants, and historical information on trends and experiences within the City. Department Heads and Managers were tasked with preparing base budget projections for on-going revenues and expenditures.

GENERAL FUND RESERVE PROJECTIONS

The General Fund is considered a discretionary fund wherein the City Council has the ability to appropriate funding towards any desired expenditure they feel will assist in continuing the City's operations and providing core municipal services to our residents. Revenues received from sources such as Sales Tax, Property Tax, and Property Tax in Lieu of VLF are not restricted by the State of California or by law to be dedicated towards a specific purpose, therefore they are considered General Fund Revenues which may be appropriated by the City Council.

The General Fund Reserve is of importance as it serves as the City's Emergency Fund for unforeseen expenditures. City Council has established a reserve balance which must range between 13%-15% of current year revenues.

The General Fund is anticipated to end the current 2020-21 Fiscal Year with a 32% Reserve. Projections for the 2021-22 Fiscal Year are as follows:

Beginning Reserve 07/1/2021	**$4,157,200**
Projected Revenues	$10,964,800
Projected Expenditures	$11,649,800
Anticipated Ending Reserve 06/30/2022	**$3,472,200**
Reserve Level	**32%**
One-Time Appropriations Requested	$81,600
On-Going Structural Operating Deficit	**($603,400)**

GENERAL FUND REVENUE PROJECTIONS

Overall, General Fund Revenues, when compared to FY 2020-21 budgeted revenues will experience an increase of 7%.

FY 2020-21 Budget	FY 2021-22 Budget	Difference	% Change
$10,209,600	$10,964,800	+$755,200	+7%

Property Tax

Revenue sources such as Property Tax, will continue to see minor increases as the market continues in an upswing. While typically we would see a minimum 2% Assessed Value increase applied by the County Assessor's Office as a result of Proposition 13, this year the State Board of Equalization has approved an inflationary factor of only 1.036%. The FY 21-22 revenues are based on Assessed Values that are set by the County Assessor as of January 1, 2021.

Several new housing developments are currently underway which will cause an increase in Assessed Valuations and result in increased revenues to the City. Currently underway is the Countryside I development with FCB Homes (Parkwoods Unit I) in the offsite improvement phase.

Going hand in hand with new development are fees associated with construction. New housing construction and the continued issuance of solar permits have resulted in growing Building Permit Revenue over the past several years. Staff anticipates an increase of approximately 43% in this revenue stream.

Sales Tax

This revenue source has consistently grown over the past two fiscal years. While initially we anticipated a decrease of almost 15% in revenues due to the pandemic, this decrease did not pan out. Riverbank benefited from the fact that several major retailers within the city were considered "essential" and did not have to close their doors thus resulting in increased revenues. In addition, the City's allocation of online purchasing continued to grow as our sales tax grew.

For the upcoming fiscal year, the City will experience a 15% growth in revenues. It has been the Finance Department's past practice to be extremely conservative in its projections for Sales Tax. Typically the City receives projections from our consultants, MuniServices/Avenu, which includes Pessimistic, Optimistic, and Overly Optimistic projections. We have typically leaned towards budgeting for the Pessimistic projection as to not over-encumber for resources we may not receive. Sales Tax is a volatile revenue source where impacts (both positive and negative) are typically felt immediately. Due to the experience over the past several fiscal years, the City is optimistic in its revenue projects thereby reflecting an increase of $500,000.

GENERAL FUND EXPENDITURE PROJECTIONS

Overall, for the upcoming fiscal year, expenditures are anticipated to increase by 7%.

FY 2020-21 Budget	FY 2021-22 Budget	Difference	% Change
$10,671,700	$11,649,800	$978,100	+9%

Salary & Benefit Projections

In 2018, the City entered into a four-year Labor contract with the City's two bargaining units. We are entering the final year of this contact. This upcoming fiscal year, all Miscellaneous and Mid-Management Bargaining Group employees will receive a 2% Cost of Living Adjustment.

PERS Unfunded Accrued Liability Costs continue to increase for the City. In the upcoming fiscal year, we will experience a 19% increase in costs, resulting in the City contributing approximately $475,000 this fiscal year, with 1/3 of that being paid directly by the General Fund.

Health Insurance costs are anticipated to increase in the upcoming by approximately 10% based on past trends. Currently, employees contribute 15% towards their monthly premium.

In anticipation of the continued growth throughout the city, 2 permanent part-time positions were added in the current fiscal year in the Development Services/Planning & Building Divisions and Public Works. Next year this position will be fully funded as a year-round position.

Also included in the General Fund budget proposal are position reclassifications for employees who are performing job duties outside of their current classification for an approximate annual cost of $14,900.

As we continue to experience increases in new development throughout the City, staff will need to evaluate how to strategically add new staff to be able to adequately serve our community.

Contract Services

Contract services for various departments will see an increase this upcoming fiscal year. Including:

- Re-Districting Contract with National Demographic Services
- Building Inspection Services
- Engineering
- Construction Inspection

Police Services

In the current fiscal year the City was able to add a Community Resource Officer position to its sworn staff. This position, along with a deputy position added in FY 2019-20, are fully funded by the City's Public Benefit fund. Cost increases for the Law Enforcement Contract with the Stanislaus County Sheriff's department include:

- Salary & Benefits: 8% Increase
- Overtime & Extra Help: 3% Increase
- SR 911 Dispatch: 6%

The Annual Operating Budget includes funding for an additional position in Riverbank Police Services. A Sergeant's position will be requested from the Stanislaus County Sheriff's Department which will ensure that Deputies will have access to a supervisor during their shifts.

Capital Expenditures

As the General Fund reserves continue to be at a healthy level, staff is proposing one time funding for the following projects:

Project	Amount
Community Center Roof Replacement	$44,800
Window Cleaning System	$2,300
Radio Replacement (IT Infrastructure)	$2,000
UPS Battery Backup (Servers)	$2,000
Riverbank Police Services Upgrades	$28,000
Skate Park Table Replacements	$2,500
Computer Replacement at the Teen Center	$4,000

GAS TAX

The state of California imposes per-gallon excise taxes on gasoline and diesel fuel, sales taxes on gasoline and diesel fuel and registration taxes on motor vehicles with allocations dedicated to transportation purposes. The local (city and county) portions of these allocations flow through the Highway Users Tax Account (HUTA), the familiar gasoline tax revenues that have been in place for decades, and the Road Maintenance and

Rehabilitation Account (RMRA) which allocates much of the revenue from the Road Repair and Accountability Act of 2017 (SB1 Beall).

For the Fiscal Year 2021-22 the Gas Tax Fund is anticipated to end with a reserve of 0.3%. A discussion of the on-going operating structural deficit is provided below.

Beginning Reserve 07/1/2021	$503,860
Projected Revenues	$1,400,400
Projected Expenditures	$1,899,400
Anticipated Ending Reserve 06/30/2022	**$4,860 (0.3%)**
Structural Deficit	**$499,000**

The State provides annual projections on these revenue sources and has recently updated those as a result of the COVID-19 pandemic. For the current fiscal year, the City will see an approximate increase of 8% in Gas Tax Revenues. These revenues fund streets and roads maintenance and operations and major projects (SB1).

	FY 2020-21 Budget	FY 2021-22 Budget	Difference	% Change
Revenues	$1,300,100	$1,400,400	$100,300	+8%
Expenditures	$1,541,800	$1,899,400	$357,600	+23%

Streets & Roads Projects

Each year the Development Services Administration Division presents the proposed projects that will be funded from SB1 Revenues. For the upcoming fiscal year, the following projects are proposed:

- Valley Gutter Repair: Various Locations $120,200
- Pavement Restoration Project $60,000
- Topeka Street Overlay: 3rd to 5th $550,000
- Topeka Street Overlay: Callander to Jackson $233,700

Gas Tax Maintenance Budget Deficit

Over the past two years, the Gas Tax Fund has been experiencing deficit spending in the Maintenance budget. This has been a result of decreased Gas Tax revenues being received as residents were under the Stay at Home Order, traveling less, and as gas prices decreased during the pandemic. For the current fiscal year, staff is anticipating a shortfall of approximately $117,000. Initially, a shortfall of $143,000 was projected for the 2021-22 fiscal year. This shortfall would require a subsidy from the General Fund in order to provide sufficient maintenance funding. Staff has reviewed all maintenance costs, including staffing and made adjustments to minimize the shortfall. Currently, the General Fund Subsidy required is $89,500.

SEWER OPERATING FUND

The Sewer Fund receives 97% of its revenue from user fees charged to customers (residential, commercial, and industrial). Overall, the City will see an increase of 12% in revenues as the commercial and industrial rate users are billed for consumption as per the five-year rates adopted. In the past, this revenue was not collected during the water meter upgrade project.

Beginning Reserve 07/1/2021	$4,192,500
Projected Revenues	$4,814,600
Projected Expenditures	$3,477,300
Anticipated Ending Reserve 06/30/2022	**$5,529,800 (115%)**
Structural Surplus	$1,337,300

Expenditures will see an overall decrease of 36%. The City has funded all of the Rate Study projects in the prior fiscal years and has reached a point where funds are being allocated towards capital reserves.

	FY 2020-21 Budget	**FY 2021-22 Budget**	**Difference**	**% Change**
Revenues	$4,299,000	$4,814,600	+$515,600	+12%
Expenditures	$5,397,860	$3,477,300	-$1,920,560	-36%

Capital Projects

The Sewer Fund will undergo a series of capital projects that will address delayed maintenance throughout the sewer system. This includes lift station upgrades as well as equipment upgrades. Included in the capital projects are:

- Lift Station Upgrades: Estelle & Jackson
- SCADA System Upgrades
- Vertical Pump Upgrades @ Waste Water Treatment Plant
- Equipment Upgrades: Trailer Mount Jetter & Kubota Tractor

The following two capital requests were directed to be included in the annual budget by the City Council:

1. **Citizen Request Management System**: System will allow residents to log requests online or via a City branded App on their phone. It will notify staff of complaints that are logged and will allow for tracking and reports to ensure that staff timely addresses the issues. **Cost: $13,800 Annually Funding 50% from Sewer Funds and 50% from Water Funds.**

2. **Public Works Building:** Last year the City was able to purchase property adjacent to the current Public Works Corporation Yard for the future expansion of the Public Work Offices. Staff is currently working from a modular building that no longer accommodates their needs and does not provide for expansion of staff in the future. The City will explore turn-key options in order to minimize the cost.

Proposed budget for this project is $400,000, with 50% from Sewer Funds and 50% from Water Funds.

WATER OPERATING FUND

In March 2020 the City completed its Water Meter Upgrade project and began to bill customers based on consumption. This has allowed for the collection of fees in order to begin addressing the Water Rate Capital Improvement Projects that were adopted as part of the five-year rate increase. For the upcoming fiscal year, the city will experience a 39% increase in revenues as a result of consumption billing.

Beginning Reserve 07/1/2021	$2,648,253
Projected Revenues	$3,140,800
Projected Expenditures	$3,264,200
Anticipated Ending Reserve 06/30/2022	**$2,524,853 (80%)**
Structural Deficit	**$123,400**

Overall, expenditures are anticipated to increase by 21% which notable changes in Equipment/Projects to address the Rate Study projects and Transfers Out of Management Fees for the addition of new staff in Public Works. Transfers Out are typically related to the reimbursement to other funds for Administrative charges for employees.

	FY 2020-21 Budget	**FY 2021-22 Budget**	**Difference**	**% Change**
Revenues	$2,253,700	$3,140,800	+$887,100	+39%
Expenditures	$2,703,500	$3,264,200	+$560,700	+21%

Capital Projects

As the City is now billing for the consumption rate we are able to begin programming the budget for the Rate Study Capital Improvements. For the upcoming fiscal year the Water Fund budget will include funds for:

- Water Line Replacement on Sierra from Patterson to SR 108
- Water Line Installation 2800 block to Santa Fe
- Water Line on 8th Street Topeka to SR 108
- Water Line on Claus from SR 108 to Santa Fe

PUBLIC BENEFIT FUND

In June 2018, the City Council authorized the creation of the Public Benefit Fund. The intent of the fund was to ensure that all cannabis-related revenues were segregated and easily accounted for in a specific fund. In addition to establishing the fund, the City Council developed an expenditure policy which was focused on allocating the funds received for public safety (including police and code enforcement) and other projects that would provide a public benefit.

Beginning Reserve 07/1/2021	$1,879,463
Projected Revenues	$564,000
Projected Expenditures	$479,900
Anticipated Ending Reserve 06/30/2022	**$1,963,563 (348%)**
Structural Deficit	$84,100

Based on the amendment to the Pacafi (Flavors) Development Agreement, the City will experience a 42% decrease in revenues in the upcoming fiscal year.

	FY 2020-21 Budget	FY 2021-22 Budget	Difference	% Change
Revenues	$979,000	$564,000	-$415,000	-42%
Expenditures	$780,600	$479,900	-$300,700	-39%

The current year budget includes one-time funding for the Community Center Kitchen Remodel and the Museum Project. The upcoming fiscal year includes only those on-going expenses of the fund, including offsets for the Sheriff's Law Enforcement Contract and annual lease payments for the City's Camera System.

In addition, the City will be transitioning a current part-time Code Enforcement Officer position to full-time employment. The position will focus its efforts on the City's Abandoned Vehicle Abatement Program as well as illegal marijuana grows that may exist in the City.

CITY-WIDE OPERATING BUDGET

The proposed adoption of the Preliminary 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 in order to continue operations and provide funding for projects. The following table reflects a breakdown of appropriations by fund type:

Fund Type	Beginning Reserve	Revenues	Expenditures	Ending Reserve
Special Revenue	$3,747,520	$4,084,900	$4,539,000	$3,293,420
Sys. Dev. Fees	$7,193,397	$583,100	$2,744,900	$5,031,597
Housing	$1,589,850	$79,500	$1,355,500	$313,850
Sewer Enterprise	$5,819,373	$5,451,200	$4,420,700	$6,861,873
Water Enterprise	$6,801,573	$3,372,600	$3,344,200	$6,829,973
Total Annual Budget	**$29,308,913**	**$24,536,100**	**$28,054,100**	**$25,802,913**

STRATEGIC PLAN

On February 25, 2019, the City Council established a Strategic Plan Goal to "Ensure the City's Continued Financial Stability". This report addresses this matter.

FINANCIAL IMPACT

The adoption of the FY 2021-22 Annual Operating Budget will result in an appropriation of $28,054,100 in new revenue and reserves towards operations and projects in the City of Riverbank.

ATTACHMENT

1. Resolution
2. FY 2021-22 Preliminary Operating Budget

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, ADOPTING THE PRELIMINARY FISCAL YEAR 2021-2022 OPERATING BUDGET

WHEREAS, the Riverbank City Council has reviewed the submittals from staff for the Fiscal Year 2021-2022 operational budget; and

WHEREAS, the City is required by State statute to adopt a budget by June 30, 2021 in order to begin expending funds on July 1, 2021; and

WHEREAS, Article XIII (B) of the California Constitution provides that the Appropriations limit for the 2021-2022 fiscal year is calculated by adjusting the Appropriations limit for the 2020-2021 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 5.73% increase in Per Capita Personal Income and a 0.22% increase in the City of Riverbank's population; and

WHEREAS, the Appropriations limit for Fiscal Year 2020-21 has been calculated by the Finance Department to be $24,849,658; and

WHEREAS, the City of Riverbank has complied with all the provisions of Article XIII (B) in determining the Appropriations Limit for Fiscal Year 2021-22; and

WHEREAS, the annual operating budget is presented for approval by the City Council which reflects the anticipated revenues and expenditures for the 2021-2022 Fiscal Year.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby approves the preliminary operating budget as presented and furthermore encourages prudent expenditures by staff in implementing the Fiscal Year 2021-2022 budget.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; motioned by Councilmember , seconded by Councilmember , and upon roll call was carried by the following City Council vote of :

AYES:

NAYS:
ABSENT:
ABSTAIN:

Attest:	**Approved:**
______________________________	______________________________
Annabelle H. Aguilar, CMC **City Clerk**	**Richard D. O'Brien** **Mayor**

Attachment: Fiscal Year 2021-2022 Annual Operating Budget

CITY OF RIVERBANK

Annual Operating Budget

Fiscal Year 2021-2022

CITY OF RIVERBANK

FUND SUMMARIES

2021-2022 ANNUAL OPERATING BUDGET

FUND NO.	FUND NAME	ESTIMATED REVENUES	TRANSFERS IN	ESTIMATED TOTAL REVENUES	TRANSFERS OUT	SALARIES AND BENEFITS	OPERATIONS AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	ESTIMATED TOTAL EXPENDITURES	STRUCTURAL SURPLUS (DEFICIT)	FUND BALANCE 7/1/2021	FUND BALANCE 6/30/2022	RESERVE %	FUND NO.
101	**GENERAL FUND**	**8,724,700**	**2,240,100**	**10,964,800**	**869,400**	**3,982,400**	**6,680,500**	**117,500**	**0**	**11,649,800**	**(685,000)**	**4,157,200**	**3,472,200**	32%	**101**
	SPECIAL REVENUE FUNDS														
102	**Gas Tax Fund**	992,900	407,500	1,400,400	29,000	529,000	381,400	960,000	0	1,899,400	(499,000)	503,860	4,860	0%	**102**
109	**Off-Street Parking Fund**	300	0	300	0	0	0	0	0	0	300	55,296	55,596	18532%	**109**
117	**Code Enforcement Fund**	32,500	166,600	199,100	0	188,700	10,400	0	0	199,100	0	0	0	0%	**117**
118	**Community Center Fund**	95,200	22,600	117,800	0	17,000	100,800	0	0	117,800	0	8,364	8,364	7%	**118**
119	**Equipment Pool Fund**	360,200	0	360,200	0	91,200	269,000	0	0	360,200	0	0	0	0%	**119**
126	**Vehicle Tow Fund/Grants**	7,000	0	7,000	0	0	5,000	0	0	5,000	2,000	20,396	22,396	320%	**126**
132	**Weed Abatement Fund**	300	0	300	0	0	5,000	0	0	5,000	(4,700)	55,431	50,731	16910%	**132**
134	**Recreation & Park Develop.**	55,300	539,200	594,500	0	543,200	47,300	4,000	0	594,500	0	0	0	0%	**134**
137	**Worker's Comp Liability**	317,100	0	317,100	0	0	317,100	0	0	317,100	0	409,365	409,365	129%	**137**
138	**General Liability**	339,800	0	339,800	0	0	329,700	10,000	0	339,700	100	180,408	180,508	53%	**138**
156	**Assessment District Fund**	100	0	100	0	0	0	45,700	0	45,700	(45,600)	273,507	227,907	227907%	**156**
162	**Quimby Fees**	0	0	0	0	0	0	0	0	0	0	158,960	158,960	0%	**162**
176	**P.S. Augmentation Fund**	120,000	0	120,000	120,000	0	0	0	0	120,000	0	0	0	0%	**176**
180	**Facility Improvement Fund**	4,000	0	4,000	0	0	0	0	0	0	4,000	2,025	6,025	151%	**180**
181	**CFD 2016-1**	60,000	0	60,000	20,000	0	30,800	0	0	50,800	9,200	195,893	205,093	342%	**181**
196	**Teen Center Fund**	300	0	300	0	0	0	4,800	0	4,800	(4,500)	4,551	51	17%	**196**
230	**Public Benefit Fund**	564,000	0	564,000	58,300	0	421,600	0	0	479,900	84,100	1,879,463	1,963,563	348%	**230**
	GRAND TOTAL	**2,949,000**	**1,135,900**	**4,084,900**	**227,300**	**1,369,100**	**1,918,100**	**1,024,500**	**0**	**4,539,000**	**(454,100)**	**3,747,520**	**3,293,420**		
	SYSTEM DEVELOPMENT FUNDS														
140	**Sys Dev. Fees - Bridges/Roads**	200	0	200	0	0	0	0	0	0	200	35,831	36,031	18016%	**140**
145	**Sys Dev. Fees - Overpasses**	1,000	0	1,000	0	0	0	0	0	0	1,000	189,695	190,695	19070%	**145**
146	**Sys Dev. Fees - RR Crossing**	0	87,000	87,000	0	0	0	400	0	400	86,600	90,398	176,998	0%	**146**
205	**Sys Dev. Fees-Streets/PW**	120,000	73,200	193,200	32,500	0	0	2,123,800	0	2,156,300	(1,963,100)	3,516,347	1,553,247	804%	**205**
208	**Sys Dev. Storm Drainage**	152,400	0	152,400	0	0	0	257,200	0	257,200	(104,800)	1,154,055	1,049,255	688%	**208**
209	**Sys Dev. Parks & Recreation**	50,000	0	50,000	0	0	0	301,500	0	301,500	(251,500)	851,745	600,245	1200%	**209**
210	**Sys Dev. Police/General Gov.**	40,000	0	40,000	0	0	0	0	0	0	40,000	396,144	436,144	1090%	**210**
211	**System Admin. Fees**	40,000	0	40,000	29,500	0	0	0	0	29,500	10,500	92,505	103,005	0%	**211**
212	**Sys Dev. Imaging Fee**	11,300	0	11,300	0	0	0	0	0	0	11,300	37,070	48,370	428%	**212**
222	**Crossroads Undergrounding**	8,000	0	8,000	0	0	0	0	0	0	8,000	829,607	837,607	10470%	**222**
	GRAND TOTAL	**422,900**	**160,200**	**583,100**	**62,000**	**0**	**0**	**2,682,900**	**0**	**2,744,900**	**(2,161,800)**	**7,193,397**	**5,031,597**		

CITY OF RIVERBANK

FUND SUMMARIES

2021-2022 ANNUAL OPERATING BUDGET

FUND NO.	FUND NAME	ESTIMATED REVENUES	TRANSFERS IN	ESTIMATED TOTAL REVENUES	TRANSFERS OUT	SALARIES AND BENEFITS	OPERATIONS AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	ESTIMATED TOTAL EXPENDITURES	STRUCTURAL SURPLUS (DEFICIT)	FUND BALANCE 7/1/2021	FUND BALANCE 6/30/2022	RESERVE %	FUND NO.
HOUSING FUNDS															
139	**HCD Old Program Income**	800	0	800	0	0	3,100	0	0	3,100	(2,300)	51,601	49,301	6163%	**139**
153	**HCD CDBG Fund**	57,000	0	57,000	0	20,000	301,000	0	0	321,000	(264,000)	461,495	197,495	346%	**153**
154	**HCD HOME Fund**	2,000	0	2,000	0	0	540,000	0	0	540,000	(538,000)	579,732	41,732	0%	**154**
155	**HCD CAL-HOME Fund**	19,400	0	19,400	0	0	390,000	0	0	390,000	(370,600)	395,518	24,918	128%	**155**
168	**LMI Housing Asset Fund**	300	0	300	0	0	101,400	0	0	101,400	(101,100)	101,504	404	0%	**168**
	GRAND TOTAL	**79,500**	**0**	**79,500**	**0**	**20,000**	**1,335,500**	**0**	**0**	**1,355,500**	**(1,276,000)**	**1,589,850**	**313,850**		
SEWER ENTERPRISE FUNDS															
106	**Sewer Fund**	4,749,000	65,600	4,814,600	1,553,500	588,400	868,600	466,200	600	3,477,300	1,337,300	4,192,500	5,529,800	115%	**106**
107	**Sewer Debt Service**	1,000	516,400	517,400	65,600	0	12,000	0	335,800	413,400	104,000	194,086	310,086	60%	**107**
108	**Sewer Capital Imp. Fund**	1,400	46,800	48,200	0	0	0	30,000	0	30,000	18,200	404,931	423,131	878%	**108**
158	**Sewer Connection Fund**	20,200	0	20,200	0	0	0	0	0	0	20,200	407,669	427,869	2118%	**158**
160	**Sewer Master Plan Preparation**	100	0	100	0	0	0	0	0	0	100	4,050	4,150	4150%	**160**
207	**System Development-WW**	50,800	0	50,800	0	0	0	0	500,000	500,000	(449,200)	616,137	166,937	329%	**207**
	GRAND TOTAL	**4,822,500**	**628,800**	**5,451,300**	**1,619,100**	**588,400**	**880,600**	**496,200**	**836,400**	**4,420,700**	**1,030,600**	**5,819,373**	**6,861,973**		
WATER ENTERPRISE FUNDS															
114	**Water Fund**	3,140,800	0	3,140,800	943,200	641,200	825,900	466,900	387,000	3,264,200	(123,400)	2,648,253	2,524,853	80%	**114**
116	**Water Capital Imp. Fund**	2,500	54,800	57,300	0	0	0	80,000	0	80,000	(22,700)	2,878,717	2,856,017	4984%	**116**
157	**Water Connection Fund**	22,000	0	22,000	0	0	0	0	0	0	22,000	932,966	954,966	4341%	**157**
161	**Water Master Plan Preparation**	500	0	500	0	0	0	0	0	0	500	34,479	34,979	6996%	**161**
206	**Sys. Development-Water**	152,000	0	152,000	0	0	0	0	0	0	152,000	307,158	459,158	302%	**206**
	GRAND TOTAL	**3,317,800**	**54,800**	**3,372,600**	**943,200**	**641,200**	**825,900**	**546,900**	**387,000**	**3,344,200**	**28,400**	**6,801,573**	**6,829,973**		
GRAND TOTAL ALL FUNDS		**20,316,400**	**4,219,800**	**24,536,200**	**3,721,000**	**6,601,100**	**11,640,600**	**4,868,000**	**1,223,400**	**28,054,100**	**(3,517,900)**	**29,308,913**	**25,803,013**	**105%**	

GENERAL FUND

Fiscal Year 2021-2022

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund 101: General Fund

Projected Reserve @ July 1, 2021 **$4,157,200**

Add:

Projected FY 2021-2022 Revenues **$10,964,800**

Less:

Requested Appropriations by Department

CITY COUNCIL	401	$216,200
CITY MANAGER	402	294,500
FINANCE	403	1,025,100
LEGAL	404	270,000
PLANNING	405	529,000
BUILDING	406	380,400
BUILDING MAINTENANCE	407	292,200
ADMINISTRATIVE SERVICES	408	777,500
POLICE SERVICES	409	5,092,200
CODE COMPLIANCE	411	337,900
DEVELOP. SERVICES ADMIN.	412	883,100
STORM WATER ADMIN.	413	204,800
PARKS	414	775,100
ECONOMIC DEVELOPMENT	439	10,000
RECREATION	459	561,800

Total Appropations **$11,649,800**

Projected Reserve @ June 30, 2022 **$3,472,200**

% of Reserve To Revenues **32%**

15% Max. Reserve Requirement **$1,644,720**

Surplus/(Deficit) to Reserve Requirement **$1,827,480**

Structural Surplus/(Deficit) [Rev vs. Exp] **($685,000)**

One-Time Capital Expenses Proposed **81,600**

On-Going Structural Surplus/(Deficit) [Rev vs. Exp] **($603,400)**

CITY OF RIVERBANK
GENERAL FUND REVENUE PROJECTIONS -- FISCAL YEAR 2021-2022

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	FY 19-20 ACTUAL	FY 20-21 BUDGET	FY 20-21 REVENUES TO DATE	PROJECTED FY 21-22 REVENUES	PROJECTED INCREASE (DECREASE)	% CHANGE
400.010	PROP TAX CURRENT SECURED	$1,263,289	$1,300,000	$726,684	$1,313,000	$13,000	1.0%
400.020	PROP TAX CURRENT UNSECURED	74,827	74,400	65,734	75,100	$700	0.9%
400.030	PROP TAX PRIOR SECURED	2,277	2,000	1,951	2,000	$0	0.0%
400.040	PROP TAX PRIOR UNSECURED	3,519	300	278	300	$0	0.0%
400.050	SALES TAX	3,304,671	3,100,000	3,460,152	3,600,000	$500,000	16.1%
400.060	PROP TRANSFER TAX	62,088	66,400	66,720	69,000	$2,600	3.9%
400.070	UNITARY TAXES	28,894	27,900	16,838	28,000	$100	0.4%
400.080	PAYMENT IN LIEU OF TAXES (PILOT)	34,137	34,000	33,841	34,000	$0	0.0%
400.090	MOTOR VEHICLE IN LIEU TAX	20,038	15,000	18,358	19,000	$4,000	0.0%
400.100	HOMEOWNERS PROP TAX RELIEF	19,252	9,000	10,848	15,000	$6,000	66.7%
400.130	S/B 813 SUPPL. TAXES	27,084	17,000	17,121	17,000	$0	0.0%
400.131	STATE APPORTIONMENTS	0	0	0	0	$0	0.0%
400.190	PROPERTY TAX IN LIEU OF VLF	2,056,917	2,131,400	2,131,438	2,153,400	$22,000	1.0%
450.000	BUSINESS LICENSE	66,039	60,000	66,808	60,000	$0	0.0%
450.010	ANIMAL CONTROL FEES	8,296	10,800	1,155	9,000	($1,800)	-16.7%
450.020	MISC LIC-BIKE/YARD SALE	265	400	114	400	$0	0.0%
450.030	BUILDING PERMIT FEES	127,184	140,000	220,597	200,000	$60,000	42.9%
501.000	COPS/SLESF	187,739	110,000	109,638	110,000	$0	0.0%
501.001	GRANTS	0	0	0	0	$0	0.0%
600.000	FRANCHISE FEES - GARBAGE	323,983	304,000	239,879	320,000	$16,000	5.3%
600.010	POLICE SERVICES	473	600	928	600	$0	0.0%
600.030	POLICE/TRAFFIC REPORTS	480	500	424	500	$0	0.0%
600.040	SB 1186 REVENUES	2,667	2,500	2,466	2,500	$0	0.0%
600.050	BOOKING FEES	1,101	1,000	1,044	1,000	$0	0.0%
600.060	PLANNING FEES/SPECIFIC PLAN	0	0	0	0	$0	0.0%
600.090	PLAN CHECK FEES	25,411	45,000	75,730	50,000	$5,000	11.1%
600.100	PLANNING & ZONING FEES	16,999	15,000	14,029	15,000	$0	0.0%
600.120	PEG FEES	20,385	20,000	15,687	21,000	$1,000	5.0%
600.130	FRANCHISE FEES - OTHER	295,024	292,000	303,503	300,000	$8,000	2.7%
600.160	MISC CURRENT SERVICES	274	200	180	200	$0	0.0%
600.170	VEHICLE CODE FINES	46,655	40,000	30,198	40,000	$0	0.0%
600.200	MEASURE L SALARY REIMB.	12,820	0	0	0	$0	0.0%
655.000	FINES, FORFEITURES,PENALTIES	27,675	40,000	-107	50,000	$10,000	25.0%
660.040	VEHICLE RELEASES	14,450	14,200	14,500	14,500	$300	2.1%
664.000	INTEREST INCOME	82,091	58,100	27,201	40,000	($18,100)	-31.2%
665.000	RENTS	13,200	14,400	13,200	14,400	$0	0.0%
665.020	ELECTRONIC SIGN RENTAL	0	6,200	5,625	7,500	$1,300	21.0%
673.040	LEGAL SETTLEMENT-QUARRY	0	120,000	0	87,000	($33,000)	-27.5%
673.060	LOAN REPAYMENT	0	0	0	0	$0	0.0%
675.030	STRONG MOTION FEES	62	100	138	200	$100	0.0%
675.050	AB 939 REIMBURSEMENT	0	100	65	100	$0	0.0%
675.060	MISC REVENUE-OTHER AGENCIES	0	0		0	$0	0.0%
675.090	MISCELLANEOUS REVENUES	15,532	5,000	3,890	5,000	$0	0.0%
675.340	PUBLIC WORKS FEES	41,560	20,000	42,427	30,000	$10,000	50.0%
675.550	UNCLAIMED MONEY REVENUE	0	0	0	0	$0	0.0%
675.600	CASH OVER-CASH UNDER	212	0	-6	0	$0	0.0%
680.025	MISC PROGRAM INCOME	24,403	13,000	24,137	20,000	$7,000	53.8%
680.034	REALIZED GAIN ON INVESTMENTS	0	0	0	0	$0	0.0%
699.000	TRANSFERS IN	175,600	550,100	305,205	489,800	($60,300)	-11.0%
699.000	TRANSFERS IN OF MGMT FEES	1,402,169	1,549,000	704,872	1,750,300	$201,300	13.0%
TOTAL GENERAL FUND REVENUES		**$9,829,740**	**$10,209,600**	**$8,773,488**	**$10,964,800**	**$755,200**	**7.40%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**401**
Function:		**General Government**		**CITY COUNCIL**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries & Benefits						
701.001	PERSONNEL REGULAR	21,600	22,700	19,975	21,600	-1,100	-4.8%
708.005	MEDICARE	305	400	282	300	-100	-25.0%
708.006	PERS RETIREMENT	633	1,100	636	700	-400	-36.4%
708.007	PAYROLL TAXES	521	400	488	500	100	0.0%
	Total Personnel Salaries & Benefits	**$23,058**	**$24,600**	**$21,382**	**$23,100**	**-$1,600**	**-6.1%**
	Operating Expenses						
702.031	RENTS & LEASES	11,000	11,000	0	12,000	1,000	9.1%
702.032	PROFESSIONAL/SPECIAL SERVICES	10,504	19,300	5,044	22,300	3,000	15.5%
703.024	POSTAGE	20	100	1	0	-100	-100.0%
703.025	OFFICE EXPENSE	2,583	3,800	2,051	3,800	0	0.0%
704.022	COMMUNICATIONS	2,774	2,700	2,666	4,200	1,500	0.0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0.0%
706.033	PROMOTIONAL EXPENSE	2,860	3,000	2,277	3,000	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	13,580	14,300	14,644	15,100	800	5.6%
706.037	CONFERENCES & MEETINGS	12,255	7,500	475	15,500	8,000	106.7%
706.056	STATE/COUNTY FEES	24,646	25,400	25,385	26,200	800	3.1%
999.000	TRANSFERS OUT (QUARRY)	0	120,000	0	87,000	-33,000	-27.5%
	Total Operating Expenses	**$80,222**	**$207,100**	**$52,544**	**$189,100**	**-$18,000**	**-8.7%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	4,000	4,000	0.0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$4,000**	**$4,000**	**0.0%**
	Total Department Appropriations	**$103,280**	**$231,700**	**$73,926**	**$216,200**	**-$15,600**	**-6.7%**

TRANSFER IN OF MANAGEMENT FEES	SEWER FUND	($8,000)
	WATER FUND	($8,000)
	NET GENERAL FUND ALLOCATION	$200,200

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**402**
Function:		**General Government**		**CITY MANAGER**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	136,953	169,800	138,787	173,800	4,000	2.4%
708.004	MISC EMPLOYEE BENEFITS	5,118	0	-29,743	0	0	0.0%
708.005	MEDICARE	2,246	2,500	1,935	2,500	0	0.0%
708.006	PERS RETIREMENT	24,241	33,400	27,495	36,600	3,200	9.6%
708.007	PAYROLL TAXES	679	400	291	300	-100	-25.0%
708.008	HEALTH DENTAL VISION INSURANCE	4,719	15,000	13,685	17,000	2,000	13.3%
708.009	NATIONAL RETIREMENT	4,660	4,700	4,319	4,700	0	0.0%
708.010	WORKERS' COMPENSATION	20,545	23,800	19,701	26,200	2,400	10.1%
708.012	DEFERRED COMPENSATION	5,016	7,500	5,510	7,500	0	0.0%
	Total Personnel Salaries & Benefits	**$204,179**	**$257,100**	**$181,980**	**$268,600**	**$11,500**	**4.5%**
	Operating Expenses						
702.031	RENTS & LEASES	4,000	4,000	353	5,000	1,000	25.0%
702.032	PROFESSIONAL/SPECIAL SERVICES	739	3,000	1,738	3,000	0	0.0%
703.024	POSTAGE	4	100		0	-100	-100.0%
703.025	OFFICE EXPENSE	1,505	1,500	200	1,000	-500	-33.3%
704.022	COMMUNICATIONS	591	800	636	800	0	0.0%
706.015	EMPLOYEE FUNCTIONS	2,126	3,000	3,647	3,500	500	16.7%
706.035	INSURANCE & SURETY BONDS	625	700	625	700	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	1,694	4,000	1,198	4,400	400	10.0%
706.037	CONFERENCES & MEETINGS	4,374	4,000	524	6,000	2,000	50.0%
706.038	STAFF DEVELOPMENT	0	1,500	0	1,500	0	0.0%
	Total Operating Expenses	**$15,657**	**$22,600**	**$8,921**	**$25,900**	**$3,300**	**14.6%**
	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	**$219,836**	**$279,700**	**$190,901**	**$294,500**	**$14,800**	**5.3%**

TRANSFER IN OF MANAGEMENT FEES	SEWER FUND	($66,300)
	WATER FUND	($66,300)
	NET GENERAL FUND ALLOCATION	$161,900

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	GENERAL FUND	Department:	403
Function:		General Government		FINANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	458,121	510,800	446,610	539,900	29,100	5.7%
701.002	PERSONNEL PART-TIME	22,764	11,500	12,285	0	-11,500	-100.0%
701.003	PERSONNEL OVERTIME	210	1,000	722	1,000	0	0.0%
701.080	SALARY REQUEST	0	0	0	6,900	6,900	0.0%
708.004	MISC EMPLOYEE BENEFITS	8,514	0	-49,955	0	0	0.0%
708.005	MEDICARE	6,401	7,500	5,994	7,800	300	4.0%
708.006	PERS RETIREMENT	84,639	102,500	86,632	115,300	12,800	12.5%
708.007	PAYROLL TAXES	2,960	2,300	2,352	2,400	100	4.3%
708.008	HEALTH DENTAL VISION INSURANCE	43,312	45,500	38,681	66,600	21,100	46.4%
708.009	NATIONAL RETIREMENT	27,961	30,100	26,094	33,000	2,900	9.6%
708.010	WORKERS' COMPENSATION	65,334	72,300	60,224	81,900	9,600	13.3%
708.012	DEFERRED COMPENSATION	9,025	10,700	9,204	9,900	-800	-7.5%
	Total Personnel Salaries & Benefits	**$729,241**	**$794,200**	**$638,842**	**$864,700**	**$70,500**	**8.9%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	17,582	22,200	11,095	16,000	-6,200	-27.9%
702.031	RENTS & LEASES	21,000	23,000	2,432	24,000	1,000	4.3%
702.032	PROFESSIONAL/SPECIAL SERVICES	51,993	57,100	13,434	55,200	-1,900	-3.3%
702.034	OTHER CONTRACT SERVICES	17,515	25,000	29,560	30,000	5,000	20.0%
703.024	POSTAGE	5,364	6,000	4,727	6,000	0	0.0%
703.025	OFFICE EXPENSE	8,606	11,000	4,867	9,400	-1,600	-14.5%
704.022	COMMUNICATIONS	1,091	1,800	1,782	1,900	100	0.0%
706.023	ADVERTISING	507	1,500	752	900	-600	-40.0%
706.035	INSURANCE & SURETY BONDS	625	700	625	700	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	655	1,200	355	1,100	-100	-8.3%
706.037	CONFERENCES & MEETINGS	7,064	13,200	5,262	13,200	0	0.0%
706.999	BAD DEBT EXPENSE - GARBAGE	12,091	0	3,770	0	0	0.0%
	Total Operating Expenses	**$144,093**	**$162,700**	**$78,661**	**$158,400**	**-$4,300**	**-2.6%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	2,000	0	2,000	0	0.0%
	Total Capital Outlay	**$0**	**$2,000**	**$0**	**$2,000**	**$0**	**0.0%**
	Total Department Appropriations	**$873,333**	**$958,900**	**$717,503**	**$1,025,100**	**$66,200**	**6.9%**

TRANSFER IN OF MANAGEMENT FEES:	SEWER FUND	($302,300)
	WATER FUND	($302,300)
	SYS DEV FUND	($32,400)
	NET GENERAL FUND ALLOCATION	$388,100

EMPLOYEES:

1 ASSISTANT CITY MANAGER/ADMIN. SERVICES DIRECTOR
1 ASSISTANT FINANCE DIRECTOR
1 ACCOUNTING TECHNICIAN
1 ACCOUNT CLERK II
3 ACCOUNT CLERK I

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**101**	**GENERAL FUND**	Department:	**404**
Function:		**General Government**		**LEGAL**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0.0%
702.033	SPECIAL LEGAL COUNSEL	149,068	220,000	161,962	270,000	50,000	22.7%
706.009	LEGAL SETTLEMENT (SKATE PARK)	133,042	124,900	124,873	0	-124,900	-100.0%
	Total Operating Expenses	**$282,110**	**$344,900**	**$286,835**	**$270,000**	**-$74,900**	**-21.7%**
	Total Department Appropriations	**$282,110**	**$344,900**	**$286,835**	**$270,000**	**-$74,900**	**-21.7%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	GENERAL FUND	Department:	405
Function:		Community Development		PLANNING

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	259,625	268,800	248,948	278,800	10,000	3.7%
700.002	PERSONNEL PART-TIME	0	9,100	0	27,000	17,900	196.7%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0.0%
701.005	PLANNING COMMISSIONER COMP.	4,164	6,600	3,700	6,600	0	0.0%
701.080	SALARY REQUEST	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	8,809	1,200	-11,903	1,200	0	0.0%
708.005	MEDICARE	3,298	3,900	3,201	4,400	500	12.8%
708.006	PERS RETIREMENT	45,954	52,600	48,762	58,300	5,700	10.8%
708.007	PAYROLL TAXES	1,451	1,200	1,008	3,100	1,900	158.3%
708.008	HEALTH DENTAL VISION INSURANCE	33,043	33,000	30,277	33,900	900	2.7%
708.009	NATIONAL RETIREMENT	13,980	14,200	12,957	14,200	0	0.0%
708.010	WORKERS' COMPENSATION	37,839	38,300	35,304	42,500	4,200	11.0%
708.012	DEFERRED COMPENSATION	4,196	4,200	3,954	4,200	0	0.0%
	Total Personnel Salaries & Benefits	**$412,359**	**$433,100**	**$376,208**	**$474,200**	**$41,100**	**9.5%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	0	500	0	500	0	0.0%
702.031	RENTS & LEASES	4,000	6,000	963	7,000	1,000	16.7%
702.032	PROFESSIONAL/SPECIAL SERVICES	7,554	18,000	2,473	20,000	2,000	11.1%
702.034	OTHER CONTRACT SERVICES	435	0	0	0	0	0.0%
703.024	POSTAGE	1,791	1,000	1,671	2,000	1,000	100.0%
703.025	OFFICE EXPENSE	3,861	3,000	1,896	3,000	0	0.0%
704.022	COMMUNICATIONS	2,178	2,300	1,954	2,300	0	0.0%
706.016	COMMISSIONERS TRAINING	4,462	4,000	0	5,000	1,000	0.0%
706.023	ADVERTISING	3,560	2,000	4,169	2,000	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	727	3,500	977	3,500	0	0.0%
706.037	CONFERENCES & MEETINGS	2,090	5,000	1,263	5,000	0	0.0%
	Total Operating Expenses	**$30,659**	**$45,300**	**$15,368**	**$50,300**	**$5,000**	**11.0%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	2,000	0	2,000	0	0.0%
707.003	EQUIPMENT/PROJECTS	0	2,500	0	2,500	0	0.0%
	Total Capital Outlay	**$0**	**$4,500**	**$0**	**$4,500**	**$0**	**0.0%**
	Total Department Appropriations	**$443,018**	**$482,900**	**$391,575**	**$529,000**	**$46,100**	**9.5%**

Staffing:
- 1 Planning & Building Manager
- 1 Sr. Community Development Specialist
- 1 Associate Planner

Transfer In of Management Fees:	
Sewer	(51,400)
Water	(51,400)
Net General Fund Allocation	$426,200

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**406**
Function:		**Community Development**		**BUILDING**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	169,846	180,500	169,089	188,500	8,000	4.4%
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0.0%
701.003	PERSONNEL OVERTIME	1,425	2,000	0	2,000	0	0.0%
701.080	SALARY REQUEST	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	5,447	0	-22,998	0	0	0.0%
708.005	MEDICARE	2,173	2,600	2,179	2,700	100	3.8%
708.006	PERS RETIREMENT	32,682	38,900	35,553	43,200	4,300	11.1%
708.007	PAYROLL TAXES	798	800	672	700	-100	-12.5%
708.008	HEALTH DENTAL VISION INSURANCE	49,674	51,000	47,276	55,200	4,200	8.2%
708.009	NATIONAL RETIREMENT	9,320	9,400	8,638	9,400	0	0.0%
708.010	WORKERS' COMPENSATION	24,307	25,700	22,867	28,800	3,100	12.1%
708.012	DEFERRED COMPENSATION	1,463	2,000	1,838	2,000	0	0.0%
	Total Personnel Salaries & Benefits	**$297,135**	**$312,900**	**$265,112**	**$332,500**	**$19,600**	**6.3%**
	Operating Expenses						
702.031	RENTS & LEASES (VEHICLES)	10,000	12,000	98	13,000	1,000	8.3%
702.032	PROFESSIONAL/SPECIAL SERVICES	18,140	15,000	18,508	25,000	10,000	66.7%
703.024	POSTAGE	10	200	47	100	-100	-50.0%
703.025	OFFICE EXPENSE	2,050	1,500	1,594	1,500	0	0.0%
704.022	COMMUNICATIONS	3,177	3,200	2,327	3,200	0	0.0%
706.027	BOOT & JACKET ALLOWANCE	274	400	0	400	0	0.0%
706.028	SMALL TOOLS	106	200	165	200	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	1,358	1,500	184	1,500	0	0.0%
706.037	CONFERENCES & MEETINGS	457	500	0	500	0	0.0%
706.038	STAFF DEVELOPMENT	2,600	2,000	0	2,000	0	0.0%
706.073	UNIFORMS & RAGS	339	500	327	500	0	0.0%
	Total Operating Expenses	**$38,510**	**$37,000**	**$23,250**	**$47,900**	**$10,900**	**29.5%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	57,958	0	0	0	0	0.0%
	Total Capital Outlay	**$57,958**	**$0**	**$0**	**$0**	**$0**	**0.0%**
	Total Department Appropriations	**$393,603**	**$349,900**	**$288,362**	**$380,400**	**$30,500**	**8.7%**

Staffing:
1 BUILDING INSPECTOR II
1 SR. CONSTRUCTION INSPECTOR

Transfer In of Management Fees:	
Sewer	(47,000)
Water	(47,000)
Net General Fund Allocation	$286,400

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**407**
Function:		**Parks & Recreation**		**BUILDING MAINTENANCE**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	56,816	59,200	55,338	60,400	1,200	2.0%
701.002	PERSONNEL PART-TIME	2,990	3,800	1,957	3,500	-300	-7.9%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	2,121	0	-5,408	0	0	0.0%
708.005	MEDICARE	850	1,000	762	1,000	0	0.0%
708.006	PERS RETIREMENT	11,176	12,700	11,719	13,800	1,100	8.7%
708.007	PAYROLL TAXES	1,278	900	710	700	-200	-22.2%
708.008	HEALTH DENTAL VISION INSURANCE	32,091	33,500	30,977	36,200	2,700	8.1%
708.009	NATIONAL RETIREMENT	4,660	4,700	4,319	4,700	0	0.0%
708.010	WORKERS' COMPENSATION	8,126	8,400	7,552	9,200	800	9.5%
	Total Personnel Salaries & Benefits	**$120,109**	**$124,200**	**$107,925**	**$129,500**	**$5,300**	**4.3%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	4,156	2,000	1,524	2,000	0	0.0%
702.031	RENTS & LEASES (VEHICLES)	5,000	7,000	0	8,000	1,000	14.3%
702.032	PROFESSIONAL/SPECIAL SERVICES	26,740	22,900	18,298	24,000	1,100	4.8%
703.028	SMALL TOOLS	0	200	0	200	0	0.0%
704.021	UTILITIES	30,751	35,000	25,717	35,000	0	0.0%
704.022	COMMUNICATIONS	29,344	28,500	25,248	29,500	1,000	3.5%
706.027	BOOT & JACKET ALLOWANCE	184	200	0	200	0	0.0%
706.029	MAINT. OF BLDG. & STRUCTURES	12,703	12,000	8,353	12,500	500	4.2%
706.056	STATE/COUNTY FEES	2,416	2,600	2,489	2,500	-100	-3.8%
706.073	UNIFORMS & RAGS	1,548	1,300	1,605	1,700	400	30.8%
	Total Operating Expenses	**$112,841**	**$111,700**	**$83,234**	**$115,600**	**$3,900**	**3.5%**
	Capital Outlay						
707.002	CAPITAL EXPENDITURES	0	4,500	4,310	2,300	-2,200	-48.9%
707.003	EQUIPMENT/PROJECTS	102,025	0	6,470	44,800	44,800	0.0%
	Total Capital Outlay	**$102,025**	**$4,500**	**$10,780**	**$47,100**	**$42,600**	**946.7%**
	Total Department Appropriations	**$334,975**	**$240,400**	**$201,939**	**$292,200**	**$51,800**	**21.5%**

CAPITAL OUTLAY:

WINDOW WASHING SYSTEM	$2,300
COMMUNITY CENTER ROOF PROJECT	$44,800
	$47,100

STAFFING:

1 SR. FACILITIES MAINTENANCE WORKER
1 PART-TIME MAINTENANCE WORKER AIDE

Transfer In of Management Fees:

Sewer	(18,900)
Water	(18,900)
Net General Fund Allocation	$254,400

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	GENERAL FUND	Department:	408
Function:		General Government		Administrative Services

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	300,442	320,300	303,463	346,300	26,000	8.1%
701.002	PERSONNEL PART-TIME	0	15,000	3,000	15,000	0	0.0%
701.003	PERSONNEL OVERTIME	0	300	248	500	200	66.7%
701.080	SALARY REQUEST	0	3,000	0	0	-3,000	-100.0%
708.004	MISC EMPLOYEE BENEFITS	7,192	0	-39,730	0	0	0.0%
708.005	MEDICARE	3,569	4,800	3,668	5,200	400	8.3%
708.006	PERS RETIREMENT	56,244	66,800	61,982	76,900	10,100	15.1%
708.007	PAYROLL TAXES	1,981	3,100	1,518	2,900	-200	-6.5%
708.008	HEALTH DENTAL VISION INSURANCE	63,818	66,400	60,892	67,200	800	1.2%
708.009	NATIONAL RETIREMENT	18,117	18,900	17,275	18,900	0	0.0%
708.010	WORKERS' COMPENSATION	41,994	45,200	41,053	52,400	7,200	15.9%
708.012	DEFERRED COMPENSATION	5,850	5,900	5,513	5,900	0	0.0%
	Total Personnel Salaries & Benefits	**$499,207**	**$549,700**	**$458,881**	**$591,200**	**$41,500**	**7.5%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	3,535	6,400	2,430	6,800	400	6.3%
702.031	RENTS & LEASES	8,000	10,000	1,951	11,000	1,000	10.0%
702.032	PROFESSIONAL SERVICES	92,632	76,700	71,613	80,000	3,300	4.3%
702.034	OTHER CONTRACT SERVICES	4,331	5,700	0	5,700	0	0.0%
702.039	SPECIAL COMMUNITY SERVICES	13,006	25,000	1,039	25,000	0	0.0%
703.023	ADVERTISING	241	1,000	1,758	2,000	1,000	100.0%
703.024	POSTAGE	373	500	368	1,000	500	100.0%
703.025	OFFICE EXPENSE	3,744	4,500	4,489	4,500	0	0.0%
704.022	COMMUNICATIONS	6,767	6,500	6,502	7,300	800	12.3%
706.014	MISC. PERSONNEL EXPENSE	1,547	2,500	1,518	2,500	0	0.0%
706.035	INSURANCE & SURETY BOND	318	400	318	400	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	871	1,100	656	1,300	200	18.2%
706.037	CONFERENCES & MEETINGS	3,508	4,000	1,250	4,000	0	0.0%
706.042	SAFETY	114	1,000	64	1,000	0	0.0%
706.047	WEBSITE	10,692	10,400	10,391	10,400	0	0.0%
706.066	ELECTIONS	57	36,100	4,730	2,000	-34,100	-94.5%
	Total Operating Expenses	**$149,737**	**$191,800**	**$109,077**	**$164,900**	**-$26,900**	**-14.0%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	20,056	2,400	0	2,400	0	0.0%
707.003	EQUIPMENT/PROJECTS	1,519	0	0	4,000	4,000	0.0%
707.004	SOFTWARE UPGRADE	430	1,000	0	1,000	0	0.0%
707.017	COMPUTER COMPONENTS	6,024	7,000	8,313	14,000	7,000	100.0%
	Total Capital Outlay	**$28,028**	**$10,400**	**$8,313**	**$21,400**	**$11,000**	**105.8%**
	Total Department Appropriations	**$676,972**	**$751,900**	**$576,272**	**$777,500**	**$25,600**	**3.4%**

TRANSFER IN OF MANAGEMENT FEES:	SEWER FUND	($65,200)
	WATER FUND	($65,200)
	NET GENERAL FUND ALLOCATION	$647,100

EQUIPMENT/PROJECTS:

RADIO REPLACEMENT (PW TO CITY HALL	$2,000
UPS BATTERY BACKUP	$2,000
	$4,000

COMPUTER COMPONENTS:

COMPUTER REPLACEMENT PROGRAM	$14,000

POSITIONS:
- CITY CLERK
- ADMINISTRATIVE ASSISTANT/CONFIDENTIAL
- HUMAN RESOURCE ANALYST
- SR. MANAGEMENT ANAYLST

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**409**
Function:		**Public Safety**		**POLICE SERVICES**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	479	1,800	1,708	2,000	200	11.1%
702.031	RENTS & LEASES/BLDG REPLACE	20,000	22,000	536	23,000	1,000	4.5%
702.032	PROFESSIONAL/SPECIAL SERV.	90	500	0	500	0	0.0%
702.034	VEHICLE MILEAGE FEE	155,692	191,000	83,697	196,700	5,700	3.0%
702.039	SPECIAL COMMUNITY SERVICES	0	15,000	15,000	15,000	0	0.0%
702.060	CONTRACT SHERIFF SERVICES	3,865,467	4,100,000	2,948,291	4,685,800	585,800	14.3%
703.024	POSTAGE	765	1,000	616	1,000	0	0.0%
703.025	OFFICE EXPENSE	2,762	4,000	895	3,000	-1,000	-25.0%
704.021	UTILITIES	41,149	40,000	38,410	43,000	3,000	7.5%
704.022	COMMUNICATIONS	929	2,000	701	1,000	-1,000	-50.0%
706.023	ADVERTISING	0	0	0	0	0	0.0%
706.026	MISCELLANEOUS EXPENSE	151	200	0	200	0	0.0%
706.029	MAINT. OF BLDG. & STRUCTURES	0	0	0	0	0	0.0%
706.072	SDEA CONTRIBUTION	15,000	15,000	15,000	15,000	0	0.0%
708.006	PERS UNFUNDED LIABILITY	51,550	63,800	63,791	78,000	14,200	22.3%
	Total Operating Expenses	**$4,154,033**	**$4,456,300**	**$3,168,645**	**$5,064,200**	**$607,900**	**13.6%**
	Capital Outlay						
707.003	EQUIPMENT/PROJECTS	0	20,500	24,428	28,000	7,500	0.0%
	Total Capital Outlay	**$0**	**$20,500**	**$24,428**	**$28,000**	**$7,500**	**0.0%**
	Total Department Appropriations	**$4,154,033**	**$4,476,800**	**$3,193,073**	**$5,092,200**	**$615,400**	**13.7%**

STAFFING:
- 1 Lieutenant (Chief of Police)
- 2 Sergeants
- 17 Deputy Sheriff/Detective/Patrol/Traffic/CRD
- 1 Supervising Legal Clerk
- 2 Legal Clerks
- 1 Community Services Officer

PUBLIC BENEFIT ALLOCATION:	($300,000)
NET GENERAL FUND ALLOCATION:	$5,392,200

EQUIPMENT/PROJECTS:

POLICE SERVICES BREAKROOM REMODEL	$8,000
POLICE SERVICES CARPET REPLACEMENT	$20,000
	$28,000

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**101**	**GENERAL FUND**	Department:	**411**
Function:		**Public Safety**		**CODE COMPLIANCE**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.034	ANIMAL CONTROL SERVICES	192,359	230,000	188,936	235,000	5,000	2.2%
999.000	TRANSFERS OUT TO FUND 117	102,932	97,900	0	102,900	5,000	5.1%
	Total Operating Expenses	**$295,291**	**$327,900**	**$188,936**	**$337,900**	**$10,000**	**3.0%**
	Total Department Appropriations	**$295,291**	**$327,900**	**$188,936**	**$337,900**	**$10,000**	**3.0%**

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**101**	**GENERAL FUND**	Department:	**412**
Function:		**Public Works**		**DEVELOPMENT SERVICES ADMIN**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	416,956	439,400	388,275	477,400	38,000	8.6%
701.002	PERSONNEL PART-TIME	0	9,100	5,474	27,000	17,900	196.7%
701.003	PERSONNEL OVERTIME	0	1,000	2,081	1,000	0	0.0%
701.080	SALARY REQUEST	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	-114	0	-22,791	0	0	0.0%
708.005	MEDICARE	5,338	6,400	5,370	7,300	900	14.1%
708.006	PERS RETIREMENT	78,479	92,600	82,866	106,800	14,200	15.3%
708.007	PAYROLL TAXES	1,923	3,000	2,222	4,500	1,500	50.0%
708.008	HEALTH DENTAL VISION INSURANCE	84,833	82,100	72,346	86,700	4,600	5.6%
708.009	NATIONAL RETIREMENT	18,014	23,600	17,275	23,600	0	0.0%
708.010	WORKERS' COMPENSATION	58,876	62,600	54,740	72,800	10,200	16.3%
708.012	DEFERRED COMPENSATION	4,082	4,600	3,820	4,600	0	0.0%
	Total Personnel Salaries & Benefits	**$668,387**	**$724,400**	**$611,677**	**$811,700**	**$87,300**	**12.1%**
	Operating Expenses						
702.031	RENTS & LEASES	8,000	10,000	774	11,000	1,000	10.0%
702.032	PROFESSIONAL SERVICES	5,392	19,500	12,586	7,500	-12,000	-61.5%
702.035	CONTRACT ENGINEERING	28,150	40,000	39,781	40,000	0	0.0%
703.023	ADVERTISING	351	1,000	1,527	1,200	200	20.0%
703.024	POSTAGE	351	1,000	563	800	-200	-20.0%
703.025	OFFICE EXPENSE	1,043	2,500	1,743	2,000	-500	-20.0%
703.063	PROJECT PLANS/SPECS	0	0	-817	0	0	0.0%
704.022	COMMUNICATIONS	1,571	1,300	1,851	2,000	700	53.8%
706.026	MISCELLANEOUS EXPENSE	462	500	152	2,000	1,500	300.0%
706.027	BOOT & JACKET ALLOWANCE	0	600	0	600	0	0.0%
706.028	SMALL TOOLS	670	600	0	400	-200	-33.3%
706.029	MAINT. OF BLDG. & STRUCTURES	0	0	0	0	0	0.0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	576	600	747	1,100	500	83.3%
706.038	STAFF DEVELOPMENT	-207	3,200	704	2,100	-1,100	-34.4%
706.050	SAFETY EQUIPMENT	0	100	57	100	0	0.0%
706.073	UNIFORMS & RAGS	339	400	484	600	200	0.0%
	Total Operating Expenses	**$46,698**	**$81,300**	**$60,152**	**$71,400**	**-$9,900**	**-12.2%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0.0%
707.003	EQUIPMENT/PROJECTS	0	0	59,180	0	0	0.0%
	Total Capital Outlay	**$0**	**$0**	**$59,180**	**$0**	**$0**	**0.0%**
	Total Department Appropriations	**$715,086**	**$805,700**	**$731,009**	**$883,100**	**$77,400**	**9.6%**

TRANSFER IN OF MANAGEMENT FEES:	SEWER FUND	($260,163)
	WATER FUND	($320,752)
	GAS TAX	($28,995)
	LANDSCAPE & LIGHTING	($5,939)
	NET GENERAL FUND ALLOCATION	$267,251

Staffing:
- 1 Public Works Director
- 1 Development Services Administration Manager
- 1 Project Coordinator
- 2 Administrative Assistants
- PT Administrative Intern

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	GENERAL FUND	Department:	413
Function:		Public Works		STORMWATER ADMINISTRATION

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	31,955	20,000	8,227	20,000	0	0.0%
702.031	RENTS & LEASES	19,000	10,000	2,985	12,000	2,000	20.0%
702.032	PROFESSIONAL SERVICES	13,699	21,300	14,371	21,300	0	0.0%
704.021	UTILITIES	10,642	12,000	11,120	12,000	0	0.0%
706.029	MAINT. OF BLDG. & STRUCTURES	529	2,500	652	1,500	-1,000	-40.0%
706.056	STATE/COUNTY FEES	19,612	20,200	20,157	20,300	100	0.5%
999.000	TRANSFERS OUT*	54,266	100,000	0	117,700	17,700	17.7%
	Total Operating Expenses	**$149,702**	**$186,000**	**$57,512**	**$204,800**	**$18,800**	**10.1%**
	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	**$149,702**	**$186,000**	**$57,512**	**$204,800**	**$18,800**	**10.1%**

*Transfers Out = Gas Tax Fund Subsidy for Operations

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	GENERAL FUND	Department:	414
Function:		Parks & Recreation		PARKS

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	223,825	240,600	234,061	247,200	6,600	2.7%
701.002	PERSONNEL PART-TIME	33,259	39,100	39,620	39,100	0	0.0%
701.003	PERSONNEL OVERTIME	2,841	2,000	492	2,000	0	0.0%
701.004	STANDBY PAY	1,903	2,500	1,215	2,000	-500	-20.0%
701.080	SALARY REQUEST	0	0	0	0	0	0.0%
708.004	MISC EMPLOYEE BENEFITS	3,754	0	-28,083	0	0	0.0%
708.005	MEDICARE	3,135	4,100	3,417	4,200	100	2.4%
708.006	PERS RETIREMENT	41,330	48,700	44,984	53,400	4,700	9.7%
708.007	PAYROLL TAXES	2,428	4,300	4,545	6,100	1,800	41.9%
708.008	HEALTH DENTAL VISION INSURANCE	62,847	69,900	64,827	74,700	4,800	6.9%
708.009	NATIONAL RETIREMENT	18,640	18,900	17,275	18,900	0	0.0%
708.010	WORKERS' COMPENSATION	32,026	33,900	30,846	37,300	3,400	10.0%
708.012	DEFERRED COMPENSATION	788	2,000	1,838	2,000	0	0.0%
	Total Personnel Salaries & Benefits	**$426,776**	**$466,000**	**$415,035**	**$486,900**	**$20,900**	**4.5%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	1,028	1,000	150	1,000	0	0.0%
702.031	RENTS & LEASES	53,200	55,200	1,516	56,200	1,000	1.8%
702.032	PROFESSIONAL SERVICES	87,232	108,200	97,310	108,200	0	0.0%
703.025	OFFICE EXPENSE	571	800	989	600	-200	-25.0%
703.028	SMALL TOOLS	80	300	124	300	0	0.0%
703.049	CHEMICALS	1,705	2,000	2,209	2,000	0	0.0%
703.050	POOL EXPENSES & CHEMICALS	24,229	22,000	20,331	24,000	2,000	9.1%
703.051	BARK/FIBER	191	6,000	1,604	6,000	0	0.0%
704.021	UTILITIES	38,736	34,000	26,018	36,000	2,000	5.9%
704.022	COMMUNICATIONS	2,058	2,300	1,796	2,300	0	0.0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0.0%
706.027	BOOT & JACKET ALLOWANCE	687	800	570	800	0	0.0%
706.029	MAINT. OF BLDG & STRUCTURES	28,808	28,000	31,452	28,000	0	0.0%
706.038	STAFF DEVELOPMENT	3,017	3,600	990	3,000	-600	-16.7%
706.050	SAFETY EQUIPMENT	405	400	420	400	0	0.0%
706.056	STATE/COUNTY FEES	3,718	3,900	3,796	3,900	0	0.0%
706.073	UNIFORMS & RAGS	2,533	2,500	2,541	2,500	0	0.0%
706.081	DOWNTOWN & WATERFALL MAINT.	3,085	2,500	1,311	2,500	0	0.0%
	Total Operating Expenses	**$251,281**	**$273,500**	**$193,126**	**$277,700**	**$4,200**	**1.5%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	48,236	11,300	4,283	2,500	-8,800	-77.9%
707.003	EQUIPMENT/PROJECTS	24,964	53,000	67,970	8,000	-45,000	-84.9%
	Total Capital Outlay	**$73,200**	**$64,300**	**$72,253**	**$10,500**	**-$53,800**	**-83.7%**
	Total Department Appropriations	**$751,257**	**$803,800**	**$680,415**	**$775,100**	**-$28,700**	**-3.6%**

EQUIPMENT AND PROJECTS:

PLAYGROUND EQUIPMENT REPLACEMENT PROGRAM	$8,000
SKATE PARK TABLE REPLACEMENTS	$2,500
	$10,500

JMP Parking Fee Reimbursement	(13,000)
Crossroads L&L Reimbursement	(20,000)
Sports Complex Fees	(15,000)
Cell Tower Lease	(14,400)
NET GENERAL FUND EFFECT	$712,700

STAFFING:

1 PARKS & FACILITIES MAINT. SUPERVISOR
1 SR. PARKS MAINTENANCE WORKER
1 PARKS MAINTENANCE WORKER II
1 PARKS MAINTENANCE WORKER I
V PT PARKS MAINTENANCE AIDES (SEASONAL)

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**439**
Function:		**Community Development**		**ECONOMIC DEVELOPMENT**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.034	OTHER CONTRACT SERVICES	10,000	10,000	10,000	10,000	0	0%
707.122	PUBLIC BENEFIT GRANT	0	0	0	0	0	0%
706.026	DEBT SERVICE - ED BANK LOAN	0	0	0	0	0	0%
	Total Operating Expenses	**$10,000**	**$10,000**	**$10,000**	**$10,000**	**$0**	**0%**
	Total Department Appropriations	**$10,000**	**$10,000**	**$10,000**	**$10,000**	**$0**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	101	**GENERAL FUND**	Department:	**459**
Function:		**Culture & Liesure**		**RECREATION**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0.0%
999.000	GENERAL FUND SUBSIDIES	465,020	421,200	162,927	561,800	140,600	33.4%
	Total Operating Expenses	**$465,020**	**$421,200**	**$162,927**	**$561,800**	**$140,600**	**33.4%**
	Total Department Appropriations	**$465,020**	**$421,200**	**$162,927**	**$561,800**	**$140,600**	**33.4%**

General Fund Subsidies:

Recreation Fund	539,200
Community Center Fund	22,600
	$561,800

SPECIAL REVENUE FUNDS

Fiscal Year 2021-2022

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund 102: Gas Tax Fund

Projected Reserve @ July 1, 2021	**$503,860**
Add:	
Projected 21-22 Revenues	**$1,400,400**
Less:	
Requested Appropriations	

SALARIES & BENEFITS	$529,000	
CONTRACT SERVICES	175,700	
UTILITIES	111,500	
OTHER OPERATING EXPENSES	94,200	
TRANSFERS OUT	29,000	
RMRA CAPITAL OUTLAY	960,000	
CAPITAL OUTLAY	0	
Total Gas Tax Appropriations		**$1,899,400**
Projected Reserve @ June 30, 2022		**$4,860**
% Of Revenues		**0.3%**
Structural Operating Surplus/(Deficit)		**($499,000)**

GAS TAX REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
SECTION 2103 GAS TAX	$192,500	$135,017	$173,600
SECTION 2105 GAS TAX	125,800	92,852	127,500
SECTION 2106 GAS TAX	78,500	76,137	77,300
SECTION 2107 GAS TAX	165,300	141,662	171,200
SECTION 2107.5 GAS TAX	6,000	0	6,000
RMRA APPORTIONMENT	411,600	410,482	432,800
MEASURE L SALARY REIMB.	0	0	0
STREET SWEEPING	4,200	2,080	4,200
INTEREST INCOME	800	936	0
MISCELLANEOUS REVENUE	300	528	300
TRANSFER IN OF MGMT FEES	315,100	100,012	407,500
	$1,300,100	**$959,706**	**$1,400,400**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	102	**GAS TAX**	Department:	**418**
Function:		**Public Works**		**STREETS**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	270,093	291,400	270,820	296,700	5,300	2%
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
701.003	PERSONNEL OVERTIME	2,471	7,000	7,184	7,000	0	0%
701.004	STANDBY PAY	8,927	10,000	10,755	10,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	8,390	0	-18,121	0	0	0%
708.005	MEDICARE	3,566	4,000	3,708	4,300	300	8%
708.006	PERS RETIREMENT	47,328	54,700	51,894	62,300	7,600	14%
708.007	PAYROLL TAXES	1,995	2,000	1,680	1,700	-300	-15%
708.008	HEALTH DENTAL VISION INSURANCE	71,438	71,100	66,273	76,100	5,000	7%
708.009	NATIONAL RETIREMENT	23,301	23,600	21,594	23,600	0	0%
708.010	WORKERS' COMPENSATION	38,335	39,700	37,048	45,300	5,600	14%
708.012	DEFERRED COMPENSATION	1,950	2,000	1,838	2,000	0	0%
	Total Personnel Salaries & Benefits	**$477,793**	**$505,500**	**$454,671**	**$529,000**	**$23,500**	**5%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	26,651	20,000	25,139	20,000	0	0%
702.031	RENTS & LEASES (VEHICLE REP/MAINT)	10,000	19,000	4,981	19,000	0	0%
702.032	PROFESSIONAL/SPECIAL SERVICES	23,591	27,000	33,819	35,000	8,000	30%
702.034	OTHER CONTRACT SERVICES	1,500	4,200	0	4,200	0	0%
702.036	STREET SWEEPING CONTRACT	94,009	95,500	79,513	95,500	0	0%
702.037	STREET LIGHT REPAIR	0	2,000	2,145	2,000	0	0%
703.028	SMALL TOOLS	383	1,000	1,252	1,000	0	0%
703.062	STREET SIGNS/STRIPING	62,633	62,000	32,836	62,000	0	0%
704.021	UTILITIES	103,003	110,000	85,768	110,000	0	0%
704.022	COMMUNICATIONS	-105	1,500	1,205	1,500	0	0%
706.026	MISCELLANEOUS EXPENSE	1,612	2,000	1,992	2,000	0	0%
706.027	BOOT & JACKET ALLOWANCE	546	1,000	389	1,000	0	0%
706.029	MAINT. OF BLDG. & STRUCTURES	18,073	21,000	5,655	21,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS,ETC.	188	1,500	0	1,500	0	0%
706.037	CONFERENCES & MEETINGS	0	500	0	500	0	0%
706.038	STAFF DEVELOPMENT	263	1,800	0	1,800	0	0%
706.050	SAFETY EQUIPMENT	1,541	1,600	595	1,600	0	0%
706.073	UNIFORMS & RAGS	1,899	1,800	1,830	1,800	0	0%
999.000	TRANSFER OUT OF MGMT FEES	35,650	27,800	15,565	29,000	1,200	4%
	Total Operating Expenses	**$381,437**	**$401,200**	**$292,682**	**$410,400**	**$9,200**	**2%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
707.060	SB1-RMRA PROJECTS	283,773	635,100	381,997	960,000	324,900	51%
	Total Capital Outlay	**$283,773**	**$635,100**	**$381,997**	**$960,000**	**$324,900**	**0%**
	Total Department Appropriations	**$1,143,003**	**$1,541,800**	**$1,129,350**	**$1,899,400**	**$357,600**	**23%**

TRANSFER IN OF MANAGEMENT FEES:	SEWER FUND	($119,200)
	LTF	($24,100)
	WATER FUND	($14,200)
	STERLING RIDGE STORM DRAIN DISTRICT	($17,000)
	HEARTLANDS STORM DRAIN DISTRICT	($17,000)
	CROSSROADS LANDSCAPE & LIGHTING DISTRICT	($32,800)
	NET GAS TAX FUND ALLOCATION	$1,675,100

STAFFING:
- 1 PUBLIC WORKS SUPERVISOR
- 1 SR. MAINTENANCE WORKER
- 2 MAINTENANCE WORKER II
- 1 MAINTENANCE WORKER I

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund 109: Off-Street Parking Fund

Projected Reserve @ July 1, 2021	**$55,296**
Add:	
Projected 21-22 Revenues	**$300**
Less:	
Requested Appropriations	

CAPITAL OUTLAY	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$55,596**

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	1,000	221	300
PARKING IN LIEU FEE	0	0	0
	$1,000	**$221**	**$300**

City of Riverbank
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Fund:	109	**OFF-STREET PARKING**	Department:	**428**
Function:		**Public Works**		**OFF-STREET PARKING**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	CAPITAL OUTLAY						
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**

City of Riverbank
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Fund 117: Neighborhood Improvement Fund

Reserve @ July 1, 2021		**$0**
Add:		
Projected 21-22 Revenues		**$199,100**
Less:		
Requested Appropriations		
SALARY & BENEFITS	$188,700	
OPERATING EXPENSES	10,400	
TRANSFERS OUT	0	
CAPITAL OUTLAY	0	
Total Appropriations		**199,100**
Projected Reserve @ June 30, 2022		**$0**

NEIGHBORHOOD IMPROVEMENT REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
FINES, FORFEITURES, PENALTIES	20,000	16,407	10,000
ABANDONED VEHICLE	22,000	16,884	22,000
MISCELLANEOUS REVENUES	600	125	500
OTHER FINANCIAL RESOURCES	0	0	0
TRANSFERS IN OF MGMT FEES	97,900	851	166,600
	$140,500	**$34,267**	**$199,100**

City of Riverbank
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Fund:	117	NEIGHBORHOOD IMPROVEMENT	Department:	411
Function:		Administration		CODE COMPLIANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	67,394	68,400	62,921	69,700	1,300	2%
701.002	PERSONNEL PART-TIME	21,673	21,200	11,035	25,000	3,800	18%
701.003	PERSONNEL OVERTIME	0	0	0	0	0	0%
701.080	SALARY REQUEST	0	0	0	58,300	58,300	0%
708.004	MISC EMPLOYEE BENEFITS	1,530	0	-2,218	0	0	0%
708.005	MEDICARE	1,144	1,300	973	1,400	100	8%
708.006	PERS RETIREMENT	12,343	14,100	12,942	15,300	1,200	9%
708.007	PAYROLL TAXES	2,142	2,100	1,014	2,300	200	10%
708.008	HEALTH DENTAL VISION INSURANCE	1,855	1,800	1,836	1,800	0	0%
708.009	NATIONAL RETIREMENT	4,660	4,700	4,319	4,700	0	0%
708.010	WORKERS' COMPENSATION	8,975	9,300	8,357	10,200	900	10%
	Total Personnel Salaries & Benefits	**$121,717**	**$122,900**	**$101,180**	**$188,700**	**$65,800**	**54%**
	Operating Expenses						
702.034	OTHER CONTRACT SERVICES	0	900	0	900	0	0%
702.042	RELEASE OF LIENS	0	0	0	0	0	0%
703.025	OFFICE EXPENSE	1,115	1,500	4,000	1,500	0	0%
704.022	COMMUNICATIONS	1,790	2,000	1,342	1,500	-500	-25%
706.025	WEED & RUBBISH REMOVAL	0	0	400	500	500	0%
706.027	BOOT & JACKET ALLOWANCE	194	400	0	200	-200	-50%
706.028	SMALL TOOLS	166	200	108	200	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	620	700	95	700	0	0%
706.037	CONFERENCES & MEETINGS	4,826	4,500	-483	4,500	0	0%
706.073	UNIFORMS	200	400	0	400	0	0%
	Total Operating Expenses	**$8,910**	**$10,600**	**$5,461**	**$10,400**	**-$200**	**-2%**
	CAPITAL OUTLAY						
707.013	EQUIPMENT GRANT	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$130,627**	**$133,500**	**$106,641**	**$199,100**	**$65,600**	**49%**

STAFFING: 1 NEIGHBORHOOD IMPROVEMENT OFFICER II
1 PT NEIGHBORHOOD IMPROVEMENT OFFICER I

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 118: Recreation Enterprise Fund

Projected Reserve @ July 1, 2021 **$8,364**

Add:

Projected 21-22 Revenues **$117,800**

Less:

Requested Appropriations

SALARY & BENEFITS	$17,000	
OPERATING EXPENSES	100,800	
CAPITAL OUTLAY	0	
TRANSFERS OUT	0	

Total Appropriations **$117,800**

Projected Reserve @ June 30, 2022 **$8,364**

COMMUNITY CENTER REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
DONATIONS	0	0	0
JACOB MEYER PARKING FEES	60,000	58,934	50,000
CUSTOMER DEPOSITS FORFEITED	0	0	0
MISCELLANEOUS REVENUES	6,500	4,304	5,700
COMMUNITY CENTER FEES	30,000	-1,773	25,000
CONTRACT PROGRAMS	15,000	327	8,500
MISC PROGRAM INCOME	6,000	0	6,000
GENERAL FUND SUBSIDIES	15,000	748	22,600
SOCCER LEAGUE REVENUE	0	0	0
SWIM TEAM REVENUE	0	0	0
HALLOWEEN HAYRIDE REVENUE	0	0	0
TOT TIME REVENUE	0	0	0
DAY CAMP REVENUE	0	0	0
	$132,500	**$62,539**	**$117,800**

City of Riverbank
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Fund:	118	COMMUNITY CENTER	Department:	441
Function:		Recreation & Park Development		COMMUNITY CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits- GENERAL						
701.002	PERSONNEL PART-TIME	11,732	26,000	1,337	15,000	-11,000	-42%
701.003	PERSONNEL OVERTIME	0	200	0	0	-200	-100%
708.005	MEDICARE	525	400	139	200	-200	-50%
708.006	PERS RETIREMENT	0	0	0	0	0	0%
708.007	PAYROLL TAXES	4,012	2,000	952	1,800	-200	-10%
	Total Personnel Salaries & Benefits	**$16,270**	**$28,600**	**$2,428**	**$17,000**	**-$11,600**	**-41%**
	Operating Expenses - GENERAL						
702.032	PROFESSIONAL/SPECIAL SERVICES	3,241	5,500	1,209	3,000	-2,500	-45%
703.030	CONTRACT PROGRAMS	6,862	8,500	81	6,000	-2,500	-29%
704.021	UTILITIES	31,541	32,000	18,776	32,000	0	0%
706.010	DEPRECIATION EXPENSE	1,746	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	7,820	9,000	932	6,000	-3,000	-33%
706.029	MAINT. OF BLDG & STRUCTURES	2,949	2,500	590	2,500	0	0%
706.035	INSURANCE & SURETY BONDS	660	1,200	0	700	-500	-42%
706.056	STATE/COUNTY FEES	555	600	572	600	0	0%
	Total Operating Expenses	**$55,373**	**$59,300**	**$22,160**	**$50,800**	**-$8,500**	**-14%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	PART-TIME PROGRAMS (441.002)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0%
708.005	MEDICARE	0	0	0	0	0	0%
708.007	PAYROLL TAXES	0	0	0	0	0	0%
	Total Soccer League Program Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	SWIM TEAM PROGRAM (441.003)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	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%
	Total Swim Team Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	HALLOWEEN HAYRIDE (441.004)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	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%
	Total Haunted Hayride Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	118	COMMUNITY CENTER	Department:	441
Function:		Recreation & Park Development		COMMUNITY CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	TOT TIME (441.005)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	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%
	Total Tot Time Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	DAY CAMPS (441.006)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0%
708.005	MEDICARE	0	0	0	0	0	0%
708.007	PAYROLL TAXES	0	0	0	0	0	0%
	Total Day Camp Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	JMP IMPROVEMENTS (441.007)						
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0%
	Total JMP Improvement Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	JMP PARKING FEE (441.008)						
703.066	JMP PARKING EXPENSE	61,705	60,000	48,404	50,000	-10,000	-17%
706.079	PARK HOST	0	0	0	0	0	0%
	Total JMP Parking Fee Expenses	**$61,705**	**$60,000**	**$48,404**	**$50,000**	**-$10,000**	**-17%**
	PART-TIME RENTAL EXPENSES (441.009)						
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	0	0	0	0	0	0%
708.005	MEDICARE	0	0	0	0	0	0%
708.007	PAYROLL TAXES	0	0	0	0	0	0%
	Total Day Camp Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$133,348**	**$147,900**	**$72,992**	**$117,800**	**-$30,100**	**-20%**

City of Riverbank
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Fund 119: Vehicle Maintenance Fund

Reserve @ July 1, 2021		**$0**
Add:		
Projected 21-22 Revenues		**$360,200**
Less:		
Requested Appropriations		
SALARY & BENEFITS	$91,200	
OPERATING EXPENSES	269,000	
TRANSFER OUT	0	
CAPITAL OUTLAY	0	
Total Appropriations		**$360,200**
Projected Reserve @ June 30, 2022		**$0**

EQUIPMENT POOL REVENUES

	BUDGET 20-21	**ACTUAL 20-21**	**BUDGET 21-22**
SALE OF FUEL	11,000	5,598	8,000
VEHICLE & EQUIP RENTAL	135,000	0	140,000
MAINT. CHARGES - LABOR	131,200	0	91,200
MAINT. CHARGES - PARTS	127,000	0	121,000
SALE OF CAPITAL ASSETS	0	0	0
MISCELLANEOUS REVENUES	0	0	0
TRANSFERS IN	1,000	3,460	0
	$405,200	**$9,058**	**$360,200**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	119	**VEHICLE MAINTENANCE**	Department:	**442**
Function:		**Public Works**		**Vehicle Maintenance**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	66,572	92,100	72,718	63,700	-28,400	-31%
708.004	MISC EMPLOYEE BENEFITS	-2,125	0	-5,018	0	0	0%
708.005	MEDICARE	837	1,000	976	900	-100	-10%
708.006	PERS RETIREMENT	12,845	14,600	12,694	12,200	-2,400	-16%
708.007	PAYROLL TAXES	399	800	735	300	-500	-63%
708.008	HEALTH DENTAL VISION INSURANCE	21,112	8,700	8,683	100	-8,600	-99%
708.009	NATIONAL RETIREMENT	4,660	4,700	4,963	4,700	0	0%
708.010	WORKERS' COMPENSATION	9,381	9,700	8,939	9,300	-400	-4%
	Total Personnel Salaries & Benefits	**$113,680**	**$131,600**	**$104,690**	**$91,200**	**-$40,400**	**-31%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	3,821	4,000	6,046	5,000	1,000	25%
702.032	PROFESSIONAL/SPECIAL SERVICES	2,098	12,700	2,538	12,700	0	0%
702.038	TELEPHONE MAINT. SYS CONTRACT	6,225	5,200	4,597	5,200	0	0%
702.044	CNG FUELING PUMP MAINTENANCE	12,142	40,000	20,244	40,000	0	0%
703.025	OFFICE EXPENSE	219	800	949	800	0	0%
704.021	UTILITIES	29,885	25,000	27,467	25,000	0	0%
704.022	COMMUNICATIONS	1,807	1,500	1,486	1,500	0	0%
705.040	VEHICLE MAINTENANCE EXPENSE	72,544	95,000	43,194	95,000	0	0%
705.041	VEHICLE FUEL	62,265	80,000	39,917	75,000	-5,000	-6%
706.026	MISCELLANEOUS EXPENSE	58	500	467	500	0	0%
706.027	BOOT & JACKET ALLOWANCE	188	200	0	200	0	0%
706.028	SMALL TOOLS	747	1,300	2,337	1,300	0	0%
706.029	MAINT. OF BLDG/STCRS/GRNDS	72	0	9	0	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	0	500	-399	500	0	0%
706.037	TRAVEL,CONF & MEETINGS	0	500	0	500	0	0%
706.040	PERMITS & LICENSES	1,745	3,000	0	3,000	0	0%
706.050	SAFETY EQUIPMENT	845	500	641	500	0	0%
706.056	STATE/COUNTY FEES	1,070	1,300	3,039	1,300	0	0%
706.073	UNIFORMS & RAGS	870	1,000	1,254	1,000	0	0%
	Total Operating Expenses	**$196,599**	**$273,000**	**$153,787**	**$269,000**	**-$4,000**	**-1%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$310,279**	**$404,600**	**$258,477**	**$360,200**	**-$44,400**	**-11%**

STAFFING: 1 CITY MECHANIC

Fund 126: Vehicle Tow Fund

Projected Reserve @ July 1, 2021	**$20,396**
Add:	
Projected 21-22 Revenues	**$7,000**
Less:	
Requested Appropriations	

OPERATING EXPENSES-TOW FUND	5,000
OPERATING EXPENSES-ARRA GRANT	0
OPERATING EXPENSES-EQUITABLE SHARING	0
OPERATING EXPENSES-AB 109 REALIGNMENT	0

Total Appropriations	**$5,000**
Projected Reserve @ June 30, 2022	**$22,396**
% of Reserve to Budget	**320%**

VEHICLE TOW FUND REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
VEHICLE RELEASE	7,000	7,300	7,000
ASSET SEIZURE/FORFEITURES	0	0	0
MISCELLANEOUS REVENUES	0	0	0
GRANT REIMBURSEMENTS	0	0	0
EQUITABLE SHARING REVENUE	0	0	0
AB 109 REALIGNMENT FUNDS	0	0	0
TRANSFERS IN	0	0	0
	$7,000	**$7,300**	**$7,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**126**	**TOW FUND/POLICE GRANTS**	Department:	**449**
Function:		**Police Services**		**POLICE SERVICES**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses-TOW						
706.029	MAINT. OF BLDG STRUCTURES GRNDS	2,470	5,000	0	5,000	0	0%
707.003	EQUIPMENT/PROJECTS	36,105	0	0	0	0	0%
	Total Operating Expenses	**$38,575**	**$5,000**	**$0**	**$5,000**	**$0**	**0%**
	Total Department Appropriations	**$38,575**	**$5,000**	**$0**	**$5,000**	**$0**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 132: Weed Abatement Fund

Projected Reserve @ July 1, 2021 **$55,431**

Add:

Projected 21-22 Revenues **$300**

Less:

Requested Appropriations

OPERATING EXPENSES	5,000	
Total Appropriations		**$5,000**
Projected Reserve @ June 30, 2022		**$50,731**
		16910%

WEED ABATEMENT FUND

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	1,000	238	300
WEED & LOT CLEANING	0	0	0
	$1,000	**$238**	**$300**

Fund:	132	WEED ABATEMENT FUND	Department:	457
Function:		Code Compliance		CODE COMPLIANCE

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses-TOW						
702.032	PROFESSIONAL/SPECIAL SERVICES	6,937	5,000	147	5,000	0	0%
706.025	WEED & RUBBISH REMOVAL	0	0	0	0	0	0%
	Total Operating Expenses	**$6,937**	**$5,000**	**$147**	**$5,000**	**$0**	**0%**
	Total Department Appropriations	**$6,937**	**$5,000**	**$147**	**$5,000**	**$0**	**0%**

City of Riverbank
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Fund 134: Recreation & Park Development

Reserve @ July 1, 2021		**$0**
Add:		
Projected 21-22 Revenues		**$594,500**
Less:		
Requested Appropriations		
SALARY & BENEFITS	$543,200	
OPERATING EXPENSES	47,300	
TRANSFERS OUT	0	
CAPITAL OUTLAY	4,000	
Total Appropriations		**$594,500**
Projected Reserve @ June 30, 2022		**$0**

RECREATION REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
POOL REVENUE	47,000	36,737	30,000
POOL CONCESSIONS	100	93	300
POOL/RECREATION DONATIONS	2,000	290	0
MISCELLANEOUS REVENUES	0	0	0
PROGRAM REVENUE	36,000	16,585	25,000
CONTRACT PROGRAMS	0	0	0
MISC PROGRAM INCOME	0	0	0
GENERAL FUND SUBSIDY-TR. IN	406,200	164,610	539,200
	$491,300	**$218,315**	**$594,500**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	134	RECREATION & PARK DEVELOPMENT	Department:	459 RECREATION

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	227,027	227,600	197,922	254,000	26,400	12%
701.002	PERSONNEL PART-TIME	75,970	70,000	42,378	106,000	36,000	51%
701.003	PERSONNEL OVERTIME	0	100	0	100	0	0%
701.080	SALARY REQUEST	0	0	0	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	-1,431	0	-5,474	0	0	0%
708.005	MEDICARE	3,892	4,700	3,221	5,200	500	11%
708.006	PERS RETIREMENT	42,258	45,000	39,403	53,900	8,900	20%
708.007	PAYROLL TAXES	9,053	7,200	6,117	14,200	7,000	97%
708.008	HEALTH DENTAL VISION INSURANCE	46,971	46,900	41,891	53,500	6,600	14%
708.009	NATIONAL RETIREMENT	12,908	10,500	10,258	14,200	3,700	35%
708.010	WORKERS' COMPENSATION	32,836	32,000	26,450	38,800	6,800	21%
708.012	DEFERRED COMPENSATION	3,250	2,400	1,788	3,300	900	38%
	Total Personnel Salaries & Benefits	**$452,733**	**$446,400**	**$363,953**	**$543,200**	**$96,800**	**22%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	749	0	0	0	0	0%
702.031	RENTS & LEASES	128	100	116	100	0	0%
702.032	PROFESSIONAL SERVICES	7,105	6,500	7,979	8,200	1,700	26%
703.024	POSTAGE	152	200	36	200	0	0%
703.025	OFFICE EXPENSE	1,274	1,300	1,212	1,300	0	0%
703.027	RECREATION PROGRAM SUPPLIES	6,981	6,300	4,926	6,500	200	3%
704.022	COMMUNICATIONS	3,330	3,000	2,671	4,100	1,100	37%
706.023	ADVERTISING	1,816	2,000	2,490	2,000	0	0%
706.026	MISCELLANEOUS EXPENSE	31	100	0	0	-100	-100%
706.027	BOOT & JACKET ALLOWANCE	535	400	0	400	0	0%
706.037	CONFERENCES & MEETINGS	4,154	3,500	2,140	3,000	-500	-14%
706.052	GYM EXPENSES	16,436	18,000	15,140	18,000	0	0%
706.065	PRINTING EXPENSE	2,939	3,500	517	3,500	0	0%
	Total Operating Expenses	**$45,631**	**$44,900**	**$37,226**	**$47,300**	**$2,400**	**5%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	4,000	4,000	0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$4,000**	**$4,000**	**0%**
	Total Department Appropriations	**$498,364**	**$491,300**	**$401,180**	**$594,500**	**$103,200**	**21%**

STAFFING:
- 1 PARKS & RECREATION DIRECTOR
- 1 RECREATION SUPERVISOR
- 1 ADMINISTRATIVE CLERK
- V PART-TIME (ADMIN, AQUATICS, TEEN CENTER, REC PROGRAMS)

CAPITAL EXPENDITURES:

Teen Center Computer Upgrades	**$4,000**

Fund 137: Workers' Comp Liability Reserve

Projected Reserve @ July 1, 2021 **$409,365**

Add:

Projected 21-22 Revenues **$317,100**

Less:

Requested Appropriations

CONTRACT SERVICES	0
INSURANCE & SURETY BONDS	317,100
MISC. MEDICAL EXPENSES	0

Total Appropriations **$317,100**

Projected Reserve @ June 30, 2022 **$409,365**

WORKERS' COMP LIABILITY RESERVE REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	2400	566	0
PREMIUM REBATE	75,300	75,277	43,900
WORKERS' COMP PREMIUM ASSMT	296,000	0	273,200
	$373,700	**$75,843**	**$317,100**

City of Riverbank
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Fund:	137	WORKERS COMP LIABILITY RESERVE	Department:	460 WC LIABILITY

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	0	10,000	0	0	-10,000	-100.0%
706.035	INSURANCE & SURETY BONDS	290,811	296,000	286,707	317,100	21,100	7.1%
708.015	MISC. MEDICAL EXPENSE	0	0	0	0	0	0%
	Total Operating Expenses	**$290,811**	**$306,000**	**$286,707**	**$317,100**	**$11,100**	**3.6%**
	Total Department Appropriations	**$290,811**	**$306,000**	**$286,707**	**$317,100**	**$11,100**	**3.6%**

City of Riverbank
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Fund 138: General Liability Reserve

Projected Reserve @ July 1, 2021 **$180,408**

Add:

Projected 21-22 Revenues **$339,800**

Less:

Requested Appropriations

CONTRACT SERVICES	0
INSURANCE & SURETY BONDS	329,700
CAPITAL OUTLAY	10,000

Total Appropriations **$339,700**

Projected Reserve @ June 30, 2022 **$180,508**

GENERAL LIABILITY RESERVE REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
GENERAL LIABILITY PREMIUM ASSMT	217,000	0	303,000
PREMIUM REBATE	22,700	22,653	36,800
TRANSFERS IN (CARES)	59,200	59,105	0
	$298,900	**$81,758**	**$339,800**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	138	GENERAL LIABILITY RESERVE (RMA)	Department:	461	GENERAL LIABILTY

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	0	11,600	20,080	0	-11,600	-100%
706.035	INSURANCE & SURETY BONDS	208,421	217,000	236,196	329,700	112,700	52%
	Total Operating Expenses	**$208,421**	**$228,600**	**$256,276**	**$329,700**	**$101,100**	**44%**
	CAPITAL OUTLAY						
707.003	EQUIPMENT/PROJECTS	84,806	55,100	47,969	10,000	-45,100	-82%
	Total Capital Outlay	**$84,806**	**$55,100**	**$47,969**	**$10,000**	**-$45,100**	**-82%**
	Total Department Appropriations	**$293,227**	**$283,700**	**$304,245**	**$339,700**	**$56,000**	**20%**

EQUIPMENT & PROJECTS:

RISK MANAGEMENT PROJECTS $10,000

Fund 156: Assessment District Fund

Projected Reserve @ July 1, 2021	**$273,507**
Add:	
Projected 21-22 Revenues	**$100**
Less:	
Requested Appropriations	

OPERATING EXPENSES	0	
CAPITAL OUTLAY	45,700	
Total Appropriations		**$45,700**
Projected Reserve @ June 30, 2022		**$227,907**

ASSESSMENT DIST. REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	100	70	100
	$100	**$70**	**$100**

City of Riverbank
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Fund:	156	ASSESSMENT DISTRICT FUND	Department:	555 DISTRICT EXPENSES

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	CAPITAL OUTLAY						
707.003	EQUIPMENT/PROJECTS	0	0	0	45,700	45,700	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$45,700**	**$45,700**	**0%**
	Total Department Appropriations	**$0**	**$0**	**$0**	**$45,700**	**$45,700**	**0%**

EQUIPMENT/PROJECTS:

Castleburg Park Trail Rehabilitation Project	**$45,700**

City of Riverbank
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Fund 162: Quimby Park Fees

Projected Reserve @ July 1, 2021	**$158,960**
Add:	
Projected 21-22 Revenues	**$0**
Less:	
Requested Appropriations	
CAPITAL OUTLAY 0	
Total Appropriations	**$0**
Projected Reserve @ June 30, 2022	**$158,960**

QUIMBY FEE REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
QUIMBY FEES	0	0	0
INTEREST INCOME	100	9	0
MISCELLANEOUS REVENUES	0	0	0
	$100	**$9**	**$0**

Fund 176: Public Safety Augmentation Fund

Projected Reserve @ July 1, 2021		**$0**
Add:		
Projected 21-22 Revenues		**$120,000**
Less:		
Requested Appropriations		
TRANSFERS OUT	120,000	
Total Appropriations		**$120,000**
Projected Reserve @ June 30, 2022		**$0**

PSAF REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
P.S. AUGMENTATION FEES	90,000	98,940	120,000
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	$90,000	**$98,940**	**$120,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**176**	**P.S. AUGMENTATION FUND PROP 172**	Department:	**591 PUBLIC SAFETY**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	OPERATING EXPENSES						
999.000	TRANSFER FOR SHERIFF'S CONTRACT	135,300	90,000	0	120,000	30,000	33%
	Total Capital Outlay	**$135,300**	**$90,000**	**$0**	**$120,000**	**$30,000**	**33%**
	Total Department Appropriations	**$135,300**	**$90,000**	**$0**	**$120,000**	**$30,000**	**33%**

City of Riverbank

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Fund 180: Facility Improvement Fund

Projected Reserve @ July 1, 2021	**$2,025**
Add:	
Projected 21-22 Revenues	**$4,000**
Less:	
Requested Appropriations	

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations	**$0**
Projected Reserve @ June 30, 2022	**$6,025**

WATER MASTER PLAN REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
COMMUNITY CENTER FEES	4,000	-550	4,000
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	$4,000	**-$550**	**$4,000**

City of Riverbank
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Fund 181: CFD 2016-1

Projected Reserve @ July 1, 2021 **$195,893**

Add:

Projected 21-22 Revenues **$60,000**

Less:

Requested Appropriations

OPERATING EXPENSES	30,800	
TRANSFERS OUT	20,000	

Total Appropriations **$50,800**

Projected Reserve @ June 30, 2022 **$205,093**

CFD REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
ASSESSMENTS	0	36,823	60,000
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	$0	**$36,823**	**$60,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	181	CFD 2016-1	Department:	590 ASSESSMENT DIST.

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	OPERATING EXPENSES						
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	20,000	20,000	0%
702.037	STREET LIGHT REPAIRS	0	0	0	400	400	0%
704.021	UTILITIES	0	0	0	1,100	1,100	0%
706.029	MAINT. OF BLDG/STRC/GROUNDS	0	0	0	3,800	3,800	0%
706.062	MFS ADMINISTRATION FEE	0	0	5,204	5,500	5,500	0%
999.000	TRANSFER FOR SHERIFF'S CONTRACT	0	0	0	20,000	20,000	0%
	Total Capital Outlay	**$0**	**$0**	**$5,204**	**$50,800**	**$50,800**	**0%**
	Total Department Appropriations	**$0**	**$0**	**$5,204**	**$50,800**	**$50,800**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 196: Riverbank Teen Center Donations Fund

Projected Reserve @ July 1, 2021		**$4,551**
Add:		
Projected 21-22 Revenues		**$300**
Less:		
Requested Appropriations		
OPERATING EXPENSES	0	
CAPITAL OUTLAY	4,800	
Total Appropriations		**$4,800**
Projected Reserve @ June 30, 2022		**$51**

TEEN CENTER DONATION REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	0	0	0
DONATIONS	1,000	230	300
MISCELLANEOUS REVENUE	0	0	0
	$1,000	**$230**	**$300**

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	196	RIVERBANK POOL FUND	Department:	496
		TEEN CENTER DONATIONS		TEEN CENTER

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 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	0	3,000	432	4,800	1,800	60%
	Total Capital Outlay	**$0**	**$3,000**	**$432**	**$4,800**	**$1,800**	**60%**
	Total Department Appropriations	**$0**	**$3,000**	**$432**	**$4,800**	**$1,800**	**60%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 230: Public Benefit Fund

Projected Reserve @ July 1, 2021		**$1,879,463**
Add:		
Projected 21-22 Revenues		**$564,000**
Less:		
Requested Appropriations		
OPERATING EXPENSES	479,900	
Total Appropriations		**$479,900**
Projected Reserve @ June 30, 2022		**$1,963,563**
		348%

PUBLIC BENEFIT FUND

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
PUBLIC BENEFIT - FLAVORS	775,000	866,503	360,000
PUBLIC BENEFIT - RCC	108,000	99,000	108,000
PUBLIC BENEFIT - CANNA+RISE	96,000	60,713	96,000
ADMINISTRATIVE CITATION PERMIT	0	0	0
FINES, FEES, & FORFEITURES	0	0	0
	$979,000	**$1,026,216**	**$564,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	230	**PUBLIC BENEFIT FUND**	Department:	**411**
Function:		**Public Benefit**		**CODE COMPLIANCE**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses-TOW						
702.034	OTHER CONTRACT SERVICES	5,402	53,500	54,129	0	-53,500	-100%
702.031	CAMERA LEASE	69,821	120,700	105,072	121,600	900	1%
706.025	CONTRACT SHERIFF SERVICES	49,991	300,000	0	300,000	0	0%
999.000	TRANSFERS OUT (CODE ENF.)	0	0	0	58,300	58,300	0%
	Total Operating Expenses	**$125,214**	**$474,200**	**$159,202**	**$479,900**	**$5,700**	**1%**
	CAPITAL OUTLAY						
707.013	EQUIPMENT/PROJECTS	2,500	63,600	38,542	0	-63,600	-100%
707.004	COMMUNITY CENTER KITCHEN	0	242,800	215,656	0	-242,800	-100%
	Total Capital Outlay	**$2,500**	**$306,400**	**$254,198**	**$0**	**-$306,400**	**-100%**
	Total Department Appropriations	**$127,714**	**$780,600**	**$413,400**	**$479,900**	**-$300,700**	**-39%**

STAFFING:
1 Deputy Sheriff
1 Deputy Sheriff - Community Resource Officer

SYSTEM DEVELOPMENT FUNDS

Fiscal Year 2021-2022

Fund 140: Sys Development: Bridges/Roads

Projected Reserve @ July 1, 2021		**$35,831**
Add:		
Projected 21-22 Revenues		**$200**
Less:		
Requested Appropriations		
CAPITAL OUTLAY	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$36,031**

SYS DEVELOPMENT - BRIDGES/ROADS REVENUE

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	600	138	200
	$600	**$138**	**$200**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	140	SYS DEV-BRIDGES/ROADS	Department:	463
		PUBLIC WORKS		BRIDGES/ROADS

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	CAPITAL OUTLAY						
707.003	EQUIPMENT/PROJECTS	0	35,500	0	0	-35,500	-100%
707.101	OAKDALE & MORRILL SIGNAL	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$35,500**	**$0**	**$0**	**-$35,500**	**-100%**
	Total Department Appropriations	**$0**	**$35,500**	**$0**	**$0**	**-$35,500**	**-100%**

Fund 145: Sys Development - Overpasses Fund

Projected Reserve @ July 1, 2021		**$189,695**
Add:		
Projected 21-22 Revenues		**$1,000**
Less:		
Requested Appropriations		
OPERATING EXPENSES	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$190,695**

SYS DEVELOPMENT - OVERPASSES REVENUE

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	4,000	905	1,000
	$4,000	**$905**	**$1,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 146: Sys Development - Railroad Crossing Fund

Projected Reserve @ July 1, 2021	**$90,398**
Add:	
Projected 21-22 Revenues	**$87,000**
Less:	
Requested Appropriations	

PATTERSON & ROSELLE SIGNAL PROJECT	400	

Total Appropriations	**$400**
Projected Reserve @ June 30, 2022	**$176,998**

SYS DEVELOPMENT - RAILROAD CROSSING REVENUE

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	0	0	0
QUARRY PAYMENTS	120,000	0	87,000
	$120,000	**$0**	**$87,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**146**	**SYS DEV-RR XING**	Department:	**470**
		PUBLIC WORKS		**RR XING**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	400	400	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$400**	**$400**	**0%**
	Total Department Appropriations	**$0**	**$0**	**$0**	**$400**	**$400**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 205: System Development Fees - Streets/Public Works

Projected Reserve @ July 1, 2021		**$3,516,347**
Add:		
Projected 21-22 Revenues		**$193,200**
Less:		
Requested Appropriations		
OTHER OPERATING EXPENSES	0	
CAPITAL OUTLAY-SDF PROJECTS	2,123,800	
TRANSFERS OUT	32,500	
Total Appropriations		**$2,156,300**
Projected Reserve @ June 30, 2022		**$1,553,247**

System Development Fee: Streets/Public Works Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	39,200	21,268	20,000
DEVELOPER FEES	66,200	84,821	100,000
REALIZED GAIN ON INVESTMENT	0	0	0
LOAN REPAYMENT (FUND 106)	75,000	0	73,200
	$180,400	**$106,089**	**$193,200**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	205	**System Dev. Fees**	Department:	**473**
Function:		**Streets/Public Works**		**Sys Dev. Streets/Public Works**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	0	0	0	0	0	0%
999.000	TRANSFERS OUT-PROJECT MATCH	0	0	0	0	0	0%
999.000	TRANSFERS OUT-MGMT FEE	29,228	0	15,978	32,500	32,500	0%
999.000	TRANSFERS OUT-SEWER LOAN	0	0	0	0	0	0%
	Total Operating Expenses	**$29,228**	**$0**	**$15,978**	**$32,500**	**$32,500**	**0%**
	Capital Outlay						
707.002	CAPITAL EXPENDITURES (RR XING'S)	0	554,000	0	865,000	311,000	0%
707.068	SYS. DEV. TRAFFIC SIGNAL PROJECTS	30,022	202,500	14,725	838,000	635,500	0%
707.069	SYS. DEV. STREET PROJECTS	0	267,700	0	0	-267,700	-100%
707.108	OAKDALE RD - MORRILL TO WESTGATE	0	38,500	17,500	420,800	382,300	993%
	Total Capital Outlay	**$30,022**	**$1,062,700**	**$32,225**	**$2,123,800**	**$1,061,100**	**100%**
	Total Department Appropriations	**$59,250**	**$1,062,700**	**$48,203**	**$2,156,300**	**$1,093,600**	**103%**

CAPITAL EXPENDITURES (RR XING'S)	
RR XING 1ST ST & PATTERSON	$311,000
RR XING THIRD NEAR PATTERSON	$311,000
RR XING PATTERSON NEAR TERMINAL	$243,000
	$865,000

TRAFFIC SIGNAL PROJECTS	
ROSELLE @ PATTERSON TRAFFIC SIGNAL	$635,500
ROSELLE @ MORRILL TRAFFIC SIGNAL	$202,500
	$838,000

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 208: System Development Fees Storm Drainage

Projected Reserve @ July 1, 2021		**$1,154,055**
Add:		
Projected 21-22 Revenues		**$152,400**
Less:		
Requested Appropriations		
CAPITAL OUTLAY-CIP PROJECTS	257,200	
Total Appropriations		**$257,200**
Projected Reserve @ June 30, 2022		**$1,049,255**

System Development Fee: Storm Drainage Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	4,000	1,284	2,400
DEVELOPER FEES	110,000	155,161	150,000
TRANSFERS IN	0	0	0
	$114,000	**$156,446**	**$152,400**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**208**	**System Dev. Fees**	Department:	**474**
Function:		**Storm Drainage**		**Sys Dev. Storm Drainage**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Capital Outlay						
702.032	STORM DRAIN BASIN STUDIES	0	65,600	0	65,800	200	0.3%
707.086	STORM DRAIN PROJECTS-CIP	0	117,200	0	191,400	74,200	63.3%
	Total Capital Outlay	**$0**	**$182,800**	**$0**	**$257,200**	**$74,400**	**41%**
	Total Department Appropriations	**$0**	**$182,800**	**$0**	**$257,200**	**$74,400**	**41%**

STORM DRAIN PROJECTS - CIP		
	ANALYSIS OF 8TH ST STORM DRAIN SYSTEM	32,900
	ANALYSIS OF CANDLEWOOD SD SYSTEM	32,900
		$ 65,800
STORM BASIN STUDIES		
	OID SNEDIGAR PIPELINE TO STORM	$60,000
	FIRST STREET BASIN RECONSTRUCTION	$131,400
		$191,400

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund 209: System Development Fees - Park Development

Projected Reserve @ July 1, 2021		**$851,745**
Add:		
Projected 21-22 Revenues		**$50,000**
Less:		
Requested Appropriations		
DEBT SERVICE-ED BANK LOAN	0	
CAPITAL OUTLAY-SDF PROJECTS	301,500	
Total Appropriations		**$301,500**
Projected Reserve @ June 30, 2022		**$600,245**

System Development Fee - Parks

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	800	271	0
DEVELOPER FEES	45,000	68,661	50,000
GRANTS	0	0	0
TRANSFERS IN (Match Funds)	0	0	0
	$45,800	**$68,932**	**$50,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**209**	**System Dev. Fees**	Department:	**467**
Function:		**Parks & Recreation**		**System Dev. Parks**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	86,671	64,000	21,379	0	-64,000	-100%
706.009	LEGAL SETTLEMENT	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	**$86,671**	**$64,000**	**$21,379**	**$0**	**-$64,000**	**-100%**
	Capital Outlay						
707.003	EQUIPMENT/PROJECTS	16,459	0	0	301,500	301,500	0%
	Total Capital Outlay	**$16,459**	**$0**	**$0**	**$301,500**	**$301,500**	**0%**
	Total Department Appropriations	**$103,130**	**$64,000**	**$21,379**	**$301,500**	**$237,500**	**371%**

EQUIPMENT/PROJECTS:

COUNTRYSIDE PARK IMPROVEMENTS	**$301,500**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 210: System Development Fees - Police & General Gov.

Projected Reserve @ July 1, 2021		**$396,144**
Add:		
Projected 21-22 Revenues		**$40,000**
Less:		
Requested Appropriations		
OTHER OPERATING EXPENSES	0	
CAPITAL OUTLAY-SDF PROJECTS	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$436,144**

System Development Fee: Police/General Government

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	100	11	0
DEVELOPER FEES	25,000	28,265	40,000
TRANSFERS IN	0	0	0
	$25,100	**$28,275**	**$40,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**210**	**System Dev. Fees**	Department:	**467**
Function:		**Police & General Govt.**		**Sys Dev. Police & General Govt.**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICES	92,755	17,800	0	0	-17,800	-100%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$92,755**	**$17,800**	**$0**	**$0**	**-$17,800**	**-100%**
	Capital Outlay						
707.002	CAPITAL EXPENDITURES	19,295	6,000	8,333	0	-6,000	-100%
	Total Capital Outlay	**$19,295**	**$6,000**	**$8,333**	**$0**	**-$6,000**	**-100%**
	Total Department Appropriations	**$112,050**	**$23,800**	**$8,333**	**$0**	**-$23,800**	**-100%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 211: System Administration Fees

Projected Reserve @ July 1, 2021		**$92,505**
Add:		
Projected 21-22 Revenues		**$40,000**
Less:		
Requested Appropriations		
OPERATING EXPENSES	29,500	
CAPITAL OUTLAY	0	
Total Appropriations		**$29,500**
Projected Reserve @ June 30, 2022		**$103,005**

SYSTEM ADMIN. REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
SYSTEM ADMIN FEES	26,000	46,519	40,000
INTEREST INCOME	0	0	0
	$26,000	**$46,519**	**$40,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**211**	**System Dev. Fees**	Department:	**467**
Function:		**System Administration**		**Administration**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.053	GENERAL ADMINISTRATION	11,535	0	6,028	0	0	0%
999.000	TRANSFER OUT OF MGMT FEE	0	0	0	29,500	29,500	0%
	Total Operating Expenses	**$11,535**	**$0**	**$6,028**	**$29,500**	**$29,500**	**0%**
	Total Department Appropriations	**$11,535**	**$0**	**$6,028**	**$29,500**	**$29,500**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 212: System Development Imaging Fee

Projected Reserve @ July 1, 2021		**$37,070**
Add:		
Projected 21-22 Revenues		**$11,300**
Less:		
Requested Appropriations		
SALARIES & BENEFITS	0	
OPERATING EXPENSES	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$48,370**

SYSTEM ADMIN. REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
IMAGING FEES (Building)	2,000	2,913	4,000
IMAGING FEES (Planning)	700	818	1,000
IMAGING FEES (City Council)	100	141	300
ZONING,GP,BASE MAP UPDATES	5,500	4,600	6,000
INTEREST INCOME	0	0	0
	$8,300	**$8,472**	**$11,300**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**212**	**System Dev. Imaging Fee**	Department:	**597**
Function:		**Administration**		**Sys. Dev. Imaging Fees**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.053	GENERAL ADMINISTRATION	195	0	0	0	0	0%
	Total Operating Expenses	**$195**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$195**	**$0**	**$0**	**$0**	**$0**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 222: Crossroads Undergrounding

Projected Reserve @ July 1, 2021		**$829,607**
Add:		
Projected 21-22 Revenues		**$8,000**
Less:		
Requested Appropriations		
OPERATING EXPENSES	0	
CAPITAL OUTLAY	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$837,607**

CROSSROADS UNDERGROUNDING REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
SYSTEM ADMIN FEES	0	0	0
MID UNDERGROUNDING	0	0	0
REALIZED GAIN/(LOSS) ON INVESTMENT	0	0	0
INTEREST INCOME	13,400	7,844	8,000
	$13,400	**$7,844**	**$8,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**222**	**Crossroads Undergrounding**	Department:	**405**
Function:		**Planning**		**PLANNING**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.032	PROFESSIONAL/SPECIAL SERVICE	6	0	0	0	0	0%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$6**	**$0**	**$0**	**$0**	**$0**	**0%**
	Capital Outlay						
707.101	OAKDALE & MORRILL SIGNAL PROJECT	0	0	0	0	0	0%
707.002	MORRILL ROAD UNDERGROUNDING	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$6**	**$0**	**$0**	**$0**	**$0**	**0%**

HOUSING FUNDS

Fiscal Year 2021-2022

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 139: Housing Old Program Income

Projected Reserve @ July 1, 2021 **$51,601**

Add:

Projected 21-22 Revenues **$800**

Less:

Requested Appropriations

SALARY & BENEFITS	0	
OPERATING EXPENSES	3,100	
BAD DEBTS	0	
Total Appropriations		**$3,100**
Projected Reserve @ June 30, 2022		**$49,301**

OLD PROGRAM INCOME REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	400	139	200
SALE OF CAPITAL ASSETS	0	0	0
LOAN PAYMENTS	3,600	2,100	600
	$4,000	**$2,239**	**$800**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	139	HCD Old Program Income Fund	Department:	462 HCD 86-STBG-185

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
701.007	SALARY ALLOCATION	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%
702.053	GENERAL ADMINISTRATION	8,926	6,000	2,345	3,000	-3,000	-50%
703.024	POSTAGE	44	100	0	100	0	0%
	Total Operating Expenses	**$8,970**	**$6,100**	**$2,345**	**$3,100**	**-$3,000**	**-49%**
	Total Department Appropriations	**$8,970**	**$6,100**	**$2,345**	**$3,100**	**-$3,000**	**-49%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 153: CDBG Program Income Fund

Projected Reserve @ July 1, 2021		**$461,495**
Add:		
Projected 21-22 Revenues		**$57,000**
Less:		
Requested Appropriations		
SALARY & BENEFITS	20,000	
OTHER EXPENSES	1,000	
REHABILITATION LOANS	300,000	
Total Appropriations		**$321,000**
Projected Reserve @ June 30, 2022		**$197,495**

CDBG PROGRAM INCOME REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	13,800	12,723	12,000
LOAN PAYMENTS	50,000	326,885	45,000
TRANSFER IN (NEW LOANS)	0	0	0
	$63,800	**$339,608**	**$57,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**153**	**CDBG PROGRAM INCOME FUND**	Department:	**462 HCD CDBG**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
701.007	SALARY ALLOCATION	0	20,000	0	20,000	0	0%
702.032	PROFESSIONAL SERVICES	0	0	0	0	0	0%
702.034	OTHER CONTRACT SERVICES	0	0	0	0	0	0%
702.053	GENERAL ADMINISTRATION	893	2,000	521	1,000	-1,000	-50%
702.054	FTHB/REHAB LOANS	0	100,000	0	300,000	200,000	200%
706.999	BAD DEBTS	-100,000	0		0	0	0%
999.000	TRANSFERS OUT	25,630	0	0	0	0	0%
	Total Operating Expenses	**-$73,477**	**$122,000**	**$521**	**$321,000**	**$199,000**	**163%**
	Total Department Appropriations	**-$73,477**	**$122,000**	**$521**	**$321,000**	**$199,000**	**163%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 154: HOME Program Income Fund

Projected Reserve @ July 1, 2021		**$579,732**
Add:		
Projected 21-22 Revenues		**$2,000**
Less:		
Requested Appropriations		
OTHER EXPENSES	40,000	
LOANS	500,000	
Total Appropriations		**$540,000**
Projected Reserve @ June 30, 2022		**$41,732**

HOME Program Income Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	0	11,416	0
SALE OF CAPITAL ASSETS	0	0	0
NOTE PAYMENTS	5,000	30,847	2,000
TRANSFER IN (NEW LOANS)	0	0	0
	$5,000	**$42,263**	**$2,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	154	HOME PROGRAM INCOME FUND	Department:	480 HCD 98-STBG-480

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
701.007	SALARY ALLOCATION	0	20,000	0	40,000	20,000	0%
702.053	GENERAL ADMINISTRATION	0	0	0	0	0	0%
702.054	LOANS	0	697,000	200,000	500,000	-197,000	-28%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$0**	**$717,000**	**$200,000**	**$540,000**	**-$177,000**	**-25%**
	Total Department Appropriations	**$0**	**$717,000**	**$200,000**	**$540,000**	**-$177,000**	**-25%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 155: CAL-HOME Program Income Fund

Projected Reserve @ July 1, 2021 **$395,518**

Add:

Projected 21-22 Revenues **$19,400**

Less:

Requested Appropriations

SALARY ALLOCATIONS	10,000
HOUSING LOANS	380,000

Total Appropriations **$390,000**

Projected Reserve @ June 30, 2022 **$24,918**

CAL-HOME Program Income Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	800	181	200
SALE OF CAPITAL ASSETS	0	0	0
NOTE PAYMENTS	0	9,265	19,200
	$800	**$9,446**	**$19,400**

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**155**	**CAL-HOME PROGRAM INCOME FUND**	Department:	**480 CAL-HOME**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
701.007	SALARY ALLOCATION	0	0	0	10,000	10,000	0%
702.053	GENERAL ADMINISTRATION	0	0	0	0	0	0%
702.054	LOANS	0	90,000	0	380,000	290,000	322%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$0**	**$90,000**	**$0**	**$390,000**	**$300,000**	**333%**
	Total Department Appropriations	**$0**	**$90,000**	**$0**	**$390,000**	**$300,000**	**333%**

Fund 168: LMI Housing Fund

Projected Reserve @ July 1, 2021		**$101,504**
Add:		
Projected 21-22 Revenues		**$300**
Less:		
Requested Appropriations		
HOUSING LOAN EXPENDITURES	101,400	
Total Appropriations		**$101,400**
Projected Reserve @ June 30, 2022		**$404**

LMI HOUSING REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
PAYMENT IN LIEU OF TAXES	0	0	0
INTEREST INCOME	1,000	249	300
	$1,000	**$249**	**$300**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	168	LMI HOUSING ASSET FUND	Department:	438 HOUSING PROGRAMS

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
702.054	LOANS	0	98,000	0	101,400	3,400	3%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Operating Expenses	**$0**	**$98,000**	**$0**	**$101,400**	**$3,400**	**3%**
	Total Department Appropriations	**$0**	**$98,000**	**$0**	**$101,400**	**$3,400**	**3%**

SEWER ENTERPRISE FUNDS

Fiscal Year 2021-2022

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 106: Sewer Fund Summary

Projected Reserve @ July 1, 2021	**$4,192,500**
Add:	
Projected 21-22 Revenues	**$4,814,600**
Less:	
Requested Appropriations	

	SEWER COLLECTION	SEWER TREATMENT
SALARIES & BENEFITS	$199,300	$389,100
CONTRACT SERVICES	133,700	275,200
UTILITIES	32,000	220,000
OPERATING EXPENSES	130,600	77,100
BOND EXPENSES	0	600
CAPITAL OUTLAY	399,900	66,300
TRANSFERS OUT	1,553,500	0
	$2,449,000	$1,028,300

Total Appropriations	**$3,477,300**
Projected Reserve @ June 30, 2022	**$5,529,800**
% of Reserve to Budget	115%
Structural Surplus/(Deficit)	**$1,337,300**

SEWER REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
SEWER SERVICE CHARGES	4,100,000	3,906,575	4,658,000
MEASURE L SALARY REIMB.	0	0	0
INSPECTION FEES (FOG)	2,000	500	1,000
FINES, FORFEITURES, PENALTIES	20,000	-10	60,000
INTEREST INCOME	16,400	6,272	10,000
MISCELLANEOUS REVENUES	0	1,950	0
INDUSTRIAL PERMITS	20,000	11,379	20,000
TRANSFER IN for SRF LOAN PYMT	65,500	0	65,600
TRANSFER IN MANAGEMENT FEES	75,100	6,327	0
TRANSFER IN OF LOAN PROCEEDS	0	0	0
	$4,299,000	**$3,932,995**	**$4,814,600**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	106	SEWER FUND	Department:	423
Function:		Public Works		SEWER COLLECTION

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	92,478	98,400	94,709	104,000	5,600	6%
701.003	PERSONNEL OVERTIME	89	1,000	563	1,000	0	0%
701.004	STANDBY PAY	11,113	15,000	10,632	15,000	0	0%
701.080	SALARY REQUEST	0	0	0	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	2,698	0	-14,555	0	0	0%
708.005	MEDICARE	1,224	1,400	1,268	1,500	100	7%
708.006	PERS RETIREMENT	15,942	19,100	17,632	21,600	2,500	13%
708.007	PAYROLL TAXES	798	800	672	700	-100	-13%
708.008	HEALTH DENTAL VISION INSURANCE	27,239	28,100	26,120	30,200	2,100	7%
708.009	NATIONAL RETIREMENT	9,320	9,400	8,638	9,400	0	0%
708.010	WORKERS' COMPENSATION	13,032	14,000	12,525	15,900	1,900	14%
	Total Personnel Salaries & Benefits	**$173,934**	**$187,200**	**$158,205**	**$199,300**	**$12,100**	**6%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIP.	15,152	15,000	9,531	15,000	0	0%
702.031	RENTS & LEASES (VEHICLE REP/MAINT)	39,000	39,000	6,987	40,000	1,000	3%
702.032	PROFESSIONAL SERVICES	29,654	35,760	31,449	38,700	2,940	8%
702.034	OTHER CONTRACT SERVICES	32,404	40,000	32,143	40,000	0	0%
703.023	ADVERTISING	149	300	87	300	0	0%
703.024	POSTAGE	7,159	7,200	5,984	7,200	0	0%
703.025	OFFICE EXPENSE	1,573	2,000	1,903	2,000	0	0%
703.049	CHEMICALS	1,244	1,500	0	1,500	0	0%
703.068	UTILITY RATE ASSISTANCE PROGRAM	0	7,500	0	7,500	0	0%
704.021	UTILITIES	35,435	32,000	26,667	32,000	0	0%
704.022	COMMUNICATIONS	2,890	4,000	2,189	4,000	0	0%
706.010	DEPRECIATION EXPENSE	266,945	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	1,312	2,000	1,384	2,000	0	0%
706.027	BOOT & JACKET ALLOWANCE	383	400	367	400	0	0%
706.028	SMALL TOOLS	433	500	822	1,000	500	100%
706.029	MAINT. OF BLDG & STRUCTURES	15,805	21,400	2,151	21,400	0	0%
706.036	MEMBERSHIP,DUES,BOOKS,ETC.	795	500	359	500	0	0%
706.038	STAFF DEVELOPMENT	1,405	2,000	977	2,000	0	0%
706.050	SAFETY EQUIPMENT	989	2,000	442	2,000	0	0%
706.056	STATE/COUNTY FEES	67	3,900	3,854	4,000	100	3%
706.060	INTERFUND LOAN PAYMENT	73,140	74,000	0	74,000	0	0%
706.073	UNIFORMS & RAGS	662	800	594	800	0	0%
706.099	BAD DEBTS (SEWER SERVICES)	19,788	0	6,949	0	0	0%
999.000	TRANSFERS OUT (BOND/CIP FUND)	563,914	564,100	375,398	563,200	-900	-0.2%
999.000	TRANSFER OUT MANAGEMENT FEE	741,893	859,700	377,972	990,300	130,600	15%
	Total Operating Expenses	**$1,852,194**	**$1,715,560**	**$888,209**	**$1,849,800**	**$134,240**	**8%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
707.003	EQUIPMENT/PROJECTS	188,908	2,550,000	22	399,900	-2,150,100	-84%
	Total Capital Outlay	**$188,908**	**$2,550,000**	**$22**	**$399,900**	**-$2,150,100**	**-84%**
	Total Department Appropriations	**$2,215,036**	**$4,452,760**	**$1,046,436**	**$2,449,000**	**-$2,003,760**	**-45%**

STAFFING: 1 MAINTENANCE WORKER I
1 MAINTENANCE WORKER II

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	106	SEWER FUND	Department:	424
Function:		Public Works		SEWER TREATMENT

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	199,731	206,200	189,489	213,400	7,200	3%
701.003	PERSONNEL OVERTIME	34,019	36,000	34,135	36,000	0	0%
708.004	MISC EMPLOYEE BENEFITS	2,312	0	-16,498	0	0	0%
708.005	MEDICARE	3,114	3,000	2,971	3,100	100	3%
708.006	PERS RETIREMENT	36,268	42,300	38,089	46,600	4,300	10%
708.007	PAYROLL TAXES	1,197	1,200	1,008	1,000	-200	-17%
708.008	HEALTH DENTAL VISION INSURANCE	35,593	36,300	33,725	39,300	3,000	8%
708.009	NATIONAL RETIREMENT	13,980	14,200	12,957	14,200	0	0%
708.010	WORKERS' COMPENSATION	27,187	29,000	25,271	32,100	3,100	11%
708.012	DEFERRED COMPENSATION	3,450	3,400	3,251	3,400	0	0%
708.020	PENSION EXPENSE	0	0	0	0	0	0%
	Total Personnel Salaries & Benefits	**$356,852**	**$371,600**	**$324,398**	**$389,100**	**$17,500**	**5%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	64,746	65,000	47,873	65,000	0	0%
702.031	RENTS & LEASES (VEH REP./MAINT)	25,000	34,000	12,216	35,000	1,000	3%
702.032	PROFESSIONAL SERVICES	164,753	172,700	136,374	172,700	0	0%
702.056	TAXES	2,036	2,500	2,041	2,500	0	0%
703.025	OFFICE EXPENSE	2,839	5,000	2,300	5,000	0	0%
703.049	CHEMICALS	2,524	5,700	3,360	5,700	0	0%
704.021	UTILITIES	235,057	220,000	154,169	220,000	0	0%
704.022	COMMUNICATIONS	1,555	1,700	1,550	1,700	0	0%
706.010	DEPRECIATION EXPENSE	158,460	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	0	2,800	50	2,800	0	0%
706.027	BOOT & JACKET ALLOWANCE	579	600	391	600	0	0%
706.028	SMALL TOOLS	2,652	3,000	2,197	3,000	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	12,073	35,000	11,181	35,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	1,362	3,500	1,437	3,500	0	0%
706.038	STAFF DEVELOPMENT	2,186	4,500	978	4,500	0	0%
706.050	SAFETY EQUIPMENT	2,928	3,300	1,132	3,300	0	0%
706.053	LEVEE REPAIR & A.C.	8,635	10,000	4,659	10,000	0	0%
706.060	INTERFUND LOAN PAYMENT	0	0	0	0	0	0%
706.073	UNIFORMS & RAGS	2,038	2,000	1,970	2,000	0	0%
706.076	SRF LOAN INTEREST EXPENSE	3,840	2,200	1,103	600	-1,600	-73%
999.000	TRANSFER OUT FOR DEBT SERVICE	192,500	0	0	0	0	0%
	Total Operating Expenses	**$885,762**	**$573,500**	**$384,981**	**$572,900**	**-$600**	**-0.1%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	66,300	66,300	0%
707.003	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$66,300**	**$66,300**	**0%**
	Total Department Appropriations	**$1,242,613**	**$945,100**	**$709,379**	**$1,028,300**	**$83,200**	**8.8%**

STAFFING:
1 WASTE WATER TREATMENT PLANT SUPERVISOR
1 WASTE WATER TREATMENT PLANT OPERATOR
1 WASTE WATER MAINTENANCE TECHNICIAN

CAPITAL EXPENDITURES:		
	Vertical Pump	$40,300
	Kubota Tractor	$26,000
		$66,300

Fund 107: Sewer Debt Service

Projected Reserve @ July 1, 2021		**$194,086**
Add:		
Projected 21-22 Revenues		**$517,400**
Less:		
Requested Appropriations		
BOND DEBT SERVICES	335,800	
TRANSFER OUT FOR DEBT SERVICE	65,600	
ADMINISTRATIVE EXPENSES (Non-Cash)	12,000	
Total Appropriations		**413,400**
Projected Reserve @ June 30, 2022		**$310,086**

SEWER DEBT SERVICE REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	4,000	1,002	1,000
REALIZED GAIN/LOSS ON INV.	0	0	0
TRANSFERS IN FOR DEBT SERV.	517,300	344,205	516,400
	$521,300	**$345,206**	**$517,400**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	107	**Sewer Debt Services**	Department:	**426**
Function:		**Bond Administration**		**SEWER DEBT SERVICES**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Debt Service Expenses						
706.054	PRINCIPAL PAYMENTS	530,771	235,300	235,244	244,000	8,700	3.7%
706.071	ADMIN EXPENSES	0	0	0	0	0	0.0%
706.076	BOND INTEREST EXPENSE	112,578	100,600	100,537	91,800	-8,800	-8.7%
706.078	BOND AMORTIZATION EXPENSE	11,950	0	0	12,000	12,000	0.0%
999.000	TRANSFERS OUT FOR SRF LOAN	0	65,600	0	65,600	0	0.0%
999.000	TRANSFERS OUT LOAN FUNDS	0	0	0	0	0	0.0%
	Total Debt Service Expenses	**$655,299**	**$401,500**	**$335,781**	**$413,400**	**$11,900**	**2.96%**
	Total Department Appropriations	**$655,299**	**$401,500**	**$335,781**	**$413,400**	**$11,900**	**2.96%**

Fund 108: Sewer Capital Improvement Fund

Projected Reserve @ July 1, 2021		**$404,931**
Add:		
Projected 21-22 Revenues		**$48,200**
Less:		
Requested Appropriations		
CAPITAL OUTLAY	30,000	
FINANCE SOFTWARE	0	
WASTE WATER TREATMENT PLANT UPGRADE	0	
Total Appropriations		**$30,000**
Projected Reserve @ June 30, 2022		**$423,131**

SEWER CAPITAL IMPROVEMENT REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	4,700	1,600	1,400
TRANSFERS IN-SINKING FUND	46,800	31,194	46,800
TRANSFERS IN-LINE REPLACEMENT (F 124)	0	0	0
TRANSFER IN - SCHNEIDER ELECTRIC	0	0	0
	$51,500	**$32,793**	**$48,200**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	108	SEWER CAPITAL IMPROVEMENT	Department:	427 CAPITAL IMPROVEMENT

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	26,200	25,181	30,000	3,800	15%
707.124	SCHNEIDER ELECTRIC PROJECT	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$26,200**	**$25,181**	**$30,000**	**$3,800**	**15%**
	Total Department Appropriations	**$0**	**$26,200**	**$25,181**	**$30,000**	**$3,800**	**15%**

CAPITAL EXPENDITURES

EMERGENCY SEWER LINE OR SEWER LIFT STATION REPAIRS	$30,000

Fund 158: Sewer Connection

Projected Reserve @ July 1, 2021	**$407,669**
Add:	
Projected 21-22 Revenues	**$20,200**
Less:	
Requested Appropriations	

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations	**$0**
Projected Reserve @ June 30, 2022	**$427,869**

SEWER CONNECTION REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
SEWER CONNECTION FEES	9,000	14,790	20,000
INTEREST INCOME	300	52	200
TRANSFERS IN	0	0	0
	$9,300	**$14,842**	**$20,200**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	158	SEWER CONNECTION	Department:	421 SEWER CONNECTION

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
706.010	DEPRECIATION EXPENSE	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	EQUIPMENT/PROJECTS	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$0**	**$0**	**$0**	**$0**	**$0**	**0%**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 160: Sewer Master Plan Preparation

Projected Reserve @ July 1, 2021	**$4,050**
Add:	
Projected 21-22 Revenues	**$100**
Less:	
Requested Appropriations	
CONTRACT SERVICES	0
CAPITAL OUTLAY	0
Total Appropriations	**$0**
Projected Reserve @ June 30, 2022	**$4,150**

SEWER MASTER PLAN REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
DEVELOPER REIMBURSEMENT	100	0	100
INTEREST INCOME	0	0	0
MISCELLANEOUS REVENUES	0	0	0
	$100	**$0**	**$100**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 207: System Development Fees - Waste Water

Projected Reserve @ July 1, 2021		**$616,137**
Add:		
Projected 21-22 Revenues		**$50,800**
Less:		
Requested Appropriations		
WASTE WATER PROJECTS	500,000	
Total Appropriations		**$500,000**
Projected Reserve @ June 30, 2022		**$166,937**

System Development Fee: Waste Water Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	0	890	800
DEVELOPER FEES	50,000	65,659	50,000
	$50,000	**$66,549**	**$50,800**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**207**	**System Dev. Fees**	Department:	**467**
Function:		**Waste Water**		**Sys Dev. Waste Water**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Capital Outlay						
707.002	CAPITAL EXPENDITURES	0	0	0	0	0	0%
707.087	SYS DEV. WASTE WATER PROJECTS	0	600,000	142,763	500,000	-100,000	-17%
	Total Capital Outlay	**$0**	**$600,000**	**$142,763**	**$500,000**	**-$100,000**	**-17%**
	Total Department Appropriations	**$0**	**$600,000**	**$142,763**	**$500,000**	**-$100,000**	**-17%**

SDF WASTE WATER PROJECTS:

Roselle Ave. Sewer Main	**$500,000**

WATER ENTERPRISE FUNDS

Fiscal Year 2021-2022

City of Riverbank

Annual Operating Budget -- Fiscal Year 2021-2022

Fund 114: Water Fund Summary

Projected Reserve @ July 1, 2021	**$2,648,253**
Add:	
Projected 21-22 Revenues	**$3,140,800**
Less:	
Requested Appropriations	

	WATER COLLECTION
SALARY & BENEFITS	$641,200
CONTRACT SERVICES	291,700
UTILITIES	400,000
OPERATING EXPENSES	134,200
DEBT SERVICE	387,000
CAPITAL OUTLAY	466,900
TRANSFERS OUT	943,200
	$3,264,200

Total Appropriations	**3,264,200**
Projected Reserve @ June 30, 2022	**$2,524,853**
% of Reserve to Budget	**80%**
Structural Surplus/(Deficit)	**($123,400)**

WATER REVENUES

	BUDGET 20-21	**ACTUAL 20-21**	**BUDGET 21-22**
WATER SERVICE CHARGES	$2,200,000	$2,559,666	$3,073,300
GRANTS	$0	0	$0
BAD DEBT-COLLECTIONS	$5,000	4,379	$3,000
BACKFLOW INSPECTIONS	5,000	945	5,000
FINES, FORFEITURES, PENALTIES	20,000	-5	40,000
WATER VIOLATIONS	0	0	0
INSPECTION FEES	0	600	5,000
INTEREST INCOME	18,200	7,074	10,000
MISCELLANEOUS REVENUES	4,500	6,636	4,500
TRANSFERS IN	1,000	1,012	0
	$2,253,700	**$2,580,307**	**$3,140,800**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund: 114	WATER	Department:	433
Function:	Public Works		WATER COLLECTION

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Personnel Salaries and Benefits						
701.001	PERSONNEL REGULAR	331,359	327,000	312,842	334,100	7,100	2%
701.002	PERSONNEL PART-TIME	0	0	0	0	0	0%
701.003	PERSONNEL OVERTIME	27,407	40,000	30,748	30,000	-10,000	-25%
701.004	STANDBY PAY	28,412	30,000	26,758	27,000	-3,000	-10%
701.080	SALARY REQUEST	0	0	0	0	0	0%
708.004	MISC EMPLOYEE BENEFITS	979	0	-41,292	0	0	0%
708.005	MEDICARE	3,667	4,400	3,607	3,600	-800	-18%
708.006	PERS RETIREMENT	60,633	69,500	62,262	75,500	6,000	9%
708.007	PAYROLL TAXES	1,999	1,900	1,680	1,700	-200	-11%
708.008	HEALTH DENTAL VISION INSURANCE	85,677	84,700	74,509	92,700	8,000	9%
708.009	NATIONAL RETIREMENT	27,837	23,600	25,361	23,600	0	0%
708.010	WORKERS' COMPENSATION	44,535	46,600	40,534	51,000	4,400	9%
708.012	DEFERRED COMPENSATION	1,950	2,000	1,838	2,000	0	0%
708.020	PENSION EXPENSE (BOOK ONLY)	0	0	0	0	0	0%
	Total Personnel Salaries & Benefits	**$614,455**	**$629,700**	**$538,847**	**$641,200**	**$11,500**	**1.8%**
	Operating Expenses						
702.030	MAINT. OF OPERATIONS EQUIPMENT	58,341	68,000	63,190	68,000	0	0%
702.031	RENTS & LEASES (Vehicle Rep/Maint)	31,000	31,000	1,642	32,000	1,000	3%
702.032	PROFESSIONAL SERVICES	93,617	151,700	112,941	151,700	0	0%
702.034	OTHER CONTRACT SERVICES	39,899	40,000	36,147	40,000	0	0%
703.023	ADVERTISING	0	300	0	300	0	0%
703.024	POSTAGE	8,439	7,600	6,989	7,600	0	0%
703.025	OFFICE EXPENSE	2,659	3,000	6,800	3,000	0	0%
703.064	BACKFLOW INSPECTION EXPENSES	1,686	6,000	2,666	6,000	0	0%
703.067	WATER CONSERVATION PROGRAM	0	10,000	0	25,000	15,000	150%
703.068	UTILITY RATE ASSISTANCE PROGRAM	0	15,000	0	15,000	0	0%
704.021	UTILITIES	343,180	400,000	298,185	400,000	0	0%
704.022	COMMUNICATIONS	5,477	5,300	4,945	5,300	0	0%
706.010	DEPRECIATION EXPENSE	337,231	0	0	0	0	0%
706.026	MISCELLANEOUS EXPENSE	734	2,200	1,461	2,200	0	0%
706.027	BOOT & JACKET ALLOWANCE	794	1,000	496	1,000	0	0%
706.028	SMALL TOOLS	1,041	1,800	3,172	1,800	0	0%
706.029	MAINT. OF BLDG & STRUCTURES	6,631	25,000	8,548	25,000	0	0%
706.036	MEMBERSHIP, DUES, BOOKS, ETC.	2,034	2,200	2,422	2,200	0	0%
706.038	STAFF DEVELOPMENT	4,559	4,500	4,463	4,500	0	0%
706.050	SAFETY EQUIPMENT	1,317	2,800	853	2,800	0	0%
706.054	DEBT SERVICE - WATER METERS	386,939	387,000	193,470	387,000	0	0%
706.056	STATE & COUNTY WATER FEES	27,869	30,000	28,086	30,000	0	0%
706.073	UNIFORMS & RAGS	2,027	2,500	2,046	2,500	0	0%
706.999	BAD DEBTS (WATER SERVICE)	12,615	5,000	4,343	0	-5,000	-100%
999.000	TRANSFERS OUT	104,670	54,600	36,544	54,800	200	0.4%
999.000	TRANSERS OUT MANAGEMENT FEE	701,454	817,200	355,163	888,400	71,200	9%
	Total Operating Expenses	**$2,174,211**	**$2,073,700**	**$1,174,571**	**$2,156,100**	**$82,400**	**4%**
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	0	0	0	206,900	206,900	0%
707.003	EQUIPMENT/PROJECTS	0	100	22	260,000	259,900	259900%
707.010	WATER METERS	0	0	0	0	0	0%
	Total Capital Outlay	**$0**	**$100**	**$22**	**$466,900**	**$466,800**	**466800%**
	Total Department Appropriations	**$2,788,667**	**$2,703,500**	**$1,713,440**	**$3,264,200**	**$560,700**	**21%**

STAFFING: 1 - WATER SUPERVISOR
1 - SR. WATER MW
3 - WATER MW II

CAPITAL EPENDITURES:

Citizen Request Management Sys.	6,900
Public Works Building	200,000
	$206,900

EQUIPMENT/PROJECTS (RATE STUDY):

Water Line Replacement: Sierra from Patterson to SR 108	$75,000
Water Line Installation 2800 Block to Santa Fe	50,000
Water line on 8th from Topeka to SR 108	60,000
Water line on Claus from SR 108 to Santa Fe	75,000
	$260,000

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 116: Water Capital Improvement Fund

Projected Reserve @ July 1, 2021*		**$2,878,717**
Add:		
Projected 21-22 Revenues		**$57,300**
Less:		
Requested Appropriations		
OPERATING EXPENSES	0	
CAPITAL OUTLAY	80,000	
Total Appropriations		**$80,000**
Projected Reserve @ June 30, 2022		**$2,856,017**

WATER CAPITAL IMPROVEMENT REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
TRANSFERS IN	54,600	36,544	54,800
MISCELLANEOUS REVENUES	2,500,000	2,449,481	0
INTEREST INCOME	3,800	2,186	2,500
	$2,558,400	**$2,488,212**	**$57,300**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	116	WATER CAPITAL IMPROVEMENT	Department:	436 CAPITAL IMPROVEMENTS

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	CAPITAL OUTLAY						
707.002	CAPITAL EXPENDITURES	48,639	80,000	0	80,000	0	0%
999.000	TRANSFERS OUT	0	0	0	0	0	0%
	Total Capital Outlay	**$48,639**	**$80,000**	**$0**	**$80,000**	**$0**	**0%**
	Total Department Appropriations	**$48,639**	**$80,000**	**$0**	**$80,000**	**$0**	**0%**

CAPITAL EXPENDITURES:

EMERGENCY WATER LINE REPAIRS	$80,000

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 157: Water Connection

Projected Reserve @ July 1, 2021 **$932,966**

Add:

Projected 21-22 Revenues **$22,000**

Less:

Requested Appropriations

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations **$0**

Projected Reserve @ June 30, 2022 **$954,966**

WATER CONNECTION REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
WATER CONNECTION FEES	9,000	16,950	20,000
INTEREST INCOME	10,000	2,716	2,000
LEASE PROCEEDS - WATER METER PRJ.	0	0	0
	$19,000	**$19,666**	**$22,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	157	**WATER CONNECTION**	Department: 437 **WATER CONNECTION**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Operating Expenses						
706.010	DEPRECIATION EXPENSE	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	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	210,265	0	0	0	0	0%
	Total Capital Outlay	**$210,265**	**$0**	**$0**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$210,265**	**$0**	**$0**	**$0**	**$0**	**0%**

Fund 161: Water Master Plan Preparation

Reserve @ July 1, 2021	**$34,479**
Add:	
Projected 21-22 Revenues	**$500**
Less:	
Requested Appropriations	

CONTRACT SERVICES	0
CAPITAL OUTLAY	0

Total Appropriations	**$0**
Projected Reserve @ June 30, 2022	**$34,979**

WATER MASTER PLAN REVENUES

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
PLAN PREPARATION	100	314	400
INTEREST INCOME	100	37	100
MISCELLANEOUS REVENUES	0	0	0
	$200	**$351**	**$500**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund 206: System Development Fees - Water

Projected Reserve @ July 1, 2021		**$307,158**
Add:		
Projected 21-22 Revenues		**$152,000**
Less:		
Requested Appropriations		
CAPITAL OUTLAY-CIP PROJECTS	0	
Total Appropriations		**$0**
Projected Reserve @ June 30, 2022		**$459,158**

System Development Fee: Water Revenues

	BUDGET 20-21	ACTUAL 20-21	BUDGET 21-22
INTEREST INCOME	4,000	1,061	2,000
DEVELOPER FEES	90,000	141,473	150,000
WELL #11 FEES	0	0	0
	$94,000	**$142,533**	**$152,000**

City of Riverbank
Annual Operating Budget -- Fiscal Year 2021-2022

Fund:	**206**	**System Dev. Fees**	Department:	**474**
Function:		**Water**		**Sys Dev. Water Improvements**

APPROPRIATION DETAIL

Account	Account Description	FY 2019-20 Actual	FY 2020-21 Budget	2020-21 Expenses To Date	FY 2021-22 Budget	Difference	% Change
	Capital Outlay						
707.103	WELL #12	479,218	0	29,007	0	0	0%
707.085	WATER PROJECTS-CIP	0	0	0	0	0	0%
999.000	TRANSFER OUT	0	0	0	0	0	0%
	Total Capital Outlay	**$479,218**	**$0**	**$29,007**	**$0**	**$0**	**0%**
	Total Department Appropriations	**$479,218**	**$0**	**$29,007**	**$0**	**$0**	**0%**

RIVERBANK LOCAL REDEVELOPMENT AUTHORITY BOARD
AGENDA ITEM NO. 9.4

SECTION 9: PUBLIC HEARING

Meeting Date:	June 22, 2021
Subject:	A Resolution Continuing the Fiscal Year 2020-2021 Local Redevelopment Authority Annual Budget
From:	Sean Scully, City Manager
Submitted by:	Marisela H. Garcia, Assistant City Manager/Administrative Services Director

RECOMMENDATION

It is recommended that the Board consider adopting a Resolution which will allow the Fiscal 2020-2021 Budget to be continued for a period of no longer than 60 days. A public notice will be published at least 10 days in advance of its presentation should it be presented after the regular July 27th City Council meeting.

SUMMARY

By State Law all public agencies are required to adopt the upcoming fiscal year's budget by June 30, 2021. If the budget is not able to be adopted by this time, the City must adopt a Resolution continuing the previous year's budget into the new fiscal year for a period of no more than 60 days.

BACKGROUND

Due to the current and ongoing negotiations with the anticipated Master Developer of the Riverbank Industrial Complex, the Local Redevelopment Authority staff have been unable to complete the Fiscal Year 2021-22 Annual Budget. Part of this relates to the timing of upcoming Council consideration of the Master Developer agreements. The timing of that decision will have impacts in the ongoing operational budget of the LRA. It is for that reason that staff is requesting a continuation of the 20/21 annual budget. As required by State Law, public agencies are to present their budgets for consideration to their boards no later than June 30th each year for adoption. If unable to, the Board must consider adoption of a Resolution which will allow the current year budget to continue into the new fiscal year.

STRATEGIC PLAN

On February 25, 2019, the City Council established a Strategic Plan Goal to “Ensure the City’s Continued Financial Stability”. This report addresses this matter.

FINANCIAL IMPACT

There is no fiscal impact associated with this action.

ATTACHMENT

1. LRA Resolution

LOCAL REDEVELOPMENT AUTHORITY

RESOLUTION

A RESOLUTION OF THE LOCAL REDEVELOPMENT AUTHORITY BOARD OF THE CITY OF RIVERBANK, CALIFORNIA, CONTINUING THE FISCAL YEAR 2020-2021 LOCAL REDEVELOPMENT AUTHORITY ANNUAL BUDGET

WHEREAS, the Local Redevelopment Authority is in the process of developing the annual budget for Fiscal Year 2021-2022; and

WHEREAS, it is anticipated that the Fiscal Year 2021-2022 Annual Budget will be adopted on July 27, 2021; and

WHEREAS, the Local Redevelopment Authority is required to make routine and monthly payments for goods, services, and miscellaneous maintenance as necessary to continue day-to-day operations of the Riverbank Industrial Complex.

NOW, THEREFORE, BE IT RESOLVED that the Board of the Local Redevelopment Authority does continue the Fiscal Year 2020-2021 annual budget in full force and effect until July 27, 2021 except capital expenditures which may require Board approval.

PASSED AND ADOPTED by the Local Redevelopment Authority Board of the City of Riverbank at a meeting held on the 22nd day of June, 2021; motioned by Boardmember , seconded by Boardlmember , and upon roll call was carried by the following Board vote of :

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

____

Annabelle H. Aguilar, CMC
City Clerk/LRA Secretary

APPROVED:

____

Richard D. O'Brien
Chair

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 10.1

SECTION 10: NEW BUSINESS

Meeting Date:	June 22, 2021
Subject:	Presentation of the 2021 Illegal Fireworks Enforcement Strategy Update by Chief Ridenour
From:	Sean Scully, City Manager

RECOMMENDATION

It is recommended that the City Council hear an update from Police Chief Ridenour on the 2021 4th of July illegal fireworks enforcement strategy.

SUMMARY

As Council is well aware, illegal firework activity within Riverbank and the surrounding communities in Stanislaus County has become increasingly concerning and dangerous in recent years. Over two years ago the Council adopted an ordinance authorizing the citation/fine of individuals who possess or use illegal fireworks within City limits. The ordinance sets forth a $1000 minimum fine for this illegal activity. Over the past two 4th of July holidays Riverbank Police Services has taken the lead on enforcing this ordinance. Chief Ridenour will provide the Council with an enforcement strategy update for the coming 4th of July holiday.

ATTACHMENTS

None

RIVERBANK CITY COUNCIL AGENDA ITEM NO. 10.2

SECTION 10: NEW BUSINESS

Meeting Date:	June 22, 2021
Subject:	A **Resolution** Approving the Mayor and City Manager to Execute a Landscaping and Maintenance Agreement with Caltrans for the Callandar Avenue Complete Street Project (Caltrans Permit Number 1020-NMC-0020) Subject to Any Minor Revisions Recommended by the City Attorney in Addition to Any Recommended Changes Suggested by the City of Riverbank's Risk Management Authority
Submitted By:	Sean Scully, City Manager

RECOMMENDATION

It is recommended that the City Council consider the proposed resolution approving the maintenance agreement for the Callandar Ave Complete Street (Crosswalk) project.

SUMMARY

Over the past 5 years the City of Riverbank, St. Frances of Rome, and the local community have been advocating to Cal Trans for a Crosswalk/Pedestrian improvements in the area of Callandar Ave adjacent to St. Frances of Rome Catholic Church. This area of Highway 108 has nearly no pedestrian improvements and therefore is less safe for pedestrians than other areas of town. Due to the high volume of pedestrians coming and going from the Church and adjacent businesses the City placed high priority of the project and has agreed to fund the project through a variety of road funding sources as well as grant funds. The project is scheduled for construction this summer provided that Caltrans issues final approval to move forward.

One prerequisite for that approval is Council approval of a maintenance agreement of the improved roadway and landscaping. The maintenance agreement dictates that the responsibilities include but are not limited to inspection, providing emergency repair, replacement and general maintenance of the project area. This anticipated responsibility is intentionally broad including providing electricity to the lighted crosswalk (initially solar with backup traditional electrical connection within 2 years), irrigation, weed control, striping, drainage inlets etc. Additionally, the agreement transfers risk of this area of Highway 108 from Caltrans to the City of Riverbank as it relates to claims that may arise from this area of the project and the associated improvements (see agreement for details). These are typical and standard requirements for projects carried forth by Cities within state routes.

The City Attorney and City Management staff have reviewed the agreement and may have some minor insurance related language for Caltrans review in advance of formal execution of the agreement. Therefore, staff would request that Council approve the attached resolution with the provision that allows the City Attorney in concurrence with Caltrans to make necessary minor non-substantive language adjustments in addition to any recommended changes as suggested by the City of Riverbank's risk management authority.

FISCAL IMPACT

It is difficult to absolutely quantify the anticipated costs as it relates to this agreement however, given the limited area of the project (less than 2 blocks) and the generally standard scope of improvements and landscaping, the costs to the City of Riverbank are anticipated to be nominal (i.e. typically less than $5,000 annually in terms of hard costs). The funding source for this anticipated maintenance would likely need to be assigned to the Gas Tax fund (if feasible) or the General Fund in an ongoing basis. Staff will propose budgeting for this amount in our yearly budget discussion after project construction. Furthermore, it should be noted that Caltrans has indicated to the City in the past that when the North County Corridor is completed, Highway 108 will likely be abandoned and turned to City control within the City limits. This would likely make maintenance of this roadway City responsibility a reality in the future.

ATTACHMENTS

1. Resolution – 2021-XXXX
2. Draft – Cal Trans Draft Maintenance Agreement

CITY OF RIVERBANK

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK, CALIFORNIA, APPROVING THE MAYOR AND CITY MANAGER TO EXECUTE THE A LANDSCAPING AND MAINTENANCE AGREEMENT WITH CALTRANS FOR THE CALLANDAR AVENUE COMPLETE STREET PROJECT (CALTRANS PERMIT NUMBER 1020-NMC-0020) SUBJECT TO ANY MINOR REVISIONS RECOMMENDED BY THE CITY ATTORNEY IN ADDITION TO ANY RECOMMENDED CHANGES SUGGESTED BY THE CITY OF RIVERBANK'S RISK MANAGEMENT AUTHORITY

WHEREAS, for over 5 years the City of Riverbank has advocated for pedestrian improvements to area of Callandar Ave (Highway 108) adjacent to St. Frances of Rome Catholic Church; and

WHEREAS, the City has taken lead on design and submittal to Caltrans of the approved project; and

WHEREAS, the City will fully fund the improvements through a combination of funding measures including local road funds as well as grant funds; and

WHEREAS, a pre-requisite of approval for this project is City agreement to the attached landscaping and maintenance agreement for this project area; and

WHEREAS, the City will assume responsibility for maintenance of this area and accept the costs associated with that effort.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby declares the following:

1. The City Council authorizes the Mayor and City Manager to execute the A landscaping and maintenance agreement attached hereto as **Exhibit A** with Caltrans for the Callandar Ave complete street project (Caltrans permit number 1020-NMC-0020) subject to any minor revisions recommended by the City Attorney in addition to any recommended changes suggested by the City of Riverbank's Risk Management Authority.

2. The City of Riverbank further agrees to bring permanent electrical connections to the lighted crosswalk location as a backup power source to the solar electrical supply within a 2-year period after construction of the improvement.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 22nd day of June, 2021; motioned by Councilmember ______, seconded by Councilmember ______, and upon roll call was carried by the following vote of ___:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

____
Annabelle H. Aguilar, CMC
City Clerk

APPROVED:

____
Richard D. O'Brien
Mayor

Attachment: Exhibit A – Copy of Landscaping and Maintenance Agreement

LANDSCAPE AND IMPROVEMENT MAINTENANCE AGREEMENT WITH THE CITY OF RIVERBANK

THIS AGREEMENT is made effective this _____ day of __________, 2021, by and between the State of California, acting by and through the Department of Transportation, hereinafter referred to as "STATE" and the CITY of RIVERBANK; hereinafter referred to as "CITY" and collectively referred to as "PARTIES".

1. The PARTIES hereto mutually desire to identify the maintenance responsibilities of CITY for newly constructed or revised improvements within STATE's right of way by Permit Number 1020-NMC-0020.

2. This Agreement addresses CITY responsibility for the sidewalk/bike path, ADA curb ramps, island, striping, planting, irrigation system, stamped concrete, cobble, drainage inlets (collectively the "LANDSCAPING AND IMPROVEMENT") placed within State Highway right of way on State Route 108, as shown on Exhibit A, attached to and made a part of this Agreement.

3. Maintenance responsibilities that includes, but is not limited to, inspection, providing emergency repair, replacement, and maintenance, (collectively hereinafter "MAINTAIN/MAINTENANCE") of LANDSCAPING AND IMPROVEMENT as shown on said Exhibit "A."

4. The degree or extent of maintenance work to be performed, and the standards, therefore, shall be in accordance with the provisions of Section 27 of the Streets and Highways Code and the then current edition of the State Maintenance Manual.

5. When a planned future improvement is constructed and/or a minor revision has been effected with STATE's consent or initiation within the limits of the STATE's right of way herein described which affects PARTIES' division of maintenance responsibility as described herein, PARTIES will agree upon and execute a new dated and revised Exhibit "A" which will be made a part hereof and will thereafter supersede the attached original Exhibit "A" to thereafter become a part of this Agreement.

   5.1. The new exhibit can be executed only upon written consent of the PARTIES hereto acting by and through their authorized representatives. No formal amendment to this Agreement will be required.

6. CITY agrees, at CITY expense, to do the following:

   6.1. CITY may install, or contract, authorizing a licensed contractor with appropriate class of license in the State of California, to install and thereafter will MAINTAIN LANDSCAPING AND IMPROVEMENT conforming to those plans and specifications (PS&E) pre-approved by STATE.

6.2. CITY will submit the final form of the PS&E, prepared, stamped and signed by a licensed landscape architect, for LANDSCAPING and licensed civil engineer for IMPROVEMENT to STATE's District Permit Engineer for review and approval and will obtain and have in place a valid necessary encroachment permit prior to the start of any work within STATE'S right of way. All proposed LANDSCAPING AND IMPROVEMENT must meet STATE's applicable standards.

6.2.1. CITY contractors will be required to obtain an Encroachment Permit prior to the start of any work within STATE's right of way.

6.2.2. An Encroachment Permit rider may be required for any changes to the scope of work allowed by this Agreement prior to the start of any work within STATE's right of way

6.3. CITY shall ensure that LANDSCAPED AND IMPROVED areas designated on Exhibit "A" are provided with adequate scheduled routine MAINTENANCE necessary to MAINTAIN a neat and attractive appearance including providing for water, and fertilizer necessary to sustain healthy plant growth during the entire life of this Agreement.

6.3.1. To prune shrubs, tree plantings, and trees to control extraneous growth and ensure STATE standard lines of sight to signs and corner sight distances are always maintained for the safety of the public.

6.3.2. To replace unhealthy or dead plantings when observed or within 30 days when notified in writing by STATE that plant replacement is required.

6.3.3. To expeditiously MAINTAIN, replace, repair, or remove from service any LANDSCAPING AND IMPROVEMENT system component that has become unsafe or unsightly.

6.4. To furnish electricity for irrigation system controls, and lighting system controls for all street lighting systems installed by CITY.

6.5. To MAINTAIN, repair and operate the irrigation systems in a manner that prevents water from flooding or spraying onto STATE highway, spraying parked and moving automobiles, spraying pedestrians on public sidewalks/bike paths, ADA curb ramps, island, striping, planting, irrigation system, stamped concrete, cobble, drainage inlets or leaving surface water that becomes a hazard to vehicular or pedestrian/bicyclist travel.

6.6. To control weeds at a level acceptable to the STATE. Any weed control performed by chemical weed sprays (herbicides) shall comply with all laws, rules, and regulations established by the California Department of Food and Agriculture. All chemical spray operations shall be reported quarterly (Form LA17) to the STATE to: District 10 Maintenance at 1976 East Dr. Martin Luther King Jr. Blvd., Stockton, CA. 95205.

6.7. CITY shall ensure LANDSCAPING AND IMPROVEMENT within the Agreement limits provide an acceptable walking and riding surface, and will provide for the repair and removal of dirt, debris, graffiti, weeds, and any deleterious item or material on or about the LANDSCAPING AND IMPROVEMENT in an expeditious manner.

6.8. To MAINTAIN all parking or use restrictions signs encompassed within the area of the LANDSCAPING AND IMPROVEMENT.

6.9. To remove LANDSCAPING AND IMPROVEMENT and appurtenances and restore STATE owned areas to a safe and attractive condition acceptable to STATE in the event this Agreement is terminated as set forth herein.

7. STATE may provide CITY with timely written notice of unsatisfactory conditions that require correction by the CITY. However, the non-receipt of notice does not excuse CITY from maintenance responsibilities assumed under this Agreement.

8. STATE shall Issue encroachment permits to CITY and CITY contractors at no cost to them.

9. LEGAL RELATIONS AND RESPONSIBILITIES:

9.1. Nothing within the provisions of this Agreement is intended to create duties or obligations to or rights in third parties not party to this Agreement, or affect the legal liability of either PARTY to this Agreement by imposing any standard of care respecting the design, construction and maintenance of these STATE highway improvements or CITY facilities different from the standard of care imposed by law.

9.2. If during the term of this Agreement, CITY should cease to MAINTAIN the LANDSCAPING AND IMPROVEMENT to the satisfaction of STATE as provided by this Agreement, STATE may either undertake to perform that MAINTENANCE on behalf of CITY at CITY's expense or direct CITY to remove or itself remove LANDSCAPING at CITY's sole expense and restore STATE's right of way to its prior or a safe operable condition. CITY hereby agrees to pay said STATE expenses, within thirty (30) days of receipt of billing by STATE. However, prior to STATE performing any MAINTENANCE or removing LANDSCAPING AND

IMPROVEMENT, STATE will provide written notice to CITY to cure the default and CITY will have thirty (30) days within which to affect that cure.

9.3. Neither CITY nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by STATE under or in connection with any work, authority or jurisdiction arising under this Agreement. It is understood and agreed that STATE shall fully defend, indemnify and save harmless CITY and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation and other theories or assertions of liability occurring by reason of anything done or omitted to be done by STATE under this Agreement with the exception of those actions of STATE necessary to cure a noticed default on the part of CITY.

9.4. Neither STATE nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, authority or jurisdiction arising under this Agreement. It is understood and agreed that CITY shall fully defend, indemnify and save harmless STATE and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by [illegible]

9.5. PREVAILING WAGES:

9.5.1. Labor Code Compliance- If the work performed under this Agreement is done under contract and falls within the Labor Code section 1720(a)(1) definition of a "public works" in that it is construction, alteration, demolition, installation, or repair; or maintenance work under Labor Code section 1771. CITY must conform to the provisions of Labor Code sections 1720 through 1815, and all applicable provisions of California Code of Regulations found in Title 8, Chapter 8, Subchapter 3, Articles 1-7. CITY agrees to include prevailing wage requirements in its contracts for public works. Work performed by CITY'S own forces is exempt from the Labor Code's Prevailing Wage requirements.

9.5.2. Requirements in Subcontracts - CITY shall require its contractors to include prevailing wage requirements in all subcontracts when the work to be performed by the subcontractor under this Agreement is a "public works" as defined in Labor Code Section 1720(a)(1) and Labor Code Section

1771. Subcontracts shall include all prevailing wage requirements set forth in CITY's contracts.

10. INSURANCE - CITY and its contractors shall maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of $1 million per occurrence and $2 million in aggregate and $5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.

    10.1. SELF-INSURED - CITY is self-insured. CITY agrees to deliver evidence of self-insured coverage providing general liability insurance, coverage of bodily injury liability and property damage liability, naming STATE, its officers, agents and employees as the additional insured in an amount of $1 million per occurrence and $2 million in aggregate and $5 million in excess. Coverage shall be evidenced by a certification of self-insurance letter ("Letter of Self-Insurance"), satisfactory to STATE, certifying that CITY meets the coverage requirements of this section. This Letter of Self-Insurance shall also identify the landscaped and improved location as depicted in EXHIBIT A. CITY shall deliver to STATE the Letter of Self-Insurance with a signed copy of this AGREEMENT. A copy of the executed Letter of Self-Insurance shall be attached hereto and incorporate as Exhibit B.

    10.2. SELF-INSURED using Contractor - If the work performed under this AGREEMENT is done by CITY's contractor(s), CITY shall require its contractor(s) to maintain in force, during the term of this AGREEMENT, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming STATE, its officers, agents and employees as the additional insured in an amount of $1 million per occurrence and $2 million in aggregate and $5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.

11. TERMINATION - This Agreement may be terminated by timely mutual written consent by PARTIES, and CITY's failure to comply with the provisions of this Agreement may be grounds for a Notice of Termination by STATE.

12. TERM OF AGREEMENT -This Agreement shall become effective on the date first shown on its face sheet and shall remain in full force and effect until amended or terminated at any time upon mutual consent of the PARTIES or until terminated by STATE for cause.

PARTIES are empowered by Streets and Highways Code Section 114 & 130 to enter into this Agreement and have delegated to the undersigned the authority to execute this Agreement on behalf of the respective agencies and covenants to have followed all the necessary legal requirements to validly execute this Agreement.

IN WITNESS WHEREOF, the PARTIES hereto have set their hands and seals the day and year first above written.

THE CITY OF RIVERBANK

By: ______________________
RICHARD D. O'BRIEN
Mayor

Initiated and Approved

By: ______________________
SEAN SCULLY
City Manager

ATTEST:

By: ______________________
ANNABELLE AGUILAR
City Clerk

By: ______________________

City Attorney

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION

TOKS OMISHAKIN
Director of Transportation

By: ______________________
MAURICIO SERANO
Deputy District Director
Maintenance
District 10

As to Form and Procedure:

By: ______________________
Attorney
Department of Transportation

DIST	COUNTY	ROUTE	POST MILE	SHEET NO	TOTAL SHEET
10	STA	108	37.096	1	21

CALLANDER AVENUE COMPLETE STREET

EXHIBIT A

RIVERBANK, CALIFORNIA

GENERAL NOTES

1. LANDSCAPE IMPROVEMENTS SHALL BE CONSTRUCTED IN COMPLIANCE WITH CITY OF RIVERBANK, CALIFORNIA CURRENT STANDARDS AND SPECIFICATIONS. IMPROVEMENTS SHALL ALSO BE IN COMPLIANCE WITH CALIFORNIA DEPARTMENT OF TRANSPORTATION (CALTRANS) STANDARD SPECIFICATIONS LATEST EDITION, WHERE APPLICABLE. IN THE EVENT THERE IS A CONFLICT WITH THE PLANS AND REFERENCES STATED ABOVE, THE GOVERNING BODY STANDARDS AND SPECIFICATIONS SHALL PREVAIL. ALL WORK SHALL BE SUBJECT TO INSPECTION.
2. DESIGN: THE DRAWINGS HEREIN REPRESENT THE DESIGN TO BE IMPLEMENTED ON THE SITE DEPICTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING THE LANDSCAPE ARCHITECT TO CLARIFY PLAN DETAILS RELATED TO SITE OR CONSTRUCTION DETAILS NECESSARY FOR PROJECT COMPLETION.
3. COORDINATION: CONTRACTORS SHALL COORDINATE INSTALLATION AND SCHEDULING WITH THAT OF OWNER/OWNER REPRESENTATIVE AND OTHER CONTRACTORS EFFICIENTLY AND IN A TIMELY MANNER, ENSURING THE PROJECT COMPLETION IS UNIMPEDED AND INSTALLED CORRECTLY WITH MINIMAL MAINTENANCE. OWNER/OWNER REPRESENTATIVE SHALL BE CONTACTED DIRECTLY AT LEAST TWO WORKING DAYS (48 HOURS) PRIOR TO COVERING, COMPLETION, OR EXPOSING WORK THAT WILL BE INSTALLED.
4. SITE CONDITIONS: SEE GENERAL PROVISIONS, SPECIAL PROVISIONS, GENERAL REQUIREMENTS, AND TECHNICAL SPECIFICATIONS FOR CONTRACTOR RESPONSIBILITIES RELATED TO SITE CONDITIONS. CONTRACTOR SHALL EXAMINE EXISTING CONDITIONS OF SITE. IN THE EVENT THAT ON-SITE CONDITIONS DIFFER FROM CONDITIONS DEPICTED ON PLANS AND WILL IMPACT THE INSTALLATION PROCESS, THE CONTRACTOR SHALL SUBMIT THESE FINDINGS TO THE OWNER IN WRITING PRIOR TO BEGINNING WORK. COMMENCEMENT OF WORK IMPLIES ACCEPTANCE OF THE EXISTING SITE CONDITIONS.
5. BASE INFORMATION: THE PROPOSED LANDSCAPE IMPROVEMENTS SHOWN HEREIN ARE SUPERIMPOSED OVER DATA PROVIDED TO THE LANDSCAPE ARCHITECT BY OTHER SOURCES. THE LANDSCAPE ARCHITECT SHALL NOT BE HELD LIABLE FOR THE CHANGES, INACCURACIES, OMISSIONS, OR OTHER ERRORS RELATED TO THIS DATA. THE BASE INFORMATION IS PROVIDED AS AN AID ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REVIEWING ALL DOCUMENTS AND ACCOMMODATING ANY DISCREPANCIES.

   BASE INFORMATION PROVIDED BY:
   TOPOGRAPHICAL SURVEY –
   - O'DELL ENGINEERING
     1165 SCENIC DRIVE, SUITE A
     MODESTO, CA 95350
     PHONE: (209)571-1765
     FILE: 29211-SP
6. BIDDING INFORMATION: SEE GENERAL PROVISIONS, SPECIAL PROVISIONS, GENERAL REQUIREMENTS AND TECHNICAL SPECIFICATIONS FOR CONTRACTOR RESPONSIBILITIES RELATED TO BIDDING INFORMATION AND SITE VISITS PRIOR TO BID SUBMITTAL.
7. GEOTECHNICAL REPORT: SEE GEOTECHNICAL MEMORANDUM DATED 01/14/2019 BY CRAWFORD AND ASSOCIATES, INC.
8. PRE-CONSTRUCTION MEETING: THE CONTRACTOR SHALL OBTAIN A GRADING PERMIT/BUILDING PERMIT, FROM THE CITY OF RIVERBANK, CALIFORNIA BUILDING DEPARTMENT, PRIOR TO SCHEDULING A PRE-CONSTRUCTION MEETING OR OBTAINING AN ENCROACHMENT PERMIT. A PRE-CONSTRUCTION MEETING SHALL BE COORDINATED WITH THE APPROPRIATE REGULATORY BODY PRIOR TO BEGINNING WORK. APPLICABLE AGENCIES AND PARTIES SHALL BE NOTIFIED AT LEAST 3 WORKING DAYS (72 HOURS) IN ADVANCE OF THE PRE-CONSTRUCTION MEETING.
9. UTILITIES: THE CONTRACTOR AND ANY SUBCONTRACTORS SHALL CONTACT U.S.A. AT LEAST TWO WORKING DAYS (48 HOURS) PRIOR TO BEGINNING WORK.
10. POT HOLING: ONLY EXCAVATION WILL REVEAL ACTUAL TYPES, LOCATIONS, SIZES, AND DEPTHS OF UNDERGROUND UTILITIES. THE LANDSCAPE ARCHITECT ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF UNDERGROUND UTILITIES OR OF BURIED EXISTING OBJECTS AND UTILITIES NOT SHOWN ON THESE PLANS.
11. AS-BUILTS: FOR AS-BUILT PURPOSES, THE CONTRACTOR SHALL KEEP A CURRENT SET OF DRAWINGS ON SITE AT ALL TIMES WITH DEVIATIONS FROM ORIGINAL PLANS AND SPECIFICATIONS NOTED. UPON PROJECT COMPLETION THE CONTRACTOR SHALL PROVIDE THE CITY WITH A DIGITAL FORMAT, COMPLETE SET OF AS-BUILT DRAWINGS.

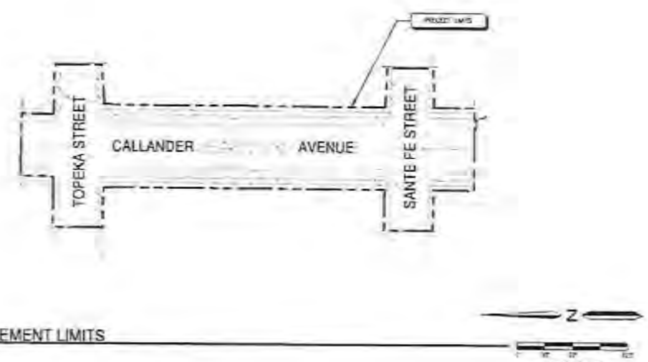
CONTACT INFORMATION

OWNER:	CITY OF RIVERBANK 6707 THIRD STREET RIVERBANK, CA 95367 CONTACT: KATHLEEN CLECK (209) 863-7120 EMAIL: KCLECK@RIVERBANK.ORG
LANDSCAPE ARCHITECT:	O'DELL ENGINEERING 1165 SCENIC DRIVE, SUITE A MODESTO, CA 95350 CONTACT: CHAD KENNEDY (209) 571-1765 EXT. 102 EMAIL: CKENNEDY@ODELLENGINEERING.COM
CIVIL ENGINEER:	O'DELL ENGINEERING 1165 SCENIC DRIVE, SUITE A MODESTO, CA 95350 CONTACT: KRISTEN SCHEIDT (209) 571-1765 EXT. 134 EMAIL: KSCHEIDT@ODELLENGINEERING.COM
GEOTECHNICAL ENGINEER:	CRAWFORD & ASSOCIATES, INC. 1100 CORPORATE WAY #230 SACRAMENTO, CA 95831 CONTACT: DAVID CASTRO (916) 455-4225 EMAIL: DAVID.CASTRO@CRAWFORD-INC.COM

APPROVED BY THE CITY OF RIVERBANK, CALIFORNIA

BY ____________________ DATE

IMPROVEMENT LIMITS

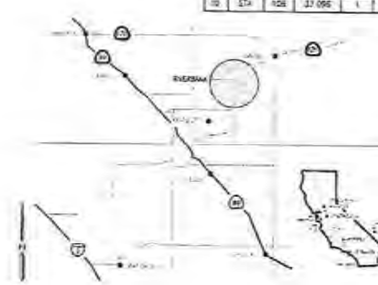


PROJECT INFORMATION

PROJECT TITLE:	CALLANDER AVENUE COMPLETE STREET
PROJECT ADDRESS:	CALLANDER AVENUE BETWEEN TOPEKA STREET AND SANTE FE STREET RIVERBANK, CA 95367
APPLICANT/OWNER:	KATHLEEN KLECK 6707 THIRD STREET RIVERBANK, CA 95367 PHONE: (209)863-7120 EMAIL: KCLECK@RIVERBANK.ORG
LICENSE NUMBER:	CLA #5425
HARDSCAPE AREA:	43,549 SF
IRRIGATED LANDSCAPE AREA:	5,984 SF
PROJECT TYPE:	REHABILITATED PUBLIC
GRADING PLANS:	SEE GRADING PLANS
WATER SUPPLY TYPE & LOCAL PURVEYOR:	POTABLE CITY OF RIVERBANK

ABBREVIATIONS

BC	BOTTOM OF CURB	FV	FIELD VERIFY
BW	BOTTOM OF WALL	HMA	HOT MIX ASPHALT
BOW	BACK OF WALL	HP	HIGH POINT
CJ	TOOLED CONTROL JOINT	INV	INVERT ELEVATION
CL	CENTERLINE	MAX	MAXIMUM
CLR	CLEAR	MIN	MINIMUM
CIP	CAST IN PLACE	(N)	NEW
CMU	CONCRETE MASONRY UNIT	OC	ON CENTER
C	CONCRETE	PA	PLANTING AREA
DG	DECOMPOSED GRANITE	PIP	POURED IN PLACE CONCRETE
DWGS	DRAWINGS	POB	POINT OF BEGINNING
(E) OR EX	EXISTING	R	RADIUS
EJ	EXPANSION JOINT	RIM	RIM ELEVATION
EQ	EQUAL	RP	RADIUS POINT
FC	FACE OF CURB	SCD	SEE CIVIL DRAWINGS
FDE	FINISH DECK ELEVATIONS	SIM	SIMILAR
FF/FFE	FINISH FLOOR ELEVATION	SLD	SEE LANDSCAPE DRAWINGS
FG	FINISH GRADE	SP	SPACE
FL	FLOW LINE	TBD	TO BE DETERMINED
FOB	FACE OF BUILDING	TC	TOP OF CURB
FOW	FACE OF WALL	TP	TOP OF PAVEMENT
FS	FINISH SURFACE	TW	TOP OF WALL
		TYP	TYPICAL



VICINITY MAP

NTS

SHEET INDEX

SURVEY CONTROL

VERTICAL DATUM
ELEVATIONS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88)

PROJECT BENCHMARK
CITY OF RIVERBANK BENCHMARK NO. 4, A BRASS DISK IN TOP OF CURB AT THE SOUTH RETURN OF THE SOUTHWEST CORNER OF PATTERSON RD AND ROSELLE AVE
ELEVATION = 135.785 FEET (NAVD88)

SITE BENCHMARK
CALTRANS BRASS DISK IN TOP OF CURB AT THE SOUTH RETURN OF THE SOUTHEAST CORNER OF CALLANDER AVE (STATE ROUTE 108) AND SANTA FE ST
ELEVATION = 138.58 FEET (NAVD88)

HORIZONTAL DATUM
COORDINATES ARE IN GROUND AND BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83), ZONE III

811 Know what's below. Call before you dig.

PLAN REVISIONS

NO.	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

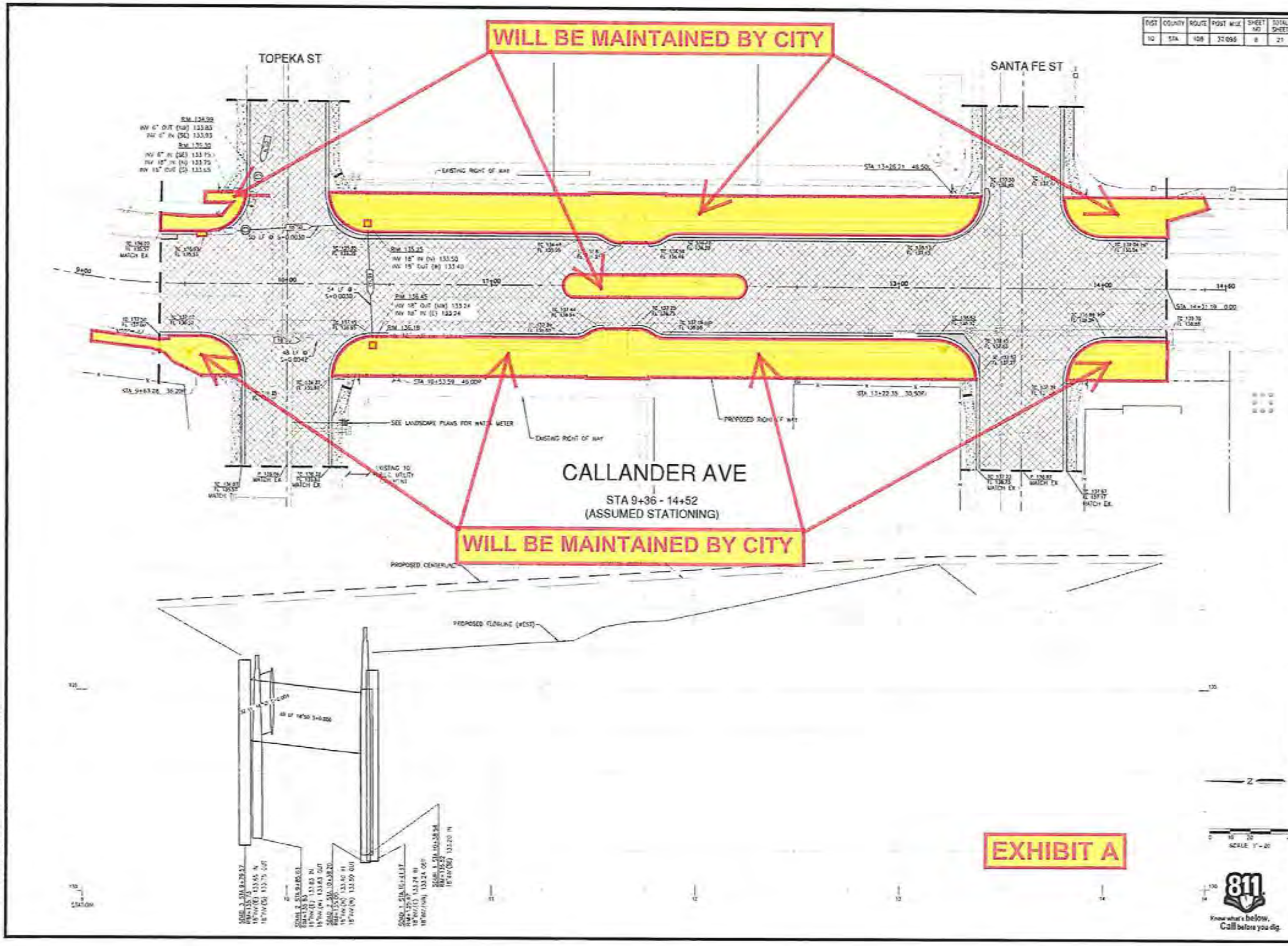
IMPROVEMENT PLANS
CALLANDER AVENUE
COMPLETE STREET
RIVERBANK, CALIFORNIA

COVER SHEET

APPROVED

DESIGNED	KJ/JS
DRAWN	JS
CHECKED	CK
SCALE	AS NOTED
DATE	04/08/2021
JOB NO.	29211
FILE NO.	29211-CS.DWG

SHEET NO. 1
CS
OF
7



PLAN REVISIONS

NO.	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

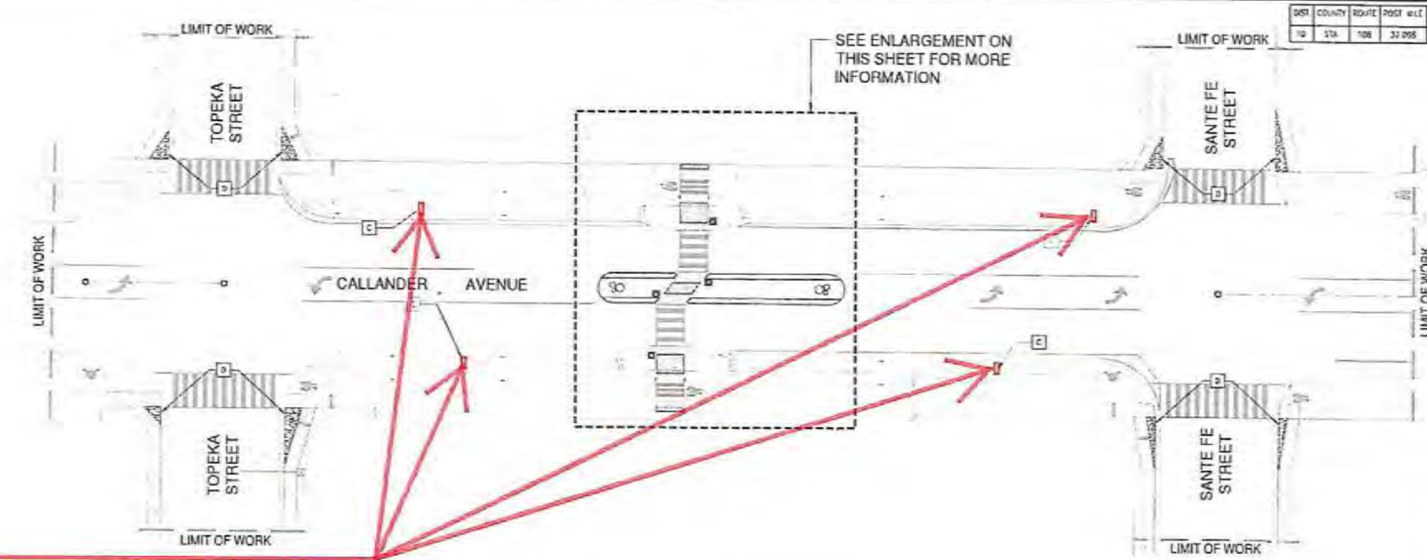
IMPROVEMENT PLANS
CALLANDER AVENUE
COMPLETE STREET
RIVERBANK, CALIFORNIA

PLAN AND PROFILE

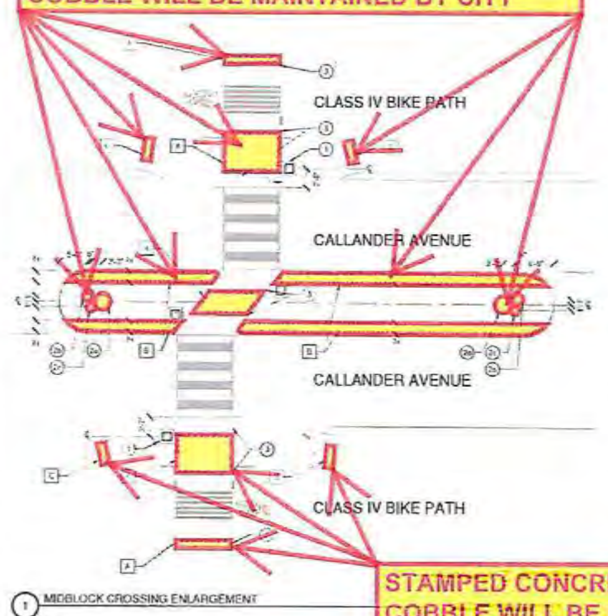
APPROVED:

DESIGNED:	KS
DRAWN:	JH/KH/JJB
CHECKED:	KS/NP
SCALE:	1"=20'
DATE:	04/09/2021
JOB NO.:	29211
FILE NO.:	29211-PP.DWG

SHEET NO. 2
C7.0
OF
7



STAMPED CONCRETE, CONCRETE SPHERE, COBBLE WILL BE MAINTAINED BY CITY



1 MIDBLOCK CROSSING ENLARGEMENT

STAMPED CONCRETE, CONCRETE SPHERE, COBBLE WILL BE MAINTAINED BY CITY

HORIZONTAL CONTROL LEGEND

- ARC RADIUS, TYP.
- DIMENSION, TYP.
- BASE LINE, TYP.
- CENTER LINE, TYP.
- ALIGN. TYP.
- END OF ARC
- MIDPOINT OF ARC
- ORIGIN OF RADIUS
- POINT OF ORIGIN

GENERAL LAYOUT NOTES

1. CONTRACTOR SHALL NOTIFY ALL PUBLIC OR PRIVATE UTILITY COMPANIES TWO (2) WORKING DAYS PRIOR TO COMMENCEMENT OF WORK ON THIS PROJECT TO VERIFY THE LOCATIONS OF EXISTING UTILITY LINES. CALL UNDERGROUND SERVICE ALERT (U.S.A.) TOLL FREE AT 1-800-227-2600 OR 811, 7:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY.
2. ALL DIMENSIONS SHOW MEASUREMENTS IN A HORIZONTAL PLANE.
3. WRITTEN DIMENSIONS SHALL ALWAYS TAKE PRECEDENCE OVER SCALED DIMENSIONS. IF THERE IS A CONFLICT, NOTIFY THE OWNER AND OBTAIN A CLARIFICATION. NO DEVIATION OR SUBSTITUTION SHALL BE ALLOWED WITHOUT OBTAINING WRITTEN APPROVAL FROM THE OWNER.
4. ALL MATERIALS SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR PER MANUFACTURER'S SPECIFICATIONS, UNLESS OTHERWISE NOTED IN THESE DRAWINGS.
5. ALL DIMENSIONS SHALL BE VERIFIED IN THE FIELD, STAKED, PAINTED, AND/OR STRING LINED. ANY MINOR ADJUSTMENTS REQUIRED TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE REVIEWED AND APPROVED BY THE OWNER PRIOR TO CONSTRUCTION.
6. ALL TRANSITIONS BETWEEN CURVES AND RAYS SHALL BE SMOOTH AND CONTINUOUS.
7. CONTRACTOR SHALL PROVIDE ALL CONSTRUCTION STAKING.
8. REFER TO CIVIL DRAWINGS FOR STRIPING AND TRUNCATED DOMES/DETECTABLE WARNING DETAILS.

SITE FEATURE SCHEDULE

ITEM	DESCRIPTION / MODEL	COLOR	QUANTITY	MANUFACTURER / SUPPLIER / INFORMATION	DET. REF.
1	RAPID FLASHING BEACON. SEE CIVIL PLANS				–
2a	30"Ø CONCRETE SPHERE, MODEL: TF6101-CUS1	CHARCOAL	2	FINISH SHALL BE WEATHERSTONE STAIN. ANCHOR STYLE A. BELSON OUTDOORS. WWW.BELSON.COM, P: (800) 323-5664	3/L4.0
2b	24"Ø CONCRETE SPHERE, MODEL: TF6091-CUS1	GRAY	2		
2c	18"Ø CONCRETE SPHERE, MODEL: TF6088-CUS1	WHITE	2		
3	6" WIDE FLUSH CONCRETE BAND	C-12 MESA BEIGE	80 LF	MEDIUM BROOM FINISH. CHROMIX ADMIXTURE INTEGRAL COLOR BY SCOFIELD. SCOFIELD.COM, P: (800) 800-9900	1&2/L4.0

SITE FINISH SCHEDULE

FINISH	DESCRIPTION	COLOR	QUANTITY	PATTERN / INFORMATION	DET. REF.
A	STAMPED CONCRETE - MIDBLOCK CROSSING	INTEGRAL C-27 WESTWOOD BROWN RELEASE: A-21 DEEP CHARCOAL	369 SF	NEW BRICK - BASKETWEAVE PATTERN, CHROMIX ADMIXTURE INTEGRAL COLOR WITH LITHOCHROME ANTIQUING RELEASE BY SCOFIELD. SCOFIELD.COM, P: (800) 800-9900.	1&2/L4.0
B	STAMPED CONCRETE - EDGE OF MEDIAN		292 SF		1&2/L4.0
C	COBBLE AT CONCRETE CURB CUT	SHADES OF TAN	49 SF	SEE CIVIL PLANS FOR CURB CUT LOCATIONS. INSTALL PER DETAIL.	4/L4.0
D	4"-6" COBBLE	SHADES OF TAN	297 SF	INSTALL PER DETAIL.	5/L4.0

*ALL PAVEMENT TYPES SHALL BE ADA COMPLIANT.
*ALL MANUFACTURERS ITEMS SHALL BE AS SPECIFIED OR APPROVED EQUAL.

CONCRETE JOINT LEGEND

EJ = EXPANSION JOINT
SJ = CONTROL JOINT
CJ = COLD JOINT

REFERENCE KEY

SCHEDULE KEY

SITE FEATURE NUMBER — SITE FINISH NUMBER

GENERAL NOTES

1. COORDINATE INSTALLATION OF SITE FEATURES AND FINISHES WITH OTHER WORK OF GRADING, CONCRETE.
2. ALL SITE FEATURES AND FINISHES SHALL BE LOCATED AS SHOWN ON THE DRAWINGS, AND ASSEMBLED AND INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS. SITE FEATURES AND FINISHES INSTALLATION SCHEDULE SHALL BE COORDINATED WITH OTHER CONTRACTORS TO AVOID CONFLICT AND POSSIBLE DAMAGE.
3. MANUFACTURER NAMED ITEMS ARE FOR STANDARD OF REFERENCE AND DO NOT NECESSARILY LIMIT SUPPLY TO NAMED MANUFACTURERS.
4. CONTRACTOR SHALL EXAMINE RELATED WORK AND SURFACES BEFORE STARTING WORK OF THIS SECTION AND SHOULD REPORT TO THE OWNER IN WRITING ANY CONDITIONS WHICH WILL PREVENT THE PROPER PROVISION OF WORK. BEGINNING THE WORK OF THIS SECTION WITHOUT REPORTING UNSUITABLE CONDITIONS CONSTITUTES ACCEPTANCE OF CONDITIONS. ANY REQUIRED REMOVAL, REPAIR OR REPLACEMENT OF WORK CAUSED BY UNSUITABLE CONDITIONS SHALL BE DONE AT NO ADDITIONAL COST TO THE OWNER.
5. CONTRACTOR SHALL PROVIDE CONSTRUCTION STAKING.
6. CONTRACTOR SHALL PROVIDE COMPACTION TESTING. REPORTS SHALL BE DELIVERED DIRECTLY FROM THE LAB TO THE OWNER OR OWNER REPRESENTATIVE.
7. ALL EARTHWORK, GRADING AND SOIL DELIVERY/REMOVAL SHALL BE PROVIDED BY THE CONTRACTOR.
8. ALL CONCRETE COLORS SHALL BE REVIEWED AND APPROVED BY OWNER PRIOR TO INSTALLATION.
9. INTEGRAL COLOR CONCRETE SHALL BE CHROMIX ADMIXTURE BY L.M. SCOFIELD COMPANY, OR APPROVED EQUAL.
10. CONCRETE COLOR SEALER SHALL BE CURE SEAL BY L.M. SCOFIELD COMPANY, OR APPROVED EQUAL.
11. INSTALL INTEGRAL COLOR CONCRETE MIX AT MANUFACTURER'S RECOMMENDED RATES FOR SPECIFIED COLORS LISTED ON THIS SHEET.
12. APPLY COLOR SEAL TO COLORED CONCRETE BY MEANS, RATE AND TIMING AS RECOMMENDED BY MANUFACTURER.
13. CONTRACTOR SHALL PROVIDE A 4'x4' POURED SAMPLE OF COLORED CONCRETE, FINISH AND JOINTING TO OWNER FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION.

EXHIBIT A

N

SCALE: 1" = 20'

Know what's below. Call before you dig.

DIST	COUNTY	ROUTE	POST MILE	SHEET NO.	TOTAL SHEET
10	STA	108	32.095	14	21

PLAN REVISIONS

NO.	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

IMPROVEMENT PLANS
CALLANDER AVENUE COMPLETE STREET
RIVERBANK, CALIFORNIA

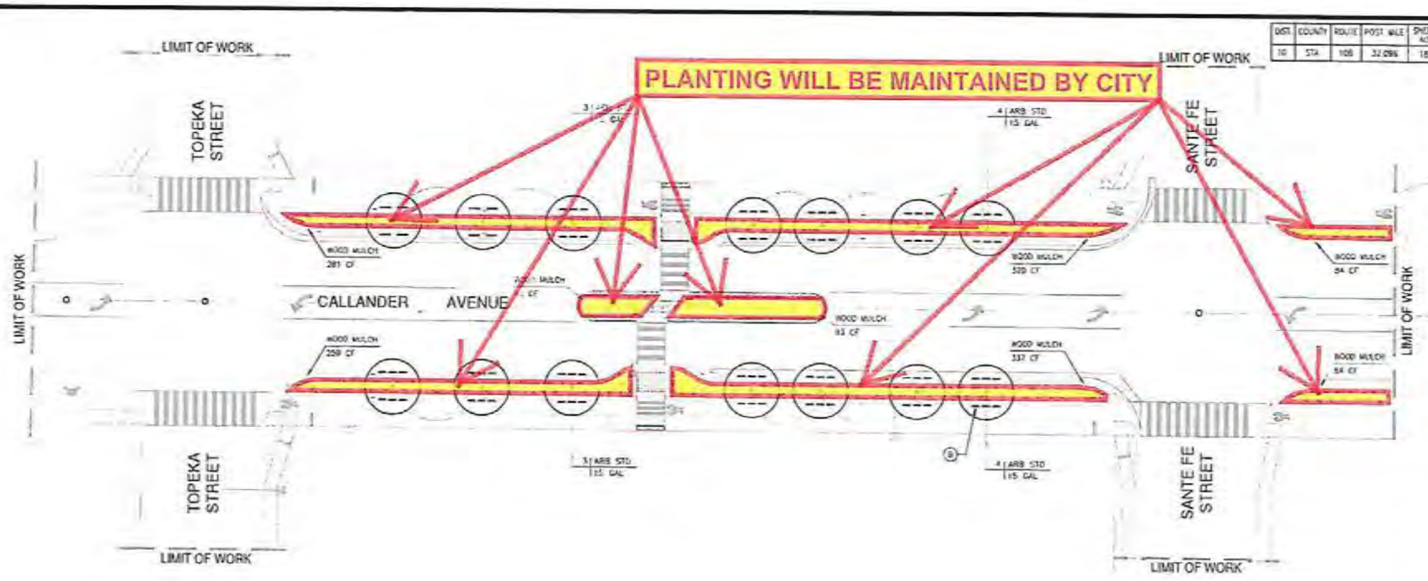
LANDSCAPE LAYOUT PLAN

APPROVED:

DESIGNED:	RJ/JG
DRAWN:	JG
CHECKED:	DK
SCALE:	AS NOTED
DATE:	04/03/2021
JOB NO.:	29211
FILE NO.:	29211-SF.DWG

SHEET NO. 3
L1.0
OF
7

DIST	COUNTY	ROUTE	POST MILE	SHEET NO	TOTAL SHEET
10	STA	108	32.096	18	21



SHEET NOTES

(A) ALL SHRUB BEDS SHALL RECEIVE 3" DEPTH OF DECORATIVE MULCH COVER AS DESCRIBED IN PLANTING NOTES ON SHEET L3.0.

(B) ROOT BARRIER SHOWN OUTSIDE OF PLANTING AREA FOR GRAPHIC CLARITY. INSTALL IN ADJACENT PLANTING BED, TYPICAL. 280 LF TOTAL. SEE DETAILS 10 & 11, SHEET L4.0. MANUFACTURER: DEEPROOT OR EQUAL. WWW.DEEPROOT.COM, P: (800) 458-7668

EXHIBIT A

N

SCALE: 1" = 20'

811 Know what's below. Call before you dig.

PLAN REVISIONS

NO	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

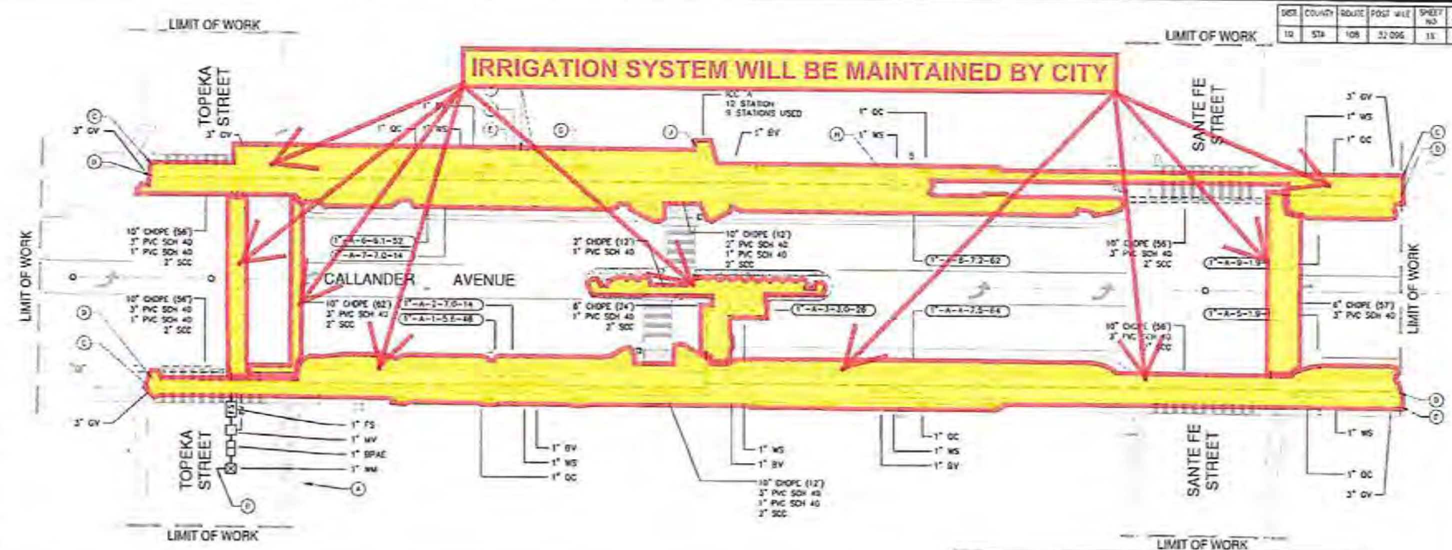
IMPROVEMENT PLANS
CALLANDER AVENUE COMPLETE STREET
RIVERBANK, CALIFORNIA

PLANTING PLAN

APPROVED:

DESIGNED:	KJ/JG
DRAWN:	JG
CHECKED:	CN
SCALE:	1"=20'
DATE:	04/08/2021
JOB NO.:	29211
FILE NO.:	29211-PL.DWG

SHEET NO. 4
L3.1
OF
7



PIPING SCHEDULE

	SLEEVE SIZE / SLEEVE LENGTH
4" (1')	4" SLEEVE SIZE, UNLESS OTHERWISE NOTED ON PLAN
3"	MAINLINE SIZE
3/4"	LATERAL SIZE
1"	LATERAL SIZE
1-1/4"	LATERAL SIZE
1-1/2"	LATERAL SIZE

IRRIGATED LANDSCAPE WATER EFFICIENCY TABLE

WATER BUDGET CALCULATIONS

MAXIMUM APPLIED WATER ALLOWANCE

MAWA=(ETo)(0.62)[(0.45xLA)+((1.0-0.45)xSLA)]	LOCAL ETo=	LA =	SLA =		MAWA TOTAL=
	50.3	3,984	0		83,978 GAL

ESTIMATED TOTAL WATER USE

ETWU=(ETo)(0.62)[((PFxHA)/IE)+SLA]	LOCAL ETo=	PF =	LA =	SLA =		ETWU TOTAL=
	50.3	SEE BELOW	3,984	0		55,985 GAL

HYDROZONE INFORMATION TABLE

HYDROZONE TAG	PLANT FACTOR (PF)	IRRIGATION METHOD	IRRIGATION EFFICIENCY (IE)	ETAF (PF/IE)	LANDSCAPE AREA (SQ FT)	ETAF X AREA	ESTIMATED TOTAL WATER USE (ETWU)
LANDSCAPE AREAS							
2, 7 (TREE/RWS/MODERATE)	0.24	RWS	0.81	0.30	395	119 S.F.	3,705
1, 3, 4, 5, 6, 8, 9 (SHRUB/BUBBLER/LOW)	0.24	BUBBLER	0.81	0.30	5,588	1,676 S.F.	52,280
					TOTAL AREA= 5,984 SF	TOTAL= 1,795	TOTAL AREA= 55,985 GAL
SPECIAL LANDSCAPE AREAS							
(TREE/BUBBLER/MODERATE)				1	0	0 S.F.	0
					TOTAL AREA= 0 SF	TOTAL= 0	TOTAL AREA= 0 GAL

* THIS INFORMATION DERIVED FROM PLANT FACTOR DESIGNATIONS IN THE WUCOLS IV DOCUMENT.

IRRIGATION SCHEDULE

SCHEDULING NOTES & RUN TIMES

WATERING CYCLES AND DURATION DURING PRE-ESTABLISHMENT PERIODS SHOULD BE ADJUSTED PER PLANT PROVIDER'S RECOMMENDATIONS AND CURRENT WEATHER CONDITIONS

POST ESTABLISHMENT IRRIGATION SCHEDULE CALCULATED USING AVERAGE CLIMATE CONDITIONS AND AVERAGE PLANT REQUIREMENTS. THIS SCHEDULE SERVES AS A BASE FOR CONTROLLER PROGRAMMING. EXTREME AND SITE SPECIFIC CONDITIONS WILL RESULT IN ETo ADJUSTMENTS AND MAY REQUIRE ADJUSTMENTS TO SCHEDULE FREQUENCY/DURATION.

IRRIGATION CONTROLLER SHALL BE CONFIGURED TO RUN ALL ZONES ON SOAK CYCLES.

STATION RUN-TIMES ARE SHOWN IN MINUTES PER DAY (MIN) AND DAYS PER WEEK (DW)

Hydrozone	WINTER PRE-EST.	WINTER POST-EST.	SPRING PRE-EST.	SPRING POST-EST.	SUMMER PRE-EST.	SUMMER POST-EST.	FALL PRE-EST.	FALL POST-EST.
2, 7 (TREE/RWS/MODERATE)	5 MIN/2 DW	9 MIN/1 DW	17 MIN/2 DW	24 MIN/1 DW	22 MIN/2 DW	44 MIN/1 DW	9 MIN/2 DW	18 MIN/1 DW
1, 3, 4, 5, 6, 8, 9 (SHRUB/BUBBLER/LOW)	3 MIN/4 DW	6 MIN/2 DW	11 MIN/4 DW	22 MIN/2 DW	14 MIN/6 DW	29 MIN/2 DW	6 MIN/4 DW	12 MIN/2 DW
(TREE/BUBBLER/MODERATE)	0 MIN/2 DW	0 MIN/1 DW	0 MIN/2 DW	0 MIN/1 DW	0 MIN/2 DW	0 MIN/1 DW	0 MIN/2 DW	0 MIN/1 DW

IRRIGATION LEGEND

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	DETAIL
LOW FLOW IRRIGATION		
○	RAIN BIRD RWS-M-B-C-1401 (2/TREE)	6/L5.0
□	RAIN BIRD XCZ-100-PRB-COM REMOTE CONTROL DRIP VALVE. USE RAIN BIRD 2-WIRE DECODER FD101-TURF. INSTALL IN VALVE BOX WITH LOCKING LID.	4/L5.0
●	RAIN BIRD PCT SINGLE OUTLET EMITTER. PRESSURE COMPENSATING THREADED LOW-FLOW BUBBLER. 7 GPH WITH 1/2" FPT THREADED INLET.	7/L5.0
IRRIGATION EQUIPMENT		
⊠	RAIN BIRD PEDESTAL MOUNT ESP-LXIVM 50 STATION IRRIGATION CONTROLLER WITH RSD SERIES RAIN SHUT OFF. OPERATE ONLY BETWEEN DUSK AND DAWN. (CAM-RBS-50/IO-GPRS-1/RSE/XX-DEC+/1-SDI/XX-GRK/SUP3-4P/3000-150PRS/FS-100B) CALL ANDREW BOLT WITH ITS, P: (209) 404-1746 FOR CONTROLLER ASSEMBLY INFORMATION.	2&3/L5.0
□	RAIN BIRD PESB 1" PLASTIC INDUSTRIAL VALVE. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION, WITH SCRUBBER TECHNOLOGY FOR DIRTY WATER IRRIGATION APPLICATIONS. INSTALL IN VALVE BOX WITH LOCKING LID.	5/L5.0
○	RAIN BIRD 33 QUICK COUPLER VALVE. INSTALL IN ROUND VALVE BOX WITH LOCKING LID.	2/L5.1
⧖	NIBCO T-113 CLASS 125 BRONZE GATE SHUT OFF VALVE WITH WHEEL HANDLE. SAME SIZE AS MAINLINE PIPE DIAMETER AT VALVE LOCATION. INSTALL IN ROUND VALVE BOX WITH LOCKING LID.	10/L5.0
□	BUCKNER-SUPERIOR 3200 1" NORMALLY CLOSED BRASS MASTER VALVE WITH DIRTY WATER PROTECTION AND 3-WAY SOLENOID DESIGN. INSTALL IN VALVE BOX WITH LOCKING LID.	1/L5.0
◫	FEBCO 825Y MASTER SERIES REDUCED PRESSURE BACKFLOW PREVENTER WITH STRONGBOX/VG ENCLOSURE WITH POLAR PARKA.	CALTRANS STD H7
FS	RAIN BIRD FS-100-B 1" BRASS FLOW SENSOR W/ RAIN BIRD 2-WIRE SENSOR DECODER (SD-210TURF). INSTALL IN VALVE BOX WITH LOCKING LID.	1/L5.0
Y	1" ZURN WILKINS YBXL THREADED BRASS, CAST BRONZE WYE STRAINER ASSEMBLY. INSTALL IN VALVE BOX WITH LOCKING LID.	CALTRANS STD H6
⊠	CITY WATER METER. 1" SIZE. INSTALL PER CITY STD.	CITY STD
———	IRRIGATION LATERAL LINE: PVC SCHEDULE 40	9/L5.0
— — —	IRRIGATION MAINLINE: PVC SCHEDULE 40. 3" SIZE UNLESS NOTED OTHERWISE.	9/L5.0
= = = =	PIPE SLEEVE: CHDPE PIPE. SIZE PER PLAN.	1/L5.1
—FS—	PAIGE ELECTRIC P689 COMMUNICATION CABLE FLOW SENSOR WIRE ROUTED IN ELECTRICAL CONDUIT FROM CONTROLLER TO FLOW SENSOR. CONTRACTOR SHALL INSTALL CONDUIT SWEEP AT CONTROLLER.	11/L5.0
—2W—	PAIGE ELECTRIC P7072D COMMUNICATION CABLE FOR 2-WIRE PATH ROUTED IN ELECTRICAL CONDUIT.	11/L5.0

SHEET NOTES

(A) APPROXIMATE LOCATION OF EXISTING WATER METER CLUSTER.

(B) CONNECT TO EXISTING CITY WATER LINE WITH NEW 2" MAIN LINE. LOCATION OF EXISTING CITY WATER LINE AND ORIGIN OF NEW MAINLINE EXTENSION IS APPROXIMATE. INSTALL BPAE, MV, AND FS IN LANDSCAPE AREA BETWEEN BACK OF WALK AND ROW. CONTRACTOR SHALL VERIFY EXACT LOCATION IN FIELD WITH CITY PRIOR TO INSTALLATION.

(C) STUB 2-WIRE IN CONDUIT SWEEP IN 10" ROUND VALVE BOX FOR FUTURE CONNECTION TO LANDSCAPE AREA.

(D) STUB MAINLINE FOR FUTURE EXPANSION.

(E) MAINLINE SHOWN IN HARDSCAPE FOR GRAPHIC CLARITY ONLY. INSTALL IN ADJACENT PLANTING AREA, TYPICAL.

(F) LATERAL LINE SHOWN IN HARDSCAPE FOR GRAPHIC CLARITY ONLY. INSTALL IN ADJACENT PLANTING AREA, TYPICAL.

(G) RWS SHOWN IN HARDSCAPE FOR GRAPHIC CLARITY ONLY. INSTALL IN ADJACENT PLANTING AREA, TYPICAL.

(H) IRRIGATION EQUIPMENT SHOWN IN HARDSCAPE AREA FOR GRAPHIC CLARITY ONLY. INSTALL IN ADJACENT PLANTING AREA, TYPICAL.

(I) IRRIGATION WIRING SHOWN IN HARDSCAPE AREA FOR GRAPHIC CLARITY ONLY. INSTALL IN ADJACENT PLANTING AREA, TYPICAL.

(J) IRRIGATION CONTROLLER SHALL BE INSTALLED IN LANDSCAPE AREA BETWEEN BACK OF CURB AND WALK. VERIFY EXACT LOCATION WITH CITY PRIOR TO INSTALLATION.

NOTES:

1. FOR ACCURATE RIGHT OF WAY DATA, CONTACT RIGHT OF WAY ENGINEERING AT THE DISTRICT OFFICE.
2. CONTROL AND NEUTRAL CONDUCTORS ROUTING SHALL BE THE SAME AS THE IRRIGATION SYSTEMS MAIN LINES UNLESS OTHERWISE SHOWN.

VALVE CALLOUT

(0"-A-0-0.0-0)
VALVE SIZE
VALVE NUMBER
VALVE SPRINKLER HEADS
VALVE GPM

SCALE: 1" = 20'

811 Know what's below. Call before you dig.

DIST	COUNTY	ROUTE	POST MILE	SHEET NO	TOTAL SHEET
10	STA	108	32.096	15	21

PLAN REVISIONS

NO	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

IMPROVEMENT PLANS CALLANDER AVENUE COMPLETE STREET

RIVERBANK, CALIFORNIA

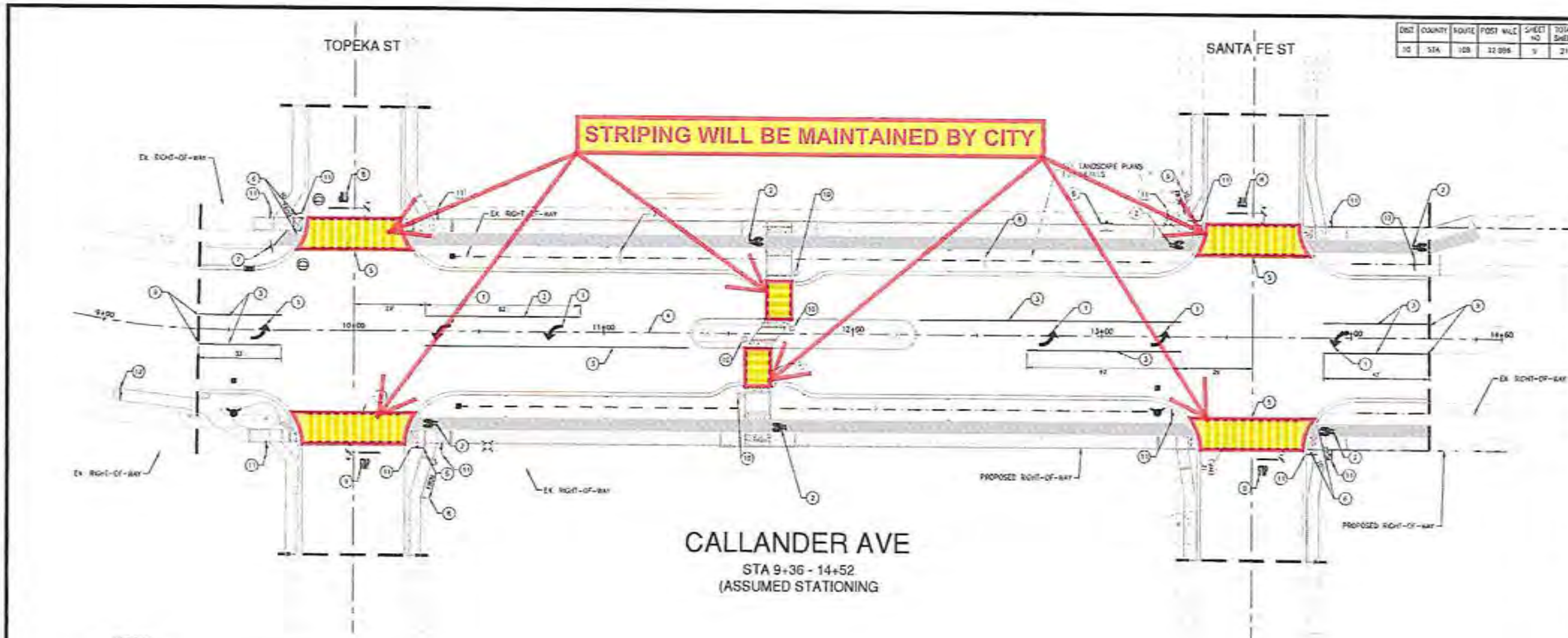
EXHIBIT A

IRRIGATION PLAN, LEGEND AND WATER CALCS

APPROVED:

DESIGNED	RJ/JG
DRAWN	JG
CHECKED	CK
SCALE	1"=20'
DATE	04/09/2021
JOB NO.	29211
FILE NO.	29211-IR DWG

SHEET NO. 5
L2.1
OF
7



NOTE

1. CONTRACTOR TO VERIFY THE LOCATION OF ALL EX. SIGNAGE.
2. ALL "NO PARKING" SIGNS TO BE PROTECTED IN PLACE.
3. ALL OTHER SIGNS TO BE REMOVED UNLESS OTHERWISE NOTED.
4. ALL NEW SIGNS TO BE INSTALLED 2' FROM BACK OF CURB.

LEGEND

1. PAVEMENT MARKINGS TYP III (L) ARROW PER CALTRANS 2018 DETAIL A24B
2. BIKE LANE SYMBOL WITHOUT PERSON MARKINGS PER CALTRANS 2018 DETAIL A24C
3. LANE LINES PER DETAIL 31 OF CALTRANS 2018 A20B
4. CENTERLINE/CROWN OF ROAD
5. PEDESTRIAN CONTINENTAL CROSSWALK PER CALTRANS 2018 DETAIL A24F
6. RELOCATED SIGNAGE (COORDINATE WITH NOTE 8 SHEET C2.0)
7. PROTECTED SIGNAGE
8. STOP AND LIMIT LINE MARKINGS PER CALTRANS 2018 DETAILS A24D & A24E
9. CONFORM TO EXISTING STRIPING
10. PEDESTRIAN ACTIVATED RAPID FLASHING BEACON SYSTEM WITH YIELD TO PEDESTRIANS SIGN PER MUTCD DETAIL R1-5A
11. WARNING SIGN PER MUTCD DETAIL W11-15/W11-15P/W16-7P
12. ADVANCE WARNING SIGN PER MUTCD DETAIL W11-15/W16-9P

BLUE REFLECTORIZED PAVEMENT MARKER PER CITY OF RIVERBANK STD. 510 AND CALTRANS 2018 DETAIL A20D

RELOCATED ELECTROLIER

CONCRETE

2" HMA OVER HAINE

EX. RIGHT-OF-WAY

PROPOSED RIGHT-OF-WAY LINE

EXHIBIT A

SCALE: 1"=20'

Know what's below. Call before you dig.

DIST	COUNTY	ROUTE	POST MILE	SHEET NO.	TOTAL SHEET
10	STA	108	22.006	9	21

PLAN REVISIONS

NO.	DATE	REVISION

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

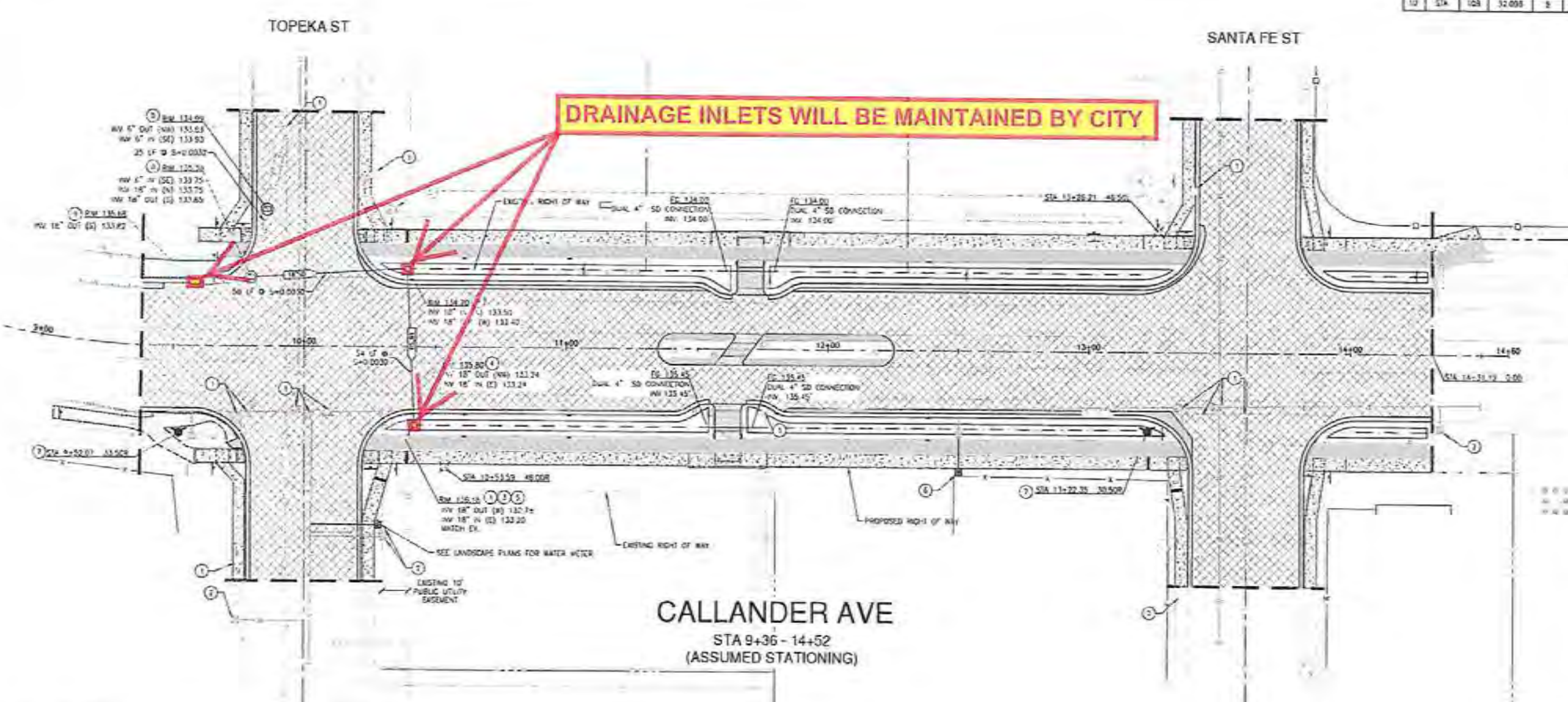
IMPROVEMENT PLANS
CALLANDER AVENUE COMPLETE STREET
RIVERBANK, CALIFORNIA

SIGNAGE & STRIPING

APPROVED

DESIGNED:	KS
DRAWN:	JH/EH/JAB
CHECKED:	KS/MP
SCALE:	1"=20'
DATE:	04/03/2021
JOB NO.:	20211
FILE NO.:	20211-SS.DWG

SHEET NO. 6
C8.0
OF
7



UTILITY NOTES

1. ADJUST EXISTING UTILITY STRUCTURE TO GRADE
2. PROTECT EXISTING UTILITY STRUCTURE IN PLACE
3. CONTRACTOR TO VERIFY EXACT LOCATION, DEPTH, AND SIZE OF EXISTING UTILITY LINE PRIOR TO CONSTRUCTION.
4. AREA DRAIN PER CALTRANS STD DETAIL D74, SEE SHEET C10.2
5. CONNECT TO EXISTING STORM DRAIN LINE
6. EXTEND EXISTING UTILITY STRUCTURE
7. RELOCATED FIRE HYDRANT
8. REPLACE EXISTING DRAIN INLET WITH NEW STORM DRAIN MAN HOLE
9. DRAIN INLET PER CALTRANS STD DETAIL D74, SEE SHEET C10.2

LEGEND

- 4.5" HMA OVER 9" AB
- 4.5" HMA OVERLAY
- CONCRETE
- 2" HMA OVER NATIVE
- EX. ASPHALT TO REMAIN
- ■ AREA DRAIN PER CALTRANS STD. DETAIL D74, SEE SHEET C10.2
- EX. RIGHT-OF-WAY
- PROPOSED RIGHT-OF-WAY LINE

NOTICES

1) CALL UNDERGROUND SERVICE ALERT AT LEAST TWO WORKING DAYS NOTICE PRIOR TO EXCAVATING. DELINEATE THE AREA TO BE EXCAVATED BEFORE CALLING USA. DELINEATED AREAS SHOULD BE IDENTIFIED IN WHITE MARKINGS WITH THE REQUESTER'S COMPANY NAME OR LOGO WITHIN THE PRE-MARKED ZONES.

2) MAINTAIN A MINIMUM 3' SEPARATION BETWEEN JOINT TRENCH AND WET UTILITIES. SEPARATION IS MEASURED FROM THE CLOSEST EDGE OF THE JOINT TRENCH TO THE CLOSEST EDGE OF ANY WET FACILITY.

CONTRACTOR RESPONSIBILITIES

1) CONTRACTOR IS TO VERIFY ALL PROPOSED INSTALLATIONS, CONDITIONS, AND SPECIFICATIONS PRIOR TO COMMENCING WITH ANY PORTION OF WORK. ANY DISCREPANCIES, DELETIONS OR INCONSISTENCIES ARE TO BE REPORTED TO THE UTILITY COMPANY'S INSPECTOR BEFORE ORDERING MATERIAL OR COMMENCING WORK. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE SPECIFICATIONS. ANY UNAUTHORIZED VARIATION FROM PLANS OR SPECIFICATION WILL BE CORRECTED BY CONTRACTOR PRIOR TO INSTALLATION AT CONTRACTOR'S EXPENSE.

2) CONTRACTOR IS RESPONSIBLE FOR PROVIDING FINAL GRADE OF ALL VAULTS, ENCLOSURES, AND PADS. DOCUMENTATION OF ABSOLUTE ELEVATION FOR STRUCTURES TO BE PROVIDED TO THE UTILITY COMPANY'S INSPECTOR BY SURVEYOR AT TIME OF STAKING. ANY VARIANCE FROM SPECIFIED FINAL GRADE SHALL BE CORRECTED BY CONTRACTOR PRIOR TO INSTALLATION.

3) CONTRACTOR IS TO PROVIDE AND INSTALL ALL UNDERGROUND FACILITIES SHOWN ON THIS DRAWING IN ACCORDANCE WITH THE UTILITY COMPANY'S STANDARDS.

4) CONTRACTOR IS TO PROVIDE ALL TRENCHING, SHADING, BACKFILL, COMPACTION, AND RESTORATION.

5) CONTRACTOR TO OBTAIN ALL ENCROACHMENT PERMITS FROM APPROPRIATE ENTITIES WITHIN PROJECT BOUNDARY.

EXHIBIT A

Know what's below. Call before you dig. 811

SCALE: 1" = 20'

O'DELL ENGINEERING
1165 Scenic Drive, Suite A
Modesto, CA 95350
odellengineering.com

IMPROVEMENT PLANS
CALLANDER AVENUE COMPLETE STREET
RIVERBANK, CALIFORNIA

UTILITY PLAN

APPROVED:

DESIGNED:	KS
DRAWN:	JH/DH/JJB
CHECKED:	KS/WP
SCALE:	1"=20'
DATE:	04/09/2021
JOB NO.:	29211
FILE NO.:	29211-UP.DWG

SHEET NO. 7
C6.0
OF
7