

CITY COUNCIL / LRA BOARD

Mayor/Chair

Richard D. O'Brien

Vice Mayor/Chair (CM-D3) Cal Campbell

Council/Authority Members:

District 1 Luis Uribe

District 2 Rachel Hernandez

District 4 Darlene Barber-Martinez



**City of Riverbank
Regular City Council and
Local Redevelopment Authority
Board Hybrid Meetings
(Virtual via ZOOM)**

Council Chambers, 6707 Third St., Suite B
Riverbank, CA 95367



AGENDA

TUESDAY, JUNE 28, 2022 – 6:00 P.M.

(THE AGENDA PACKET IS ONLINE AT [HTTP://WWW.RIVERBANK.ORG/AGENDACENTER](http://www.riverbank.org/agendacenter))

NOTICE: THIS MEETING WILL BE HELD IN ACCORDANCE WITH CALIFORNIA GOVERNMENT CODE SECTION 59453, SUBDIVISION (e) OF THE RALPH M. BROWN ACT (CALIFORNIA GC § 54950, ET SEQ.), THE FEDERAL AMERICANS WITH DISABILITIES. WHILE THIS MEETING WILL BE PHYSICALLY OPEN TO THE PUBLIC, GIVEN THE STATE OF EMERGENCY REGARDING THE THREAT OF COVID-19, MEMBERS OF THE PUBLIC MAY ALSO PARTICIPATE AND COMMENT VIA THE ZOOM VIRTUAL PLATFORM. REFER TO THE LAST PAGE OF THE AGENDA FOR PARTICIPATION INFORMATION.

1. CALL TO ORDER

2. FLAG SALUTE

3. INVOCATION

4. ROLL CALL

5. AGENDA CHANGES

6. 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.*

7. PRESENTATIONS (Informational only)

Item 7.1 **Homeless Action Plan** - City Council to receive a presentation from Stanislaus Homeless Alliance Chairperson Brad Hawn on the Homeless Action Plan; no action is requested at this time.

8. 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)** and time cannot be yielded to another person. 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.

9. 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 9.1** Waive Readings. All Readings of ordinances and resolutions, except by title, are waived.
- Item 9.2** Approval of the June 14, 2022 City Council and Local Redevelopment Authority Board Minutes.
- Item 9.3** Adopt a Resolution Authorizing the City to Implement Teleconferenced Public Meetings Pursuant to Assembly Bill 361 Allowing the City to Continue a Hybrid Virtual Meeting Environment.
- Item 9.4** Approve a correction to Appendix A of the Memorandum of Understanding between the City of Riverbank and the Northern California District Council of Laborers and its affiliate, Construction, Production & Maintenance Laborers Local Union, AFL:CIO #1130 to correctly reflect employee pay scales effective July 1, 2022, and Authorize City Manager or Human Resources Analyst to make correction. Correction consists of replacing current version of Appendix A with an updated version of Appendix A to correctly reflect employee pay scales.

10. PUBLIC HEARINGS

- Item 10.1** **General Plan Amendment 01-2021 and Rezone 02-2021 (Dept. File #21-0024) – Pocket Avenue Senior Apartment Complex – 3318 Pocket Avenue (APN 075-090-063).** The applicant requests a General Plan Amendment to modify the existing Low Density Residential (LDR) land-use designation to High Density Residential (HDR) and to rezone the existing Single Family Residential (R-1) site to Planned Development (PD) for a proposed 40-unit senior apartment complex on 2.01 acres. The subject site is 3318 Pocket Avenue. Pursuant to the California Environmental Quality Act, the proposed Project is exempt pursuant to CEQA Guidelines Section 21159.21 (a-j) Exemption for Qualified Housing Projects – **Staff recommends no action be taken for this item. City staff discovered a public notice irregularity. To ensure the project is in strict conformance with State public noticing laws, staff will re-notice the item and it will be rescheduled to be heard during a duly noticed public hearing on July 26, 2022.**

Public Hearing Notice(s) were published in the Riverbank News on 06/08/2022 for Items 10.2 through 10.9.

Item 10.2 **Two Resolutions for Consolidated Landscaping & 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 2022/2023; and 2) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2022/2023** - It is recommended that the City Council adopt the Resolutions corresponding to Consolidated 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 2022/2023.

Item 10.3 **Two Resolutions for Ridgewood Place Landscaping & 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 2022/2023; and 2) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2022/2023** - It is recommended that the City Council adopt the Resolutions corresponding to Ridgewood Place 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 2022/2023.

Item 10.4 **Two Resolutions for River Cove Landscaping & Lighting District No.1 to: 1) Amend and/or Approve the Engineer's Report and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2022/2023; and 2) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2022/2023** - It is recommended that the City Council adopt the Resolutions corresponding to River Cove 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 2022/2023.

Item 10.5 **Two Resolutions for Sierra Vista Estates Landscaping & 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 2022/2023; and 2) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2022/2023** - It is recommended that the City Council adopt the Resolutions corresponding to Sierra Vista Estates 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 2022/2023.

Item 10.6 **Two Resolutions for Crossroads Landscaping & 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 2022/2023; and 2) Ordering the Levy and Collection of Annual Assessments for Fiscal Year 2022/2023** - It is recommended that the City Council adopt the Resolutions corresponding to Crossroads 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 2022/2023.

Item 10.7 **A 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 Benefit Assessment District No. 2006-01 (Heartlands) for Fiscal Year 2022/2023** - 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. 2006-01 (Heartlands) for Fiscal Year 2022/2023.

Item 10.8 **A Resolution of the City Council of the City of Riverbank, County of Stanislaus, State of California, Ordering the Levy and Collection of Assessments Within the Sterling Ridge Benefit Assessment District for Fiscal Year 2022/2023** - 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 2022/2023.

Item 10.9 **A Resolution Adopting the Fiscal Year 2022-2023 Annual Operating Budget** – It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2022-2023 Annual Operating Budget.

Local Redevelopment Authority

Item 10.10 **A Resolution Adopting the Proposed Fiscal Year 2022-2023 Local Redevelopment Authority (LRA) Board Budget** - It is recommended that the Local Redevelopment Authority (LRA) Board of Directors (Board) review and approve the Proposed Fiscal Year 2022-2023 LRA Budget.

11. NEW BUSINESS

Item 11.1 **A Resolution of the City Council of the City of Riverbank, California, approving a Subdivision Improvement Agreement for Countryside III with McRoy Wilbur Communities and Authorizing the City Manager to Execute the Agreement** - It is recommended that the City Council consider the attached resolution approving the Subdivision Improvement

Agreement with McRoy Wilbur Communities for Countryside III and directing the City Manager to execute the agreement.

Item 11.2 **A Resolution Approving Final Map 02-2022 Countryside III – APN: 062-022-020** – It is recommended that the City Council approve the Final Map (“FM”) for McRoy Wilbur Communities and Countryside III based on the required finding that the map is in conformity with the provisions of subdivision law and city code.

Item 11.3 **A Resolution of the City Council of the City of Riverbank, California, to Approve a Subdivision Improvement Agreement for Crossroads West Unit 2 with DMG Development, LP and Authorizing the City Manager to Execute the Agreement** - It is recommended that the City Council consider the attached resolution approving the Subdivision Improvement Agreement with DMG Development, LP for Crossroads West Unit 2 and directing the City Manager to execute the agreement.

Item 11.4 **A Resolution Approving the Final Map (“FM”) for DMG Development, LP and Crossroads West Unit 2 APN: 074-010-006** – It is recommended that the City Council approve the Final Map (“FM”) for DMG Development, LP and Crossroads West Unit 2 APN: 074-010-006 based on the required finding that the map is in conformity with the provisions of subdivision law and city code.

Item 11.5 **A Resolution Expressing Support of St. Frances of Rome Church Harm Reduction Program** – It is recommended that the City Council receive the presentation on the St. Francis of Rome Harm Reduction Program and approve the Resolution expressing support.

Item 11.6 **A Resolution Approving a Master Property Tax Revenue Agreement between the City of Riverbank and Stanislaus County and Authorizing the City Manager to Finalize and Execute Said Agreement** - It is recommended that the City Council consider adopting a Resolution approving a Master Property Tax Revenue Agreement with Stanislaus County and authorizing the City Manager to finalize and execute this agreement.

12. 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 12.1 Staff

Item 12.2 Council/Authority Member

Item 12.3 Mayor/Chair

13. 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 recessing to Closed Session.

Item 13.1 **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

(Pursuant to Government Code § 54956.8)
Property: 6436 Oakdale Road, Riverbank (APN 075-026-040)
Agency Negotiator: City Manager Marisela H. Garcia
Property Negotiator: High, Price & Leffler Associates
Under Negotiation: Price, terms of payment, or both.

14. RECONVENE – REPORT FROM CLOSED SESSION

Item 14.1 Report from Closed Session on **Item 13.1**
CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Pursuant to Government Code § 54956.8)
Property: 6436 Oakdale Road, Riverbank (APN 075-026-040)
Agency Negotiator: City Manager Marisela H. Garcia
Property Negotiator: High, Price & Leffler Associates
Under Negotiation: Price, terms of payment, or both.

15. ADJOURNMENT

- The next regular City Council meeting will be on July 26, 2022 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 at the meeting location, on the North City Hall public exterior bulletin board, and the City's website 72 hours prior to the meeting in accordance to the California Ralph M. Brown Act.

Posted this 23rd day of June, 2022.

/s/ *Kathy L. Teixeira, Interim City Clerk*



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 cityclerk@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.



**TELECONFERENCE/VIRTUAL PLATFORM PUBLIC PARTICIPATION COMMENT
PROCEDURES FOR THE HYBRID CITY COUNCIL MEETING HELD IN
CONFORMANCE WITH THE BROWN ACT AS AMENDED BY SB 361**

PUBLIC “LIVE” VIEWING

- Government Channels: Charter– 2 and AT&T U-VERSE – 99
- YouTube Live – is no longer available due to technical difficulties, which is being worked on.
- Via ZOOM Platform (See instructions below)

SUBMITTING PUBLIC COMMENTS FOR THE RECORD

Written comments must be received before 4:00 p.m. on the date of the meeting in order for them to be distributed to the Council prior to consideration of the matter. Written comments will not be read aloud at the meeting, but will be reported as received for the record. If you do not receive an acknowledgement of receipt within an hour of submission or by 5:00 pm, please call the City Clerk’s Office at (209) 863-7198 or the Administration Dept. at (209) 863-7122.

ACCEPTABLE METHODS OF SUBMITTING COMMENTS BEFORE THE 4:00 PM DEADLINE

- **Via Mail Service:** Mail comments to City of Riverbank, Attn. City Clerk, 6707 Third Street, Suite A, Riverbank, CA 95367. (Call 209-863-7198 / 209-863-7122 to ensure they were received.)
- **Via Email:** Mail to cityclerk@riverbank.org (Note: This technology is not a guaranteed method.)
 - Indicate Agenda Item # in the **subject line**. (Call 209-863-7198 / 209-863-7122 to ensure receipt)
- **Oral Comments In-Person:** The Mayor will ask the audience if anyone wishes to comment, at that time you may approach the podium. (A Spanish language interpreter is available for assistance.)
- **Oral Comments Via Zoom:** The Mayor will announce when public comments may be made for a limit of 3 minutes on the agenda item being considered, at which time you will:
(please make sure the volume on your video device or any nearby device is turned down.)
 - Using a computer – click on the “raise hand” feature in the webinar controls. This will alert staff that you wish to speak, and you will be unmuted.
 - Using a Phone – press ***9** to “raise the hand”. This will alert staff that you wish to speak, and you will be unmuted.

Teleconference Phone Number (This system is a backup for ZOOM technical difficulties only when providing oral comments.) If there are technical difficulties or disconnection with ZOOM while making oral comments, please immediately call the teleconference phone number **(209) 863-7151** so that Council may receive your comments. Council will be waiting for your call. Thank you

JOIN THE MEETING VIA ZOOM PLATFORM

- Join by this link: <https://us02web.zoom.us/j/81040537062>
- Join by accessing website: <https://zoom.us/join>, enter **Webinar ID: 81040537062**
- Join by telephone: **1 669 900 9128 or 1 346 248 7799, plus Webinar ID 81040537062**

Learn about using ZOOM - Visit <https://zoom.us/j/94943925973?status=success> for a free account or to download the app.

RIVERBANK CITY COUNCIL/ LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 7.1

SECTION 7: PRESENTATIONS

Meeting Date:	June 28, 2022
Subject:	Stanislaus Homeless Strategic Plan Implementation
From:	Marisela H. Garcia, City Manager

RECOMMENDATION

It is recommended that the City Council receive a presentation from Brad Hawn, Chairperson of the Stanislaus Homeless Alliance regarding the implementation of the Stanislaus Homeless Strategic Plan.

SUMMARY

In the fall of 2020 the Stanislaus Homeless Alliance and Stanislaus Community System of Care created a strategic plan workgroup whose members met to discuss the creation of a community wide plan to address homelessness. The result of this workgroup's efforts is the Stanislaus Homeless Strategic Plan.

The plan captures information on the current state of homelessness, current community concerns, gaps in homeless resources and housing, barriers to effectively addressing homelessness, and priorities for homeless assistance funding. This information was collected through an extensive feedback and information collection process where existing data, reports, and community feedback, received from a diverse group of stakeholders regarding gaps in homeless services and housing in the community, was obtained and reviewed.

Based on the feedback obtained, the community has identified eight goals targeted to address homelessness and respond to gaps in homelessness services and housing in Stanislaus, which are described in detail in the strategic plan.

Tonight Mr. Brad Hawn, Chairperson of the Stanislaus Homeless Alliance will provide a presentation on the Strategic Plan and its implementation.

STRATEGIC PLAN

This item is related to the City Council's Strategic Plan Objective to "Engage the community and non-profit partners in the development of programs, facilities, transitional housing and/or solutions for homeless services.

FINANCIAL IMPACT

There is no financial impact associated with this report.

ATTACHMENT

1.Presentation



Stanislaus Homeless Strategic Plan Implementation

Agenda

1. Welcome
2. Background of Strategic Plan
3. Snapshot of Homelessness
4. Eight Goals to Address Homelessness
5. Putting the Plan into Action
6. Local Implementation

Welcome

Stanislaus Community System of Care (CSOC):

Led by a 25-member council representing all major sectors of the community, the CSOC leads homelessness efforts and helps the community act together to achieve shared results of preventing and reducing homelessness.

Stanislaus Homeless Alliance (SHA):

Collaborative entity formed to align homelessness services, planning, and funding among stakeholders in Stanislaus. The Stanislaus Homeless Alliance consists of community leaders working to end homelessness.

Background: Stanislaus Strategic Plan to Address Homelessness

In fall 2020, the Stanislaus community began to work on a strategic planning process to collect information and feedback to help draft a community-wide strategic plan to address homelessness

Information and Feedback Collection Process for the Strategic Plan

An Environmental Scan



- This scan consisted of reviewing existing reports, extensive data gathering and research about the county and cities in the region and the health and economic well-being of the community, including homelessness and the system of care

Community Feedback



- **1,021 responses from community members** who completed the strategic plan community survey (available in English, Spanish, hard copy and online);
- **9 local government feedback sessions** (City Councils, Municipal Advisory Board (MAC), County CEO's Office and other County officials);
- **4 community focus groups** with homeless service providers, people with lived experience, and community-based organizations (over 110 providers were invited to participate); and
- **11 individual and group interviews** with key stakeholders and community members.



Snapshot of Existing Community Data on Homelessness

Point-In-Time Data shows		Statewide HDIS Data Shows	
2,107		96%	
People counted as experiencing homelessness on January 23, 2020		Percentage of people who accessed services in only one <u>CoC</u> between 2018-2020 ¹	
48% Sheltered (n=1020)		4%	Percent of people accessed services in 2 <u>CoCs</u> and less
52% Unsheltered (n=1087)		1%	Percent of people accessed services in 3+ <u>CoCs</u>

Snapshot of Homelessness

Individual Level Data shows		Household Level Data shows	
5,052 ²		52%	
Unique individuals served by the homeless system of care in shelter and housing projects in FY 2020		Percentage of households being served by the homeless system of care for the first time in FY 2020	
		3,325	Households served in shelter and housing projects in FY 2020

Riverbank Feedback and Data Collection

- The following feedback comes from Riverbank residents who completed the community survey and by the Riverbank City Council and members of the public attending the March 23, 2021, City Council Meeting.
- City specific data (e.g. PIT count and HMIS data) was also analyzed by drafters for the strategic plan.

Riverbank Feedback and Data: Barriers

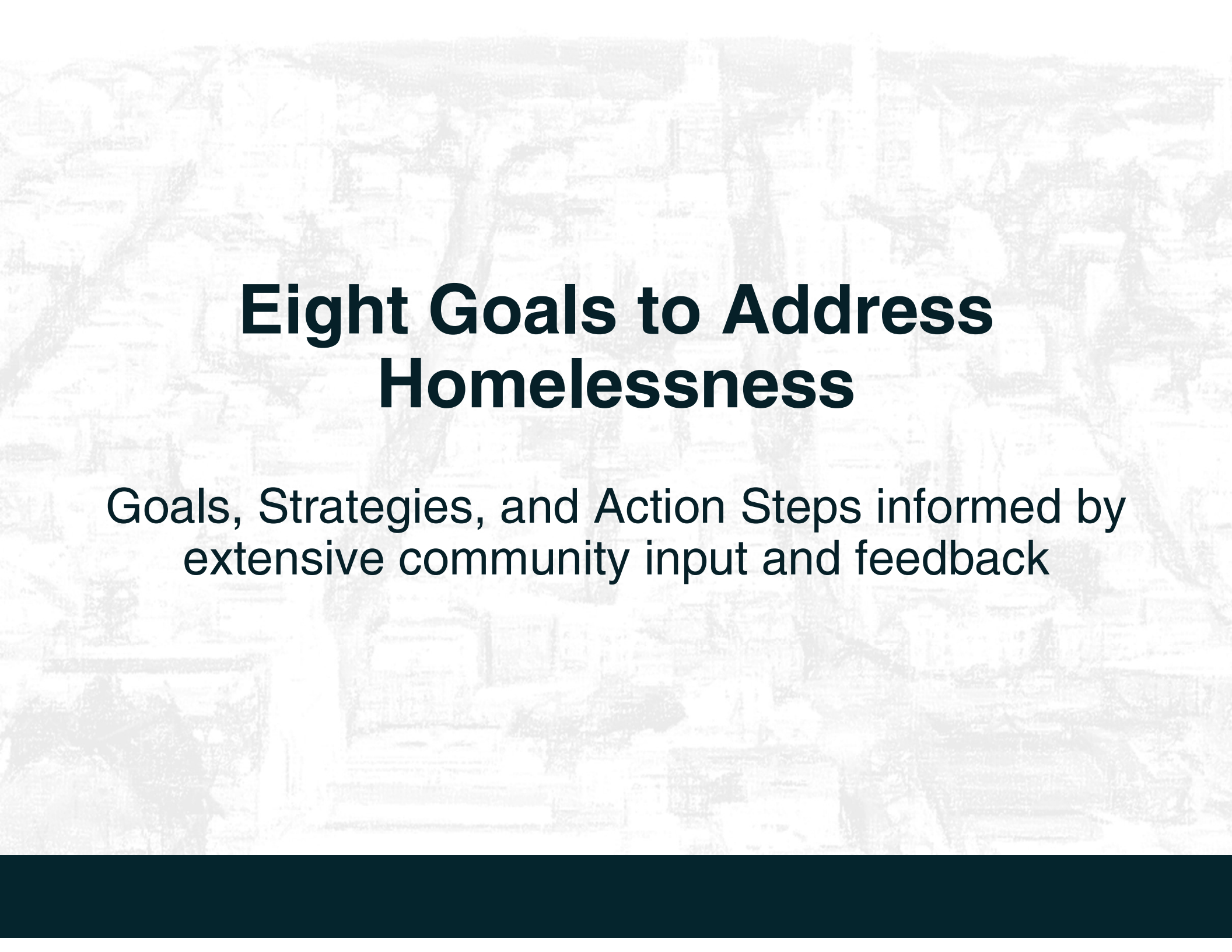
- Community members identified that substance abuse, insufficient mental health support and lack of permanent affordable housing paired with high cost of living represent significant barriers to addressing homelessness in Riverbank.
- Further stakeholders explained that there is motivation in Riverbank to work with the County, SHA, and others to address homelessness in the area but that these partnerships have not been accessible.

Riverbank Feedback and Data: Barriers

- Riverbank would like to see more funds available in the area to provide outreach and supports to people experiencing homelessness and feedback indicated a feeling of being overlooked when it comes to project and service development for people experiencing homelessness.
- With more support, Riverbank stakeholders believe they can make a significant impact on homelessness in the area.

Riverbank Feedback and Data: Strategies to Address Homelessness

- Community members in Riverbank identified the highest priorities for community funding as **mental health support, housing for people experiencing homelessness, and permanent supportive housing.**
- Stakeholders further identified other targeted strategies to addressing homelessness including funding dedicated to identifying people experiencing chronic homelessness and then starting a [Host House](#)-type program, employment training and workforce development partnerships (ex. Opportunity Stanislaus), permanent supportive housing and housing first programs with wrap-around services, transitional housing, and access to services that can get unhoused people document ready (e.g. obtaining ID cards, social security cards, etc.).

An aerial photograph of a city street grid, showing a large tree in the center of the grid. The image is faded and serves as a background for the text.

Eight Goals to Address Homelessness

Goals, Strategies, and Action Steps informed by extensive community input and feedback

Eight Goals to Address Homelessness:



Goal 1: Increase availability of permanent housing for people experiencing homelessness



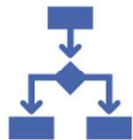
Goal 2: Increase access to and availability of mental health, substance abuse treatment, and other supportive services to increase housing stability and well-being in the community



Goal 3: Achieve equity in governance, outreach, provision of services, program participation, and outcomes while improving outreach, care, and culturally attuned services to vulnerable and historically underserved subpopulations



Goal 4: Increase coordination of services, access, and information to build capacity across the homeless system of care



Goal 5: Increase pathways to essential community services that support self-sufficiency



Goal 6: Increase participation of people with lived experience of homelessness in decision-making and feedback processes across the homeless system of care



Goal 7: Strategically support homelessness prevention, diversion, and rapid resolution



Goal 8: Improve coordination of homeless programs to further public health and safety in support of community standards and increased access to services for people experiencing homelessness

Putting the Plan into Action



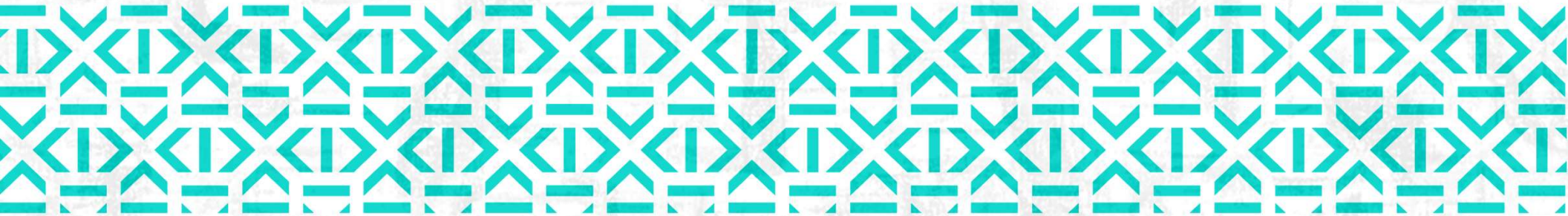
Beginning Implementation

- Strategic Plan Implementation Committee formed
- This group worked to identify and prioritize the first steps towards implementation of the goals
- Incident Command System (ICS) framework identified to mobilize the community

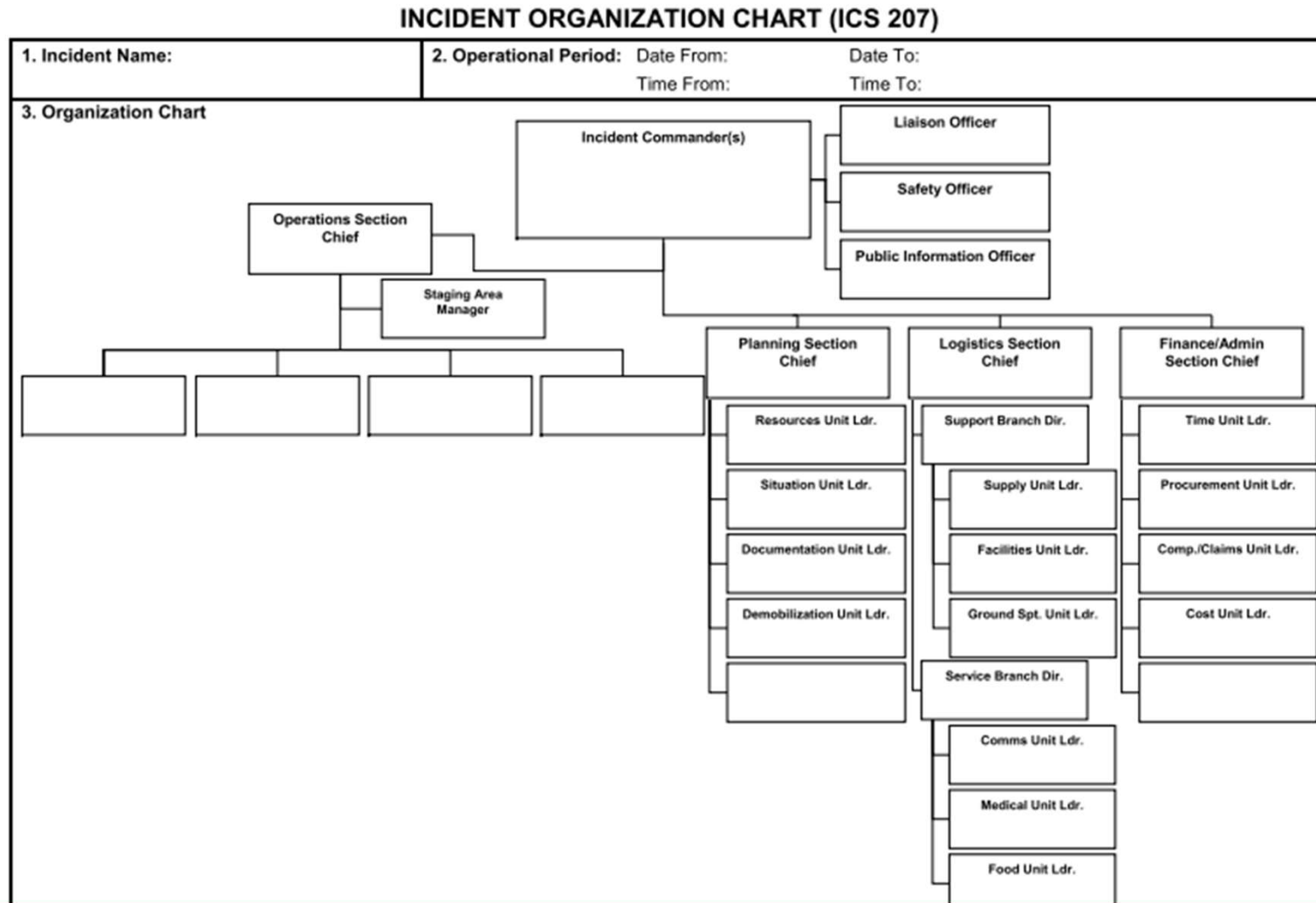
First Steps for Implementation

- **Goal 1:** Increase availability of **permanent housing** for people experiencing homelessness
- **Goal 3: Achieve equity** in governance, outreach, provision of services, program participation, and outcomes while improving outreach, care and culturally attuned services to vulnerable and historically underserved subpopulations
- **Goal 6: Increase participation of people with lived experience** of homelessness in decision-making and feedback processes across the homeless system of care

Racial equity (Goal 3) and lived experience participation (Goal 6) must be consistently implemented and prioritized throughout the process

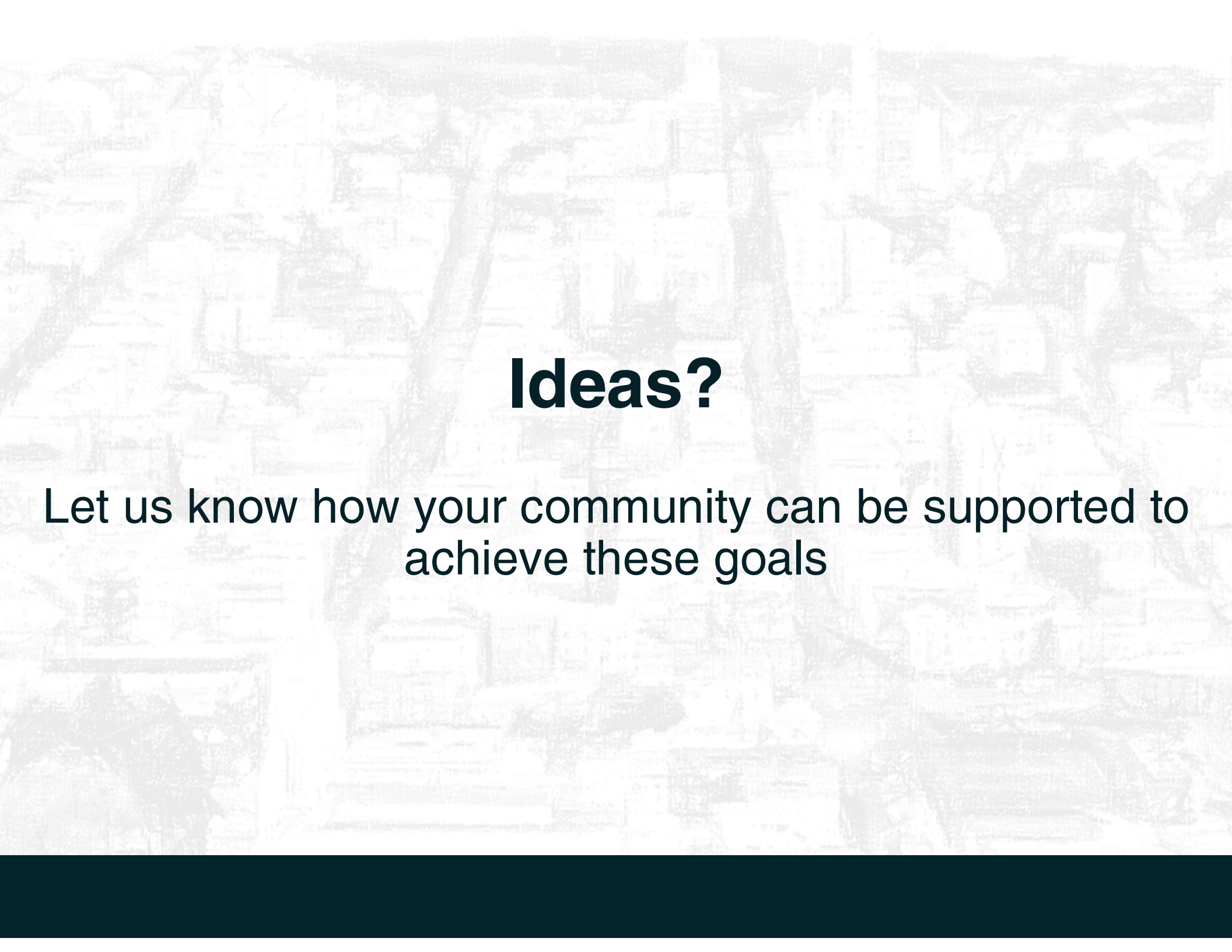


ICS Organization Example



How You Can Help

- Join the [CSoC](#) or attend a meeting
- Sign up for the equity or lived experience committee
- Spread the word to others in your local community
- Help identify stakeholders in your community interested in addressing homelessness and connect them with the CSoC and SHA
- Help identify land/building resources for development
- Talk to your neighbors, friends, and family about homelessness and how this effort can help

An aerial, high-angle photograph of a city street grid. A large, mature tree with a thick trunk and dense foliage stands prominently in the center of the frame, partially obscuring the streets below. The streets are light-colored, and the surrounding urban landscape is visible in the background.

Ideas?

Let us know how your community can be supported to achieve these goals

For More Information or To Participate

Brad Hawn at
Brad.Hawn@chgstructural.com

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 9.1

SECTION 9: CONSENT CALENDAR

Meeting Date:	June 28, 2022
Subject:	Waiver of Readings
From:	Marisela H. Garcia, Interim City Manager
Submitted by:	Kathy L. Teixeira, Interim City Clerk/LRA Secretary

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 / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 9.2

SECTION 9: CONSENT CALENDAR

Meeting Date:	June 28, 2022
Subject:	Approval of the June 14, 2022 City Council and Local Redevelopment Authority Board Minutes
From:	Marisela H. Garcia, Interim City Manager
Submitted by:	Kathy L. Teixeira, Interim City Clerk/LRA Secretary

RECOMMENDATION

It is recommended that the City Council / LRA Board approve the City Council/ Local Redevelopment Authority Board approve the City Council/LRA Meeting Minutes of June 14, 2022, as presented.

SUMMARY

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

FINANCIAL IMPACT

There is no financial impact to this item.

ATTACHMENTS

1. The June 14, 2022 City Council and Local Redevelopment Authority Board Minutes.

CITY COUNCIL / LRA BOARD

Mayor/Chair
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Vice Mayor/Chair (CM-D3) Cal Campbell
Council/Authority Members:
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**City of Riverbank
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Council Chambers, 6707 Third St., Suite B
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MINUTES

TUESDAY, JUNE 14, 2022 – 6:00 P.M.

(THE AGENDA PACKET IS ONLINE AT [HTTP://WWW.RIVERBANK.ORG/AGENDACENTER](http://www.riverbank.org/agendacenter))

1. CALL TO ORDER - Mayor / Chair Richard D. O'Brien called the meeting to order at 6:00 p.m.

2. FLAG SALUTE - Mayor / Chair Richard D. O'Brien led the pledge of allegiance.

3. INVOCATION – Reverend Randy Richardson provided the invocation.

4. ROLL CALL

Members of the City Council / Local Redevelopment Authority Board present in the Chamber:

Council Member / Authority Member District 1 Luis Uribe
Council Member / Authority Member District 2 Rachel Hernandez
Council Member / Authority Member District 4 Darlene Barber-Martinez
Vice Mayor / Vice Chair (CM-D03) Cal Campbell
Mayor / Chair Richard D. O'Brien

5. AGENDA CHANGES

Mayor Richard D. O'Brien reorganized the agenda to move item 9.3-5 to the end of consent calendar as a separate action item.

6. 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.

Mayor Richard D. O'Brien and Councilmember District 4 Darlene Barber-Martinez declared a conflict of interest with Agenda Item 9.3-5. Crossroads Landscaping and Lighting District due to residing within the Crossroads Landscaping and Lighting District.

7. PRESENTATIONS (Informational only)

Item 7.1 Proclamation in Recognition and Celebration to the Society for disABILITIES for their 75 years of service - It is recommended that the City Council read and presented the Proclamation to Cathy Mendoza, Executive Director for Society for disABILITIES.

Mayor O'Brien presented a Proclamation in Recognition and Celebration to the Society for disABILITIES in recognition of their 75 years of service to the community to Cathy Mendoza, Executive Director for Society for disABILITIES.

Cathy Mendoza, Executive Director for the Society stated her appreciation and thanked City Council for their support.

8. 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)** and time cannot be yielded to another person. Under State Law, matters presented during the public comment period cannot be discussed or acted upon.*

Mayor O'Brien opened Public Comment at 6:07 p.m.

Karen Coronado spoke in opposition of the Riverwalk Project.

Vicki Holt, Riverbank Library Branch Manager spoke about the programs that are being offered by the Library such as:

*Summer Reading Challenge May 17th through August 2nd, Register on Library Website
Story Time, Tuesday at 11:00 a.m. alternate in English and Spanish*

Magician Shawn Durham at the Library June 23rd at 12:30 p.m.

*Personal Hot Spots can be checked out the Library for anyone who need one
Master Gardener Class on June 27th at 6:15 p.m. at the Modesto Library*

There being no further public comments, Mayor O'Brien closed the Public Comment period at 6:11 p.m.

9. 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 9.1 Waive Readings. All Readings of ordinances and resolutions, except by title, are waived.

Item 9.2 Approval of the May 24, 2022 City Council and Local Redevelopment Authority Board Minutes.

Item 9.3 Adopt Three (3) Resolutions for Each of the Following Landscape and Lighting Districts to: 1) Initiate Proceedings for the Annual Levy of Assessments; 2) Declare Its Intention to Levy Annual Assessments; and 3) For Preliminary Approval of the Annual Levy Report for Fiscal Year 2022/2023.

The Landscape and Lighting Districts are:

9.3-1: Consolidated Landscaping and Lighting District

Resolution (2022-050) Initiating Proceedings for the Annual Levy of Assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-051) Declaring its Intention to Levy Annual Assessments for the Consolidated Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-052) for Preliminary Approval of the Annual Levy Report for the Consolidated Landscaping and Lighting District for Fiscal Year 2022/2023.

9.3-2: Ridgewood Place Landscaping and Lighting District

Resolution (2022-053) Initiating Proceedings for the Annual Levy of Assessments for the Ridgewood Place Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-054) Declaring its Intention to Levy Annual Assessments for the Ridgewood Place Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-055) for Preliminary Approval of the Annual Levy Report for the Ridgewood Place Landscaping and Lighting District for Fiscal Year 2022/2023.

9.3-3: River Cove Landscaping and Lighting District

Resolution (2022-056) Initiating Proceedings for the Annual Levy of Assessments for the River Cove Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-057) Declaring its Intention to Levy Annual Assessments for the River Cove Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-058) for Preliminary Approval of the Annual Levy Report for the River Cove Landscaping and Lighting District for Fiscal Year 2022/2023.

9.3-4: Sierra Vista Estates Landscaping and Lighting District

Resolution (2022-059) Initiating Proceedings for the Annual Levy of Assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-060) Declaring its Intention to Levy Annual Assessments for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-061) for Preliminary Approval of the Annual Levy Report for the Sierra Vista Estates Landscaping and Lighting District for Fiscal Year 2022/2023.

Item 9.4 Adopt a Resolution for Each of the following Storm Drain Maintenance Districts Declaring its Intention to Levy and Collect Annual Assessments for Fiscal Year 2022/2023.

The Storm Drain Maintenance Districts are:

9.4-1: Resolution (2022-062) Declaring its Intention to Levy and Collect Annual Assessments within the Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands) for Fiscal Year 2022/2023.

9.4-2: Resolution (2022-063) Declaring its Intention to Levy and Collect Annual Assessments within the Riverbank Storm Drain Maintenance District No. 05-01 (Sterling Ridge) for Fiscal Year 2022/2023.

Item 9.5 **Resolution (2022-064)** Adopting a List of Projects for Fiscal Year 2022-2023 Funded by SB 1: The Road Repair and Accountability Act of 2017.

Item 9.6 **Resolution (2022-065)** to Award Bid for the Santa Fe Street (between 5th and 7th Streets) Project to Contractor George Reed, Inc. and Authorize Execution of Future Change Orders.

Item 9.7 **Resolution (2022-066)** Award Landscape & Lighting and Storm Drain Maintenance Contract and Authorize the City Manager to Enter Into a 3-Year Contract with Grover Landscaping Services, Inc.

Item 9.8 **Resolution (2022-067)** Authorizing the Senior Neighborhood Improvement Officer Job Classification and Salary Range; and Amending the City of Riverbank Compensation Plan for the Addition.

Item 9.9 **Resolution (2022-068)** Accepting the Annual Financial Reports for Fiscal Year 2017-2018, 2018-2019, and Fiscal Year 2019-2020.

ACTION: *By motion moved and seconded (Uribe / Barber-Martinez / passed 5/0) to approve Consent Calendar Items 9.1 through 9.3-4 and 9.4 through 9.9, as presented.*

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

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

NAYS: None / ABSENT: None / ABSTAINED: None

Reference Item 9.3-5: Mayor O'Brien and Councilmember Barber-Martinez recused themselves from consideration of this Item due to a conflict of interest; stepped out of the City Council Chambers at 6:16 p.m.; Vice Mayor Campbell presided.

9.3-5: Crossroads Landscaping and Lighting District.

Resolution (2022-069) Initiating Proceedings for the Annual Levy of Assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-070) Declaring its Intention to Levy Annual Assessments for the Crossroads Landscaping and Lighting District for Fiscal Year 2022/2023.

Resolution (2022-071) for Preliminary Approval of the Annual Levy Report for the Crossroads Landscaping and Lighting District for Fiscal Year 2022/2023.

ACTION: *By motion moved and seconded (Hernandez / Uribe / passed 3/0) to approve Consent Calendar Item 9.3-5, as presented.
Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez and Campbell
NAYS: None / ABSENT: None / ABSTAINED: Barber-Martinez and Mayor O'Brien*

Mayor O'Brien and Councilmember Barber-Martinez returned to the City Council Chambers; and Mayor O'Brien resumed presiding over the meeting at 6:17 p.m.

10. PUBLIC HEARINGS - No Public Hearings Scheduled.

11. NEW BUSINESS

Item 11.1 **Consideration of a Resolution to Award and Authorize the City Manager to Enter into a Professional Services Contract with Visual Sound for the Audio / Visual Media Equipment Upgrade Project for the Council Chamber; and Authorize a 10% Contingency of the Total Contract for Unforeseen Conditions or Extra Work Required** - It is recommended that that the City Council approve the Resolution (1) awarding Visual Sound the Service Contract for the update and upgrading of the audio / visual (AV) media equipment in the Riverbank Council Chamber, (2) authorize the City Manager to enter into said contract with Visual Sound and, (3) authorize a 10% contingency of the total contract for unforeseen conditions or extra work that may arise.

Senior Management Analyst Torres-Manriquez presented a comprehensive staff report and PowerPoint Presentation recommending that the City Council approve the Resolution (1) awarding Visual Sound the Service Contract for the update and upgrading of the audio / visual (AV) media equipment in the Riverbank Council Chamber, (2) authorize the City Manager to enter into said contract with Visual Sound and, (3) authorize a 10% contingency of the total contract for unforeseen conditions or extra work required.

City Council discussed the item with staff.

City Manager Garcia stated funds will be coming from public education fund and will not be drawn from any other funds.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Uribe / Campbell / passed 5/0) to adopt **City Council Resolution 2022-072** to Award and Authorize the City Manager to enter into a Professional Services Contract with Visual Sound for the Audio/Visual Media Equipment Upgrade Project for the Council Chamber; and authorize a 10% Contingency of the total Contract for Unforeseen Conditions or Extra Work Required.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

Item 11.2 **Consideration of a Resolution Approving the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit** - It is recommended that the City Council adopt a Resolution approving the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit.

Human Resources Analyst Stefani presented a comprehensive staff report with PowerPoint presentation recommending the City Council approve the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit, as presented.

City Council discussed the item with staff.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Hernandez / Uribe / passed 5/0) to adopt **City Council Resolution 2022-073** approving the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

Item 11.3 **Consideration of a Resolution to Approve the McRoy Wilbur Communities System Development Fees/Credits and to Defer the System Development Fees for the Countryside III Subdivision** – It is recommended that the City Council consider and approve the Resolution approving the McRoy-Wilbur Communities System Development Fees and Credits assessed on the construction of dwelling units in the Countryside III

subdivision and deferring their payments of the System Development Fees to Building Final.

Planning and Building Manager Kenney presented a comprehensive staff report and PowerPoint Presentation recommending that the City Council approve the Resolution approving the McRoy-Wilbur Communities System Development Fees and Credits assessed on the construction of dwelling units in the Countryside III subdivision and deferring their payments of the System Development Fees to Building Final.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Barber-Martinez / Campbell / passed 5/0) to adopt **City Council Resolution 2022-074** approving the McRoy-Wilbur Communities System Development Fees and Credits assessed on the construction of dwelling units in the Countryside III subdivision and deferring their payments of the System Development Fees to Building Final.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

Item 11.4 ***Consideration of a Resolution to Adopt 5–Year Capital Improvement Plan (CIP) for Street and Road Improvements for Fiscal Years 2022-2027*** – *It is recommended that the City Council consider and adopt the Resolution adopting the 5–Year Capital Improvement Plan (CIP) for Street and Road Improvements for Fiscal Years 2022-2027.*

Development Services Administration Manager Cleek presented a comprehensive staff report and PowerPoint presentation recommending that the City Council consider and adopt the Resolution the 5–Year Capital Improvement Plan (CIP) for Street and Road Improvements for Fiscal Years 2022-2027 as presented.

City Council discussed the item with staff.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Uribe / Campbell / passed 5/0) to adopt **City Council Resolution 2022-075** adopting the 5–Year Capital Improvement Plan (CIP) for Street and Road Improvements for Fiscal Years 2022-2027.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

Item 11.5 **Consideration of a Resolution to Declare Water Emergency per California Governor's Executive Order (EO) N-7-22** – It is recommended that the City Council consider and adopt a resolution to declare a water shortage emergency and implement the water shortage response actions identified in the current Water Shortage Contingency Plan, adopted October 26, 2021 in conjunction with the 2020 Urban Water Management Plan.

Public Works Director Riddell presented a comprehensive staff report recommending that the City Council adopt a resolution to declare a water shortage emergency and implement the water shortage response actions identified in the current Water Shortage Contingency Plan, adopted October 26, 2021 in conjunction with the 2020 Urban Water Management Plan.

City Council discussed the item with staff. City Manager Garcia brought up discussion items with a displayed spreadsheet showing other items that could support meeting the 20-percent (20%) needed for the City to meet with the Governor's saving water order.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Barber-Martinez / Uribe / passed 5/0) to adopt **City Council Resolution 2022-076** declaring a water shortage emergency and implement the water shortage response actions identified in the current Water Shortage Contingency Plan, adopted October 26, 2021 in conjunction with the 2020 Urban Water Management Plan.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

Item 11.6 **Consider of a Resolution Establishing the Turf Replacement Program Guidelines in the City of Riverbank** - It is recommended that the City Council consider adopting a resolution that will establishment the guidelines of a turf replacement program in the City of Riverbank.

City Manager Garcia presented a comprehensive staff report and PowerPoint Presentation recommending that the City Council consider adopting a resolution that will establish the guidelines of a turf replacement program in the City of Riverbank.

City Council discussed the item with staff.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

ACTION: *By motion moved and seconded (Campbell / Hernandez / passed 5/0) to adopt **City Council Resolution 2022-077** establishing the guidelines of a turf replacement program in the City of Riverbank.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

- Item 11.7** ***Authorize the City Manager to direct the City's On-Call Utility Engineer to conduct rehabilitation and testing of Well No. 10 to assess reduction in well nitrate for the wells continued use during upcoming high water demands*** - It is recommended that the City Council authorize the City Manager to direct the City's on-call Utility Engineer Kjeldsen, Sinnock & Neudeck, Inc. (KSN) to perform certain rehabilitation, test pumping, and monitoring of Well No. 10.

Public Works Director Riddell presented a comprehensive staff report recommending the city council authorize the City Manager to direct the City's on-call Utility Engineer Kjeldsen, Sinnock & Neudeck, Inc. (KSN) to perform certain rehabilitation, test pumping, and monitoring of Well No. 10.

There being no public comments, Mayor O'Brien closed public participation and brought the item back to the City Council.

- ACTION:** *By motion moved and seconded (Uribe / Campbell / passed 5/0) authorizing the City Manager to direct the City's on-call Utility Engineer Kjeldsen, Sinnock & Neudeck, Inc. (KSN) to perform certain rehabilitation, test pumping, and monitoring of Well No. 10.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

- Item 11.8** ***Consideration of a Resolution Approving an Intergovernmental Cooperation Agreement between the County of Stanislaus and the City of Riverbank for Joint Participation in the Community Development Block Grant Program*** - It is recommended that the City Council consider adopting a Resolution approving a Cooperation between Stanislaus County and the City of Riverbank for participation in the Community Development Block Grant Program.

City Manager Garcia presented a comprehensive staff report recommending City Council adopt a Resolution to approve a Cooperation between Stanislaus County and the City of Riverbank to participate in the Community Development Block Grant Program.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

- ACTION:** *By motion moved and seconded (Campbell / Uribe / passed 5/0) to adopt **City Council Resolution 2022-078** approving a Cooperation Agreement between Stanislaus County and the City of Riverbank for participation in the Community Development Block Grant Program.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

- Item 11.9** ***Consideration of a Resolution Approving HOME Investment Partnership Consortium Agreement for One Year from October 1, 2022 to September 30, 2023; and, a Resolution Approving HOME Investment Partnership Program Consortium Agreement for Three Years from October 1, 2023 to September 30, 2026 - It is recommended that the City Council consider approving the HOME Investment Partnership Program Consortium One-Year and Three-Year Agreements for continued participation in the HOME Consortium.***

City Manager Garcia presented a comprehensive staff report recommending to City Council consider approving the HOME Investment Partnership Program Consortium One-Year Resolution and Three-Year Resolution for the Agreements to allow continued participation in the HOME Consortium.

There being no public comments, Mayor O'Brien brought the item back to the City Council.

- ACTION:** *By motion moved and seconded (Barber-Martinez / Uribe / passed 5/0) to adopt **City Council Resolution 2022-079** Approving HOME Investment Partnership Consortium Agreement for One Year from October 1, 2022 to September 30, 2023.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

- ACTION:** *By motion moved and seconded (Barber-Martinez / Uribe / passed 5/0) to adopt **City Council Resolution 2022-080** Approving HOME Investment Partnership Program Consortium Agreement for Three Years from October 1, 2023 to September 30, 2026.*

*Motion carried by unanimous City Council and LRA Board roll call vote:
AYES: Uribe, Hernandez, Campbell, Barber-Martinez, and Mayor O'Brien
NAYS: None / ABSENT: None / ABSTAINED: None*

- Item 11.10** ***Fiscal Year 2022-23 Major Fund Budget Workshop -It is recommended that the City Council receive a presentation on the Fiscal Year 2022-23 Major Fund Proposed Budgets and provide feedback in anticipation of the adoption of the Final Budget on June 28, 2022.***

City Manager Garcia alongside Assistant Finance Director Alcantor presented a comprehensive staff report and PowerPoint presentation reviewing the Fiscal Year 2022-23 Major Fund Workshop.

DIRECTION: *City Council discussed and directed City Manager Garcia to place two item requests on the Final Budget. The first request, re-plastering of the Community Center Pool at \$171,000 to be funded from the General Fund. The second request, a Vector/Jet Combo unit at \$550,000 to be funded from the General Fund.*

12. 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 12.1 Staff

City Manager Garcia advised the City Council and the public on the following upcoming public events:

- *Riverbank Car Show and Picnic location has been changed to be held at the Downtown Plaza, Saturday, June 25th from 11:00 a.m. until 3:00 p.m. This event, including the picnic is free to the public which will be hosted by the City of Riverbank.*
- *July 4th is upon us, with dry lots and high winds, the city recommends being careful with Fireworks use.*
- *Movies at the Park, June 18th at Jacob Myers Park*

Item 12.2 Council/Authority Member

Councilmember Hernandez reported on the following:

- *Attended Solidarity Event where the focus was on the Education System.*

Councilmember Uribe reported on the following:

- *Attended Harm Reduction Program.*
- *Stated his support on the Water Drought Changes that need to be made to reduce water use.*

Councilmember Barber-Martinez reported on the following:

- *Attended a Public Safety Committee Meeting through the League of California Cities, discussed several propositions that are being reviewed at the State level.*
- *Bicycle Rodeo Kids Safety & Health Fair in collaboration with Riverbank Police Services and City of Riverbank will be held July 13th.*

Vice Mayor Campbell reported on the following:

- *Attended an Environmental Justice meeting.*
- *Stated his concern with 4th of July around the corner, advising everyone to stay safe from fires and be careful with the high winds that can cause Fireworks to spread fires.*

Item 12.3 Mayor/Chair

Mayor O'Brien stated had no comments.

13. CLOSED SESSION – No Items Scheduled.

14. ADJOURNMENT OF THE REGULAR MEETING

There being no further business, Mayor / Chair O'Brien adjourned the regular meeting at 8:15 p.m. to the next regular scheduled City Council / LRA Meeting of June 28, 2022.

ATTEST: (Adopted 06/28/2022)

APPROVED:

Kathy L. Teixeira
Interim City Clerk / LRA Recorder

Richard D. O'Brien
Mayor / Chair

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 9.3

SECTION 9: CONSENT CALENDAR

Meeting Date:	June 28, 2022
Subject:	Adopt a Resolution Authorizing the City to Implement Teleconferenced Public Meetings Pursuant to Assembly Bill 361 Allowing the City to Continue a Hybrid Virtual Meeting Environment
From:	Tom Hallinan, City Attorney
Submitted by:	Tom Hallinan, City Attorney

RECOMMENDATION

Staff recommends Council adopt a Resolution authorizing the City to Implement Teleconferenced Public Meetings Pursuant to Assembly Bill 361 Allowing the City to Continue a Virtual Meeting Environment.

SUMMARY

NOTE: This report is generally the same staff report presented at the January 25, 2022 Council meeting. As the resolution only extends the allowance for teleconferenced meetings for a 30-day period it is necessary to re-agendize this item for approval.

On September 16, 2021 Governor Newsom signed Assembly Bill ("AB") 361 which allows cities to continue to meet remotely during proclaimed states of emergency under modified Ralph M. Brown Act requirements that are similar but not identical to the rules and procedures established by the previous Executive Orders temporarily suspending provisions of the Brown Act. On September 20, 2021, Governor Newsom signed Executive Order N-15-21 to suspend AB 361 until October 1, 2021. Over the past year, City Council meetings have been held with virtual teleconference components.

AB 361, until January 1, 2024, would authorize a local agency to use teleconferencing without complying with the teleconferencing requirements imposed by the Brown Act when a local legislative body holds a meeting during a declared state of emergency by the governor and when state of local health officials have imposed or recommended measures to promote social distancing.

On June 11, 2021, Governor Newsom issued Executive Order N-08-21, which among other things rescinded his prior Executive Order N-29-20 and set a date of October 1, 2021, for public agencies to transition back to public meetings held in full compliance with the Brown Act.

As the Delta variant has surged in California, the Legislature has taken action to extend the COVID-19 exceptions to the Brown Acts' teleconference requirements, subject to some additional safeguards. AB 361 allows a local agency to use teleconferencing without complying with the Brown Act provisions in any of the following circumstances:

- The local legislative body holds a meeting during a proclaimed state of emergency by the governor, and state or local officials have imposed or recommended measures to promote social distancing.
- The local legislative body holds a meeting during a proclaimed state of emergency by the governor for the purpose of determining, by majority vote, whether as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.
- The local legislative body holds a meeting during a proclaimed state of emergency by the governor and has determined, by majority vote that, as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.

A local agency that holds a meeting under these circumstances would be required by AB 361 to do all of the following, in addition to giving notice of the meeting and posting agendas as required under the Brown act. These additional requirements are intended to protect the public's right to participate in the meetings of local agency legislative bodies.

Pursuant to AB 361 local agencies are required to do all of the following in addition to meeting notice requirements under the Brown Act:

- Allow the public to access the meeting and require that the agenda provide an opportunity for the public to directly address the legislative body pursuant to the Brown Act's other teleconferencing provisions.
- In each instance when the local agency provides notice of the teleconferenced meeting or posts its agenda, give notice for how the public can access the meeting and provide public comment.
- Identify and include in the agenda an opportunity for all persons to attend via a call-in or an internet-based service option; the legislative body need not provide a physical location for the public to attend or provide comments.
- Conduct teleconference meetings in a manner that protects the statutory and constitutional rights of the public.
- Stop the meeting until public access is restored in the event of a service disruption that either prevents the local agency from broadcasting the meeting to the public using the call-in or internet-based service option or is within the local agency's control and prevents the public from submitting public comments (any actions taken during such a

service disruption can be challenged under the Brown Act's existing challenge provisions).

- Not require comments be submitted in advance (though the legislative body may provide that as an option) and provide the opportunity to comment in real time.
- Provide adequate time for public comment, either by establishing a timed public comment period or by allowing a reasonable amount of time to comment.
- If the legislative body uses a third-party website or platform to host the teleconference, and the third-party service requires users to register to participate, the legislative body must provide adequate time during the comment period for users to register and may not close the registration comment period until the comment period has elapsed.

AB 361 also provides that if a local agency conducts teleconference meetings in reliance on AB 361, the local agency must make the following findings by majority vote every 30 days to continue using the bill's exemption to the Brown Act teleconferencing rules:

- The legislative body has reconsidered the circumstances of the emergency; and
- Either of the following circumstances exist: The state of emergency continues to directly impact the ability of members to meet safely in person, or State or local officials continue to impose or recommend social distancing measures.

The goal of AB 361 is "to improve and enhance public access to local agency meetings during the COVID-19 pandemic and future applicable emergencies, by allowing broader access through teleconferencing options" consistent with Executive Order N-29-20. AB 361 contains an urgency clause which became effective upon signing with a sunset of January 1, 2024. However, shortly after signing AB 361, Governor Newsom signed Executive Order N-15-21 to suspend AB 361 until October 1, 2021.

At the October 12th City Council meeting, Council considered whether or not to continue with the hybrid meeting format. During that meeting difficulties were experienced in receiving a specific comment on an agenda item. As such, the Council chose to only extend the hybrid meeting allowance for 2 weeks to determine alternate options for accepting comments or dealing with technical issues. **At the October 26, 2021 Council meeting staff gave out the phone number at the dais for any member of the public that had technical issues providing comment by zoom. Two comments were received via this method, if this resolution is approved staff will continue with this measure until it is no longer needed.** Staff is currently in the process of soliciting bids for technological upgrades to the Council Chamber technology setup which will provide improved ability for hybrid and streamed meetings.

Alternatively, the Council could choose to no longer allow hybrid meetings in which case Councilmembers would attend in person or would have to follow the original Brown Act requirements for a remote meeting (public posting etc.). Some local communities still live stream meetings but do not allow remote public comment as an option.

If the Resolution is adopted the City Council will continue to hold in person meetings with a virtual hybrid component. The City Council will revisit the need to conduct

meetings remotely within 30 days of the adoption of this Resolution, it is staff's intention to reevaluate options for hybrid meetings during that time period for future Council consideration.

FINANCIAL IMPACT

None at this time.

ATTACHMENTS

1. Draft City Council Resolution 2022-
2. Letter from Stanislaus County Public Health Officer
Re: Social Distancing Recommendation

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK,
CALIFORNIA, PROCLAIMING A LOCAL EMERGENCY AND AUTHORIZING
REMOTE TELECONFERENCE MEETINGS OF THE LEGISLATIVE BODIES
OF THE CITY OF RIVERBANK PURSUANT TO ASSEMBLY BILL 361 AND
BROWN ACT PROVISIONS**

WHEREAS, the City Council of the City of Riverbank (the “City”) is committed to preserving public access and participation in meetings of the City Council; and

WHEREAS, all meetings of the City’s legislative bodies are open and public, as required by the Ralph M. Brown Act (Gov. Code, §§ 54950 – 54963), so that any member of the public may attend, participate, and watch the City’s legislative bodies conduct their business; and

WHEREAS, on September 16, 2021, Governor Newsom signed Assembly Bill (“AB”) 361, amending Government Code section 54953, subdivision (e) to allow for remote teleconferencing participation in meetings by members of a legislative body without compliance with the requirements of Government Code section 54953, subdivision (b)(3), subject to the existence of certain conditions; and

WHEREAS, a required condition for remote teleconferencing participation in meetings by members of a legislative body is that a state of emergency is declared by the Governor, pursuant to Government Code section 8625, proclaiming the existence of conditions of disaster or of extreme peril to the safety of persons and property within the state caused by conditions as described in Government Code section 8558; and

WHEREAS, a proclamation is made when there is an actual incident, threat of disaster, or extreme peril to the safety of persons and property within the jurisdictions that are within the City’s boundaries, caused by natural, technological, or human-caused disasters; and

WHEREAS, it is further required that state or local officials have imposed or recommended measures to promote social distancing or the legislative body meeting in person would present imminent risks to the health and safety of attendees; and

WHEREAS, such conditions now exist in the City, specifically, on March 4, 2020, Governor Gavin Newsom proclaimed a State of Emergency to exist in California as a result of the threat of COVID-19; despite sustained efforts, the virus continues to spread and is impacting nearly all sectors of California; and

WHEREAS, the Stanislaus County Public Health Officer issued an order on September 2, 2021 regarding the highly transmissible Delta Variant and recommending face coverings indoors; and

WHEREAS, there has been a significant increase in COVID-19 cases in Stanislaus County due primarily to the Delta variant of SARS-CoV-2, the virus that causes COVID-19. Emerging evidence indicates that the Delta variant is far more transmissible than prior variants of the virus, may cause more severe illness, and can be spread by fully vaccinated individuals; and

WHEREAS, as a consequence of the declared emergency, the City Council does hereby find that the legislative body of the City shall conduct their meetings without compliance with Government Code section 54953, subdivision (b)(3), as authorized by Section 54953, subdivision (e), and that such legislative bodies shall comply with the requirements to provide the public with access to the meetings as prescribed in Section 54953, subdivision (e)(2); and

WHEREAS, pursuant to Government Code section 54953, subdivision (e)(3), in order to continue to teleconference without compliance with Government Code section 54953, subdivision (b)(3), the City Council shall, not later than 30 days after teleconferencing for the first time pursuant to this Resolution, and every 30 days thereafter, make the following findings by majority vote: The legislative body has reconsidered the circumstances of the state of emergency and any of the following conditions exist: (1) the state of emergency continues to directly impact the ability of the members to meet safely in person or (2) state or local officials continue to impose or recommend measures to promote social distancing; and

WHEREAS, the City reserves the option to hold in-person meetings, consistent with local health officer directives, or to continue a practice of remote meetings that still allow multiple options for public participation.

NOW, THEREFORE, THE CITY OF COUNCIL OF THE CITY OF RIVERBANK DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

Section 2. Proclamation of Local Emergency. The City Council hereby proclaims that a local emergency exists throughout the City, and that the legislative body meeting in person could present imminent risks to the health and safety of attendees due to the prevalence of COVID-19 in Stanislaus County and the state, such that the City reserves the right to continue virtual meetings or conduct in-person meetings, consistent with local health guidance or duly issued orders.

Section 3. Remote Teleconference Meetings. The legislative body and designees of the City are hereby authorized and directed to take all actions necessary to carry out the intent and purpose of this Resolution, including conducting open and public meetings in accordance with Government Code section 54953, subdivision (e), and other applicable provisions of the Brown Act.

Section 4. Effective Date of Resolution. This Resolution shall take effect immediately upon its adoption and shall be effective until the earlier of (i) October 30, 2021, or (ii) such time the City Council makes a subsequent finding by majority vote in accordance with Government Code section 54953, subdivision (e)(3), to extend the time during which the legislative bodies of the City may continue to teleconference without compliance with paragraph (3) of subdivision (b) of section 54953.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June, 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following City Council vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Kathy L. Teixeira
Interim City Clerk

APPROVED:

Richard D. O'Brien
Mayor



ATTACHMENT 2
HEALTH SERVICES AGENCY

Public Health Services
917 Oakdale Road, Modesto, CA 95353

Julie Vaishampayan, MD, MPH
Public Health Officer

Phone: 209.558.8804 Fax: 209.558.7286
www.hsahealth.org

September 22, 2021

To Whom It May Concern:

I recommend that physical/social distancing measures be practiced throughout our Stanislaus County communities to minimize the spread of COVID-19, including implementation of the newly enacted AB 361 to maintain social distancing by legislative bodies of our local agencies. This recommendation is made due to the continued threat of COVID-19 to the community.

I will continue to evaluate this recommendation on an ongoing basis and will communicate when there is no longer such a recommendation.

Julie Vaishampayan, MD, MPH
Public Health Officer
Stanislaus County

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 9.4

SECTION 9: CONSENT CALENDAR

Meeting Date:	June 28, 2022
Subject:	Approve a Correction to Appendix A of the Memorandum of Understanding between the City of Riverbank and the Riverbank Miscellaneous Bargaining Unit to correctly reflect employee pay scales effective July 1, 2022, and Authorize City Manager or Human Resources Analyst to make correction.
From:	Marisela H. Garcia, City Manager
Submitted by:	Cheryl Stefani, Human Resources Analyst

RECOMMENDATION

It is recommended that the City Council approve a Correction to Appendix A of the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit.

SUMMARY

On June 14, 2022, the Council adopted Resolution 2022-073 approving the Memorandum of Understanding (MOU) between the City of Riverbank and the Miscellaneous Employees Bargaining Unit the Northern California District Council of Laborers and its affiliate, Construction, Production & Maintenance Laborers Local Union, AFL:CIO #1130 developed through mutual consent and by good-faith negotiation efforts exhibited by both parties. The MOU details the terms and conditions of employment for the term of July 1, 2022 through June 30, 2025.

After the Council acted, it was determined by City Staff that an incorrect version of Appendix A had been included with the materials provided to Council for the June 14th meeting, and the agreed-upon pay scales reflected in that version were inaccurate.

Staff is recommending that the Council approve the corrected version of Appendix A and authorize the City Manager or Human Resources Analyst to replace the previous Appendix A with the correct version.

ATTACHMENTS

The following items are attached to this report:

1. City Council Resolution 2022-073
2. Original Staff Report and Attachments from Item 11.2 at June 14, 2022 Council Meeting.
3. Updated Appendix A.

CITY OF RIVERBANK

RESOLUTION 2022-073

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF RIVERBANK, CALIFORNIA
APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE
NORTHERN CALIFORNIA DISTRICT COUNCIL OF
LABORERS LOCAL UNION, AFL:CIO #1130 FOR THE
TERM OF JULY 1, 2022 TO JUNE 30, 2025,
REGARDING THE SALARIES, BENEFITS, HOURS, AND
OTHER TERMS AND CONDITIONS OF EMPLOYMENT**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

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

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

WHEREAS, A Memorandum of Understanding regarding salaries, benefits, hours, and other terms and conditions of employment has been approved and executed by the authorized representatives of the Northern California District Council of Laborers and its affiliate, Construction, Production & Maintenance Laborers Local Union, AFL:CIO #1130, and the City Manager; and

WHEREAS, the City Council of the City of Riverbank desires to adopt such Memorandum of understanding; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank hereby approve and ratify the Memorandum of Understanding attached hereto and made a part hereof; and

BE IT FURTHER RESOLVED, that the provisions contained herein pertaining to salaries, employee benefits, hours, and other terms and conditions of employment are, by this Resolution, made operable.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 14th day of June 2022; motioned by Councilmember District 2 Rachel Hernandez, seconded by Councilmember District 1 Luis uribe, and upon roll call was carried by the following vote of 5/0:

AYES: Councilmember District 1 Luis Uribe
Councilmember District 2 Rachel Hernandez
Vice-Mayor (CM-District 3) Cal Campbell
Councilmemembr District 4 Darlene Barber-Martinez
Mayor Richard D. O'Brien

NAYS: None

ABSENT: None

ABSTAINED: None

Attest:

/s/ Kathy L. Teixeira

Kathy L. Teixeira
Interim City Clerk

Approved:

/s/ Richard D.O'Brien

Richard D. O'Brien
Mayor

**Attachment: Memorandum of Understanding with the Northern California District
Council of Laborers Local Union, AFL:CIO #1130**

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.2

SECTION 11: NEW BUSINESS

Meeting Date:	June 14, 2022
Subject:	Consideration of a Resolution Approving the Memorandum of Understanding between City of Riverbank and the Riverbank Miscellaneous Employees Bargaining Unit
From:	Marisela H. Garcia, City Manager
Submitted by:	Cheryl Stefani, Human Resources Analyst

RECOMMENDATION

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

SUMMARY

An agreement has been reached between the City of Riverbank and the Miscellaneous Employees Bargaining Unit for the Memorandum of Understanding (MOU) developed through mutual consent and by good-faith negotiation efforts exhibited by both parties. The MOU details the terms and conditions of employment for the term of July 1, 2022 through June 30, 2025.

BACKGROUND

The Miscellaneous Employees Bargaining Unit was first established in the City of Riverbank in 1972 and it is currently comprised of 27 employees including both clerical and field personnel.

In November 2021, the City's attorney contacted the Miscellaneous Employees Bargaining Unit representative to request meeting dates in the new year to begin negotiation discussion of the current Memorandum of Understanding due to expire on June 30, 2022. Due to the ongoing COVID-19 pandemic and an uptick in the Omicron variant, the initial labor negotiations meeting was held via Zoom in February 2022 to discuss negotiations protocol, ground rules, and scheduling of future meetings.

As COVID-19 mandates lifted and the number of cases in Stanislaus County decreased, subsequent negotiation meetings were able to be held in-person. After the exchange of a few proposals between the City and the Miscellaneous Employees Bargaining Unit, there was mutual consent on a Tentative Agreement by both parties. The City's bargaining team considers the agreed upon Tentative Agreement to be fair as well as recognizing of employees having worked through the pandemic.

As such, the two parties are requesting that the City Council consider the approval of the July 1, 2022 – June 30, 2025 Memorandum of Understanding between the City of Riverbank and the Miscellaneous Employees Bargaining Unit.

KEY TERMS OF THE AGREEMENT

The elements that comprise the agreement are as follows:

1. Term of the agreement:

July 1, 2022 to June 30, 2025.

2. Cost of Living Adjustment:

- a) Seven percent (7%) COLA effective the first full pay period of July 2022.
- b) Three percent (3%) COLA effective the first full pay period of July 2023.
- c) Four percent (4%) COLA effective the first full pay period of July 2024.

3. Longevity Pay:

The City proposes a 2.5% wage increase for employees with 25 years of service.

<u>Year of Service</u>	<u>Longevity Pay Rate</u>
10 but less than 13	two and one-half percent (2.5%)
13 but less than 20	additional two and one-half percent (2.5% (total of 5%))
20 but less than 24	additional two and one-half (2.5% (total of 7.5%))
25 +	additional 2.5% (total of 10.0%)

4. Stand-by Pay:

Employees on Stand-by shall be compensated as follows: two hours per day, Monday through Saturday at the rate of one and one-half the employee's regular rate of pay; one (1) hour double time at the employee's regular rate of pay for Sundays and City recognized holidays.

5. Compensatory Time Cash Out:

Compensatory time may be "cashed-out" once a year. Employees may cash-out a minimum of ten (10) hours up to a maximum of forty (40) hours. Employees separating

themselves from the City service shall be allowed to use compensatory time earned prior to the effective separating date.

In order to cash out compensatory time employees must submit an irrevocable election in December of each year. Late irrevocable election forms will not be accepted, nor can they be changed after the deadline for submission.

6. Deferred Compensation:

The City contracts with MissionSquare ICMA Retirement Corporation to offer a deferred compensation plan. Subject to the terms and conditions of ICMA on a voluntary basis eligible employees may defer a portion of their salary into his/her account until the employee's retirement, permanent disability, death, or as allowed by ICMA. The City agrees to match an employee's contribution up to \$75 per month.

7. Me Too Clause – Cost of Living Adjustment (COLA):

The City accepts the Unions proposal for a Me-Too clause with the following conditions:

- This provision applies to only across the unit Cost of Living Adjustments (wage increases) for the middle managers unit – (it does not apply to equity adjustments).
- This provision will automatically sunset at the expiration of this agreement and must be specifically renegotiated if it is to remain in effect.

8. COVID-19 Hazard Pay:

The City will provide a COVID-19 Essential Worker lump sum payment of \$7,500.00 to all bargaining unit members.

9. Safety Boot Allowance:

Annually, eligible employees shall be reimbursed the cost of safety boots, socks, insoles, laces, and boot protectant and/or winter jacket, the jacket must be bright orange or green and have the City of Riverbank logo. Such reimbursement shall not exceed \$250.00 per fiscal year. Office employees are not eligible for this benefit.

10. Bilingual Pay:

For positions designated by the City as bilingual, employees shall receive a three percent (3%) pay differential. The City retains the ability to unilaterally designate or remove bilingual pay. The City's decision to designate or not designate is not appealable or subject the grievance process. In order for employees to receive bilingual pay they must be certified as bilingual in both written and oral communication.

11. Remove the Average for Medical Benefits Employee Contributions:

Employees covered by this MOU shall be responsible for fifteen (15%) percent of the monthly premiums.

12. Add Juneteenth Holiday:

Effective 2023, Juneteenth will be recognized as a Regular Holiday for Pay Purposes as this contract doesn't expire until the end of June 2022.

FINANCIAL IMPACT

The financial impact for Year 1 associated with the negotiated items is as follows:

Cost of Living Adjustment	156,367.73
Longevity	13,062.57
Comp	8,048.64
Deferred Comp	26,100.00
Hazard Pay	294,205.00
Boot Allowance	950.00
Bilingual Pay	25,316.18
Total Cost (All Funds)	524,050.12

ATTACHMENTS

The following items are attached to this report:

1. Draft City Council Resolution 2022-
2. July 1, 2022 – June 30, 2022 Memorandum of Understanding

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF RIVERBANK, CALIFORNIA
APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE
NORTHERN CALIFORNIA DISTRICT COUNCIL OF
LABORERS LOCAL UNION, AFL:CIO #1130 FOR THE
TERM OF JULY 1, 2022 TO JUNE 30, 2025,
REGARDING THE SALARIES, BENEFITS, HOURS, AND
OTHER TERMS AND CONDITIONS OF EMPLOYMENT**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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

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

WHEREAS, A Memorandum of Understanding regarding salaries, benefits, hours, and other terms and conditions of employment has been approved and executed by the authorized representatives of the Northern California District Council of Laborers and its affiliate, Construction, Production & Maintenance Laborers Local Union, AFL:CIO #1130, and the City Manager; and

WHEREAS, the City Council of the City of Riverbank desires to adopt such Memorandum of understanding; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Riverbank hereby approve and ratify the Memorandum of Understanding attached hereto and made a part hereof; and

BE IT FURTHER RESOLVED, that the provisions contained herein pertaining to salaries, employee benefits, hours, and other terms and conditions of employment are, by this Resolution, made operable.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 14th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of _____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

Attest:

Approved:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

**Attachment: Memorandum of Understanding with the Northern California District
Council of Laborers Local Union, AFL:CIO #1130**

MEMORANDUM OF UNDERSTANDING

between

THE CITY OF RIVERBANK

AND

THE REPRESENTATIVES OF THE
NORTHERN CALIFORNIA DISTRICT
COUNCIL OF LABORERS AND ITS
AFFILIATE,
CONSTRUCTION, PRODUCTION &
MAINTENANCE LABORERS
LOCAL UNION, AFL:CIO #1130

JULY 1, 2022–JUNE 30, 2025

**RIVERBANK MUNICIPAL EMPLOYEE ASSOCIATION
MEMORANDUM OF UNDERSTANDING**

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Agreement Between CITY OF RIVERBANK AND RIVERBANK MUNICIPAL EMPLOYEES ASSOCIATION

SECTION 1.00 – MEMORANDUM OF UNDERSTANDING

1.01 – Parties of Understanding

This Memorandum of Understanding hereinafter referred as “MOU” is between the authorized representatives of the City of Riverbank, hereinafter referred to as the “City”, and the authorized representatives of the Northern California District Council of Laborers and its affiliate, Construction, Production & Maintenance Laborers Local Union, AFL:CIO #1130, hereinafter referred to as the “Union”, the recognized employee organization for the classifications listed in Appendix “A” of this MOU.

This MOU complies with the provisions of the State of California Public Employees Representation Law, as contained in Section 3500 of the Government Code of the State of California, in that the Employer-Employee representatives noted herein did meet and confer in good faith and did reach agreement on those matters within the scope of representation.

This MOU also complies with Ordinance No. 72-04 relating to Employer-Employee relations, as adopted and amended by the City Council of the City of Riverbank.

1.02 – General Conditions

This MOU does not modify or change the provisions of the Personnel Rules and Regulations of the City of Riverbank unless specific reference is made herein to modify or add to the existing Personnel Rules and Regulations.

This MOU does not modify existing salaries, benefits, hours and terms and conditions of employment contained in the currently adopted Pay and Classification Plan, except as noted herein. Such benefits and terms of employment remain unmodified and shall continue in full force and effect throughout the term of this MOU.

1.03 – Terms of Agreement

This MOU embodies all modifications on salaries, hours, employee benefits, and other terms and conditions of employment for a **three (3) year term. This MOU becomes effective July 1, 2022 continuing through the end of the pay period that includes June 30, 2025** at which time the MOU terminates.

1.04 – Reopener Clause

During the term of this agreement, the City shall have the ability to reopen the terms of this agreement if either of the following occur:

- A. The City experiences unforeseen economic difficulties; or
- B. The City desires to change its current group health benefits provider and seeks to move to a defined employer contribution rather than the percentage based agreement discussed in Section 7.01 below.

SECTION 2.00 – UNION RIGHTS

2.01 – Agency Shop Agreement

A. Agency Shop Condition

Effective July 9, 2001, the Employer (City of Riverbank) agrees, in accordance with California State Law (SB-739 – Government Code 3500-3510) to require all bargaining unit employees to either:

1. Join the Union and pay normal dues and initiation fees; or
2. Pay and “agency fee” in the amount of dues for representation by the Union in accordance with State Law.

B. Exclusions

The Agency Shop arrangement shall not apply to Management, confidential, or supervisory employees of the Employer.

In the event that a court of law invalidates the ability of the City to collect agency shop or fair share fees, the City shall stop any such collection of fees.

C. Conscientious Objectors

Any employee who is a member of a bona fide religion, body, or sect that has historically held conscientious objections to joining or financially supporting public employee organizations shall not be required to join or financially support public employee organizations, or shall not be required to join or support any public employee organization as a condition of employment.

D. Service Fee

The employee who is a conscientious objector may be required, in lieu of periodic dues, initiation fees, or agency shop fees, to pay sums equal to the dues, initiation fees, or agency shop fees to nonreligious, non-labor charitable fund exempt from taxation under Section 501 c (3) of the Internal Revenue Code, chosen by the employee from the following list of 3:

1. The United Way
2. The Salvation Army
3. San Joaquin County Food Bank

Proof of the payments shall be made on a monthly basis to the public agency as a condition of continued exemption from the requirement of financial support to the public employee organization.

E. Challenge of Fees

The employee organization must provide an explanation for the basis of the fees, a reasonable prompt opportunity for fee payers to challenge the fee amount before an impartial decision-maker, and an escrow account for amounts reasonably in dispute while a challenge is pending.

F. Record of Financial Transactions

The recognized employee organization shall keep an adequate itemized record of its financial transactions and shall make available annually, to the public agency and to the employees who are members of the organization, within sixty (60) days after the end of the fiscal year, a detailed written financial report thereto in the form of a balance sheet and an operating statement, by a certified public accountant. An employee

organization required to file financial reports under the Labor-Management Disclosure Act of 1959 or required to file financial reports under Section 3546.5 may satisfy the financial reporting requirement of this section by providing the public agency with a copy of the financial reports.

G. Duration of Obligation

Agency fee obligations, including, but not limited to, dues or agency fee deductions on behalf of a recognized employee organization, shall continue in effect as long as the employee organization is the recognized bargaining representative, notwithstanding the expiration of any agreement between the City of Riverbank and the recognized employee organization.

H. Hold Harmless

The Union shall indemnify and hold the City, its officers and employees harmless from any and all liability resulting from any claims, demands, lawsuits, or other action arising from compliance with the provisions of the Agency Shop agreement.

2.02 – Union Orientation (AB 119)

Every 120 days starting January 1, the City shall provide the Union with a roster of current bargaining unit member, identifying the member, whether they are an agency shop or union member. The City will provide two (2) business days' notice prior to the orientation of a new bargaining unit member.

SECTION 3.00 – MANAGEMENT RIGHTS

3.01 – Management Rights

It is the exclusive right of the City to direct its employees, take disciplinary for proper cause, relieve its employees from duty because of lack of work or for other legitimate reason, classify and reclassify positions, and determine the methods, means, and personnel by which the City of Riverbank's operations are to be conducted. In no event shall the exercise of these rights be contrary to any other applicable provision of the law.

SECTION 4.00 – HOURS OF WORK

4.01 – Standard Work Periods

The standard workday, exclusive of lunchtime, shall be eight (8) hours, and the standard workweek shall be forty (40) hours, to be worked within five (5) consecutive days. The workday for part-time employees shall be established as directed by the Department Head.

4.02 – Exceptions to Standard Work Periods

The City Manager is hereby authorized to designate other work periods and working hours for employees when, in his/her opinion, the best interest of the City may be served by such adjustment of the standard work periods and hours. The procedure for making adjustment in the standard work periods and hours shall be consistent with the provisions of §3504.5 of the Government Code. *(Government Code Section 3504.5 provides that, except in cases of emergency, notice and an opportunity to meet and confer shall be given prior to enacting any ordinance, rule, resolution or regulation directly relating to matters within the scope of representation.) The City has the right to re-open on the subject of a 9/80 work schedule during the term of this Agreement.*

4.03 – Pay Periods

The pay period for all employees shall be bi-weekly and salaries will be paid every other Thursday of each month.

Except for employees being terminated, salaries will be paid only on regular pay days, unless early payment is approved by the Chief Personnel Officer. Employees leaving the municipal service will be paid by the following payroll period following the date of termination, retirement, or resignation. Before the employee receives the final check, the Finance Director will have written clearance from the Department concerned that said employee has returned all City-owned tools, clothing, keys, and equipment.

The method of distributing payroll checks shall be established by the Chief Personnel Officer.

SECTION 5.00 –SALARY AND COMPENSATION

5.01 – Salary Adjustments

Following ratification by both the City and the membership. The City agrees to adjust salary ranges of all job classifications covered by this MOU as follows:

1. Effective the first full pay period of July 2022 the salary ranges shall be increase as provided in Appendix A to reflect a seven percent (7%) cost of living adjustment (COLA).
2. Effective the first full pay period of July 2023 the salary ranges shall be increase as provided in Appendix B to reflect a three percent (3%) cost of living adjustment (COLA).
3. Effective the first full pay period of July 2024 the salary ranges shall be increase as provided in Appendix C to reflect a four percent (4%) cost of living adjustment (COLA).

In the event that the middle managers bargaining unit receives an across the unit COLA increase larger than the amounts listed above, this bargaining unit shall receive the same increase. This provision shall automatically sunset at the expiration of this agreement.

In addition to the wage increases above, the City shall provide each employee with a one-time, non-PERSable lump sum amount for COVID / Essential Worker pay in the amount of \$7,500.00 per employee.

5.02 – Employee Compensation Plan

An Employee Compensation Plan shall be established to provide salary schedules, salary rates, salary ranges, and steps and time intervals for salary review. Each class in the City Classification Plan shall be assigned a salary range or a rate established by the Compensation Plan. All persons employed by the City shall be compensated in accordance with the Compensation Plan then in affect and appended hereto as Appendix “A”, “B”, and “C”.

5.03 – Computation of Salary

Salary rates for all authorized City positions are set forth in the Employee Compensation Plan. In the conversion table included in the Plan, hourly rates are based on 2,080 hours per year.

5.04 – Application of Salary Ranges and Rates

A. Appointment

All initial appointments to classes assigned a pay range in the City Compensation Plan shall be at the first step of the salary range, provided that the Chief Personnel Officer may make an appointment to a position at

an appropriate higher salary step when in his/her opinion, it is difficult to obtain qualified personnel at the starting salary, or when the education or experience of a proposed employee is substantially superior to that required of the class and justifies a beginning salary in excess of the first step.

B. Promotion

Any employee receiving a promotion shall start on the first step of the salary range of the class to which he/she is promoted and be eligible for merit increases as elsewhere provided, unless his/her present salary level is equal to or exceeds the first step of the class to which he/she is promoted. In that event, the employee shall be assigned to the step in the salary range to which he/she is promoted that is the equivalent of at least a five percent (5%) increase in salary.

When the promotion includes the assigned responsibility of supervision over other employees, the salary level shall be increased by assigning the promoted employee to a higher step within the salary range to allow his/her annual salary to be a minimum of five percent (5%) above the salary of those he/she supervises.

C. Transfer

A transfer does not affect an employee's salary level.

D. Advancement Within Salary Range

An employee shall be considered for salary advancement in accordance with the time intervals established in the Employee Compensation Plan and the following provisions.

- 1) *Automatic for Successful Completion of Probationary Period:* Advancement to Step "B" in a salary range shall be automatic and effective on the first day of the payroll period following satisfactory evaluation of six (6) months of service. Failure of Management to evaluate the employee within six months will automatically cause the employee to become a full-time regular employee with the City of Riverbank.
- 2) *Merit:* Advancement to Steps "C", "D", and "E" in a salary range shall be granted for continued improvement and efficient and effective service by the employee in the performance of his/her duties. Such merit advancement shall be made only upon recommendations of the Department Head after an annual evaluation.

Nothing herein prohibits the granting of a merit salary advancement prior to the normal time intervals established in the Employee Compensation Plan. All merit salary advancements shall be effective on the first day of the payroll period immediately following the employee's salary anniversary date.

Salary adjustments resulting from an employee's promotion or demotion shall become effective on the first day of the payroll period following the employee's promotion or demotion.

5.05 – Deductions

Deductions from employee's pay shall be made in accordance with prevailing laws, contract and administrative rules, and procedures established by the Chief Personnel Officer.

5.06 – Overtime Policy

Overtime is defined as the time worked beyond the normal eight (8) hours in a workday, or forty (40) hours in a workweek.

Until an employee accumulates 100 hours of compensatory time, the employee will determine whether overtime work is to be compensated for by “compensatory time” or “paid overtime”.

Non-Standard Work Periods

Overtime for employees assigned to non-standard work periods and working hours as provided in §3.02 herein, shall be defined as follows:

Overtime shall be any time worked over 40 hours in a given workweek and any time worked in excess of eight (8) hours in a given day when 40 hours have been paid during the workweek.

A. Overtime Compensation

Overtime may be compensated for either by compensatory time off at one and one-half (1½) times the hours worked, or by payment at one and one-half (1½) times the employee’s basic hourly salary rate. Compensatory time off shall be granted only upon approval by the employee’s Department Head.

All employees may accrue compensatory time off to a maximum of one hundred (100) hours.

B. Overtime – Compensation Exception: Cheese & Wine Festival

Public Works Personnel shall not be required to work overtime as a result of the Cheese and Wine Festival. Any Public Works employee who agrees to work overtime for the Cheese and Wine Festival will be paid at the rate of one and a half (1½) time the regular compensation except Sunday call outs which will be reimbursed at (2) times the regular compensation. Any person called out will be paid a minimum of four (4) hours compensation.

5.08 – Compensatory Time

A. Compensatory Time Cash-Out

Compensatory time may be “cashed-out” once a year. Employees may cash-out a minimum of ten (10) hours up to a maximum of forty (40) hours. Employees separating themselves from the City service shall be allowed to use compensatory time earned prior to the effective separating date.

In order to cash out compensatory time employees must submit an irrevocable election in December of each year. Late irrevocable election forms will not be accepted, nor can they be changed after the deadline for submission.

Compensatory time earned by an employee who is required to work in excess of the normal workweek, shall be recorded by the immediate supervisor of the employee on the time card.

B. Compensatory Time Off

Use of compensatory time earned must be scheduled at least twenty-four (24) hours in advance and requires the concurrence of the Department Head for the requested time off.

Employees shall not be required to give reason for requesting compensatory time off. Exceptions to this procedure will be made only upon written authorization by the Chief Personnel Officer.

5.09 – Callback Compensation

Employees who are called to work overtime from their day off or other off-duty hours, except for disciplinary purposes, shall be compensated for a minimum of two (2) hours work at time and one-half (1½), or as provided in §5.10.

Overtime shall commence at the time an employee reaches the place where he/she is directed to report and shall continue until he/she is released or the work is completed, whichever is the earlier.

5.10 – Standby Pay

Employees assigned to standby shall be available and ready to work when needed for a seven (7) consecutive day period to handle situations occurring outside of standard working hours. Said employee should respond to the specified work site within a half hour.

Employees on standby shall be compensated as follows: two hours per day, Monday through Saturday at the rate of one and one-half the employee's regular rate of pay; two (2) hour double time at the employee's regular rate of pay for Sundays and City recognized holidays.

Employees who are on standby and called back to work for any reason shall be compensated as stated in §11.07 in addition to his/her standby pay. Employees on standby will be provided a City vehicle to take home in order to facilitate response to emergency service request.

5.11 – Callback Rest Period

Employees who are called back to work after leaving their place of employment or on a regular schedule day off, and finish performing City work within five (5) hours of the start of their normal shift, shall be entitled to receive a five (5) hour rest period. At the discretion of the Department Head, employees may have their schedule changed to allow the employee to work additional hours that week to make up for the loss of regular (straight time) hours. However these additional hours shall not trigger an employee's right to overtime pay for hours worked over their regular (9-hour) or (8-hour) work shift. For purposed of this section employees shall be eligible for overtime pay for any hours work in excess of forty (40) hours worked in a work week.

5.12 – Attendance of Training Courses

City employees should feel free to attend training courses available during days off if they so desire. However, compensation for attendance at training courses held during days off (weekends), vacations, or holidays, will be authorized only where employees have been directed by their Department Head to attend such.

5.13 – Longevity Pay

Longevity Pay is to recognize long term employees of the City and designed to provide eligible employees, compensation in addition to their regular base pay. Regular full-time employees eligible for longevity pay shall be paid as follows:

<u>Year of Service</u>	<u>Longevity Pay Rate</u>
10 but less than 13	two and one-half percent (2.5%)
13 but less than 20	additional two and one-half percent (2.5% (total of 5%))
20 but less than 24	additional two and one-half (2.5% (total of 7.5%))
25 +	additional 2.5% (total of 10.0%)

The total longevity pay increase any employee can receive during their term of employment is ten percent (10%)

5.14 – Certification Pay

The City encourages the professional development of employees and encourages employees to obtain certifications relevant but not required by the employee's current position. Subject to prior written approval from the employee's Department Head, the City shall provide an additional two and one-half percent (2.5%) incentive pay for only one (1) of the following certifications:

- A. Crane Certification
- B. Parks Equipment Certification
- C. Water Certification
- D. Wastewater Certification

5.15 – Bilingual Pay

For positions designated by the City as bilingual, employees shall receive a three percent (3%) pay differential. The City retains the ability to unilaterally designate or remove bilingual pay. The City's decision to designate or not designate is not appealable or subject to the grievance process. In order for employees to receive bilingual pay they must be certified as bilingual in both written and oral communication.

SECTION 6.00 – PROBATIONARY PERIOD

6.01 – Probationary Period

All original and promotional appointments to regular municipal service positions shall be tentative and subject to a probationary period of not less than six (6) months. The probationary period may be extended with the approval of the Chief Personnel Officer for a period not to exceed an additional six months, upon the recommendation of the Department Head that unusual conditions justify such extension.

6.02 – Objective of Probationary Period

The probationary period shall be regarded as a part of the testing process and shall be utilized for closely observing the employee's work, for securing the most effective adjustment of a new employee to his/her position, and for rejecting any probationary employees whose performance does not meet the acceptable standards of the work.

6.03 – Rejection of Probationer

The Chief Personnel Officer or any department head may suspend, demote, or terminate a probationer under his/her control from their position at any time without cause and without the right of appeal or to submit a grievance.

6.04 – Rejection Following Promotion

Any employee rejected during the probationary period following a promotional appointment shall be reinstated to the position from which he/she was promoted or a comparable position, unless charges are filed and he/she is discharged in the manner provided in Section 10.00 herein.

Employees who elect a voluntary demotion after the six (6) month probationary period for a promotional appointment may be reinstated to the position from which he/she was promoted or to a comparable position.

SECTION 7.00 – BENEFITS

7.01 – Health Benefits

During the term if this MOU the City shall continue to provide group health benefits to employees covered by this MOU and their eligible dependents as provided below. As used in this sections group health benefits shall include medical, dental and vision insurance. During the term of this agreement, the City has the right to change group health benefits providers and the parties shall meet regarding any such change.

A. Medical

The City offers two medical insurance plans, one through Kaiser Permanente and the other through Sutter Health to eligible employees and their eligible dependents. The employees and eligible dependents will be enrolled in the plan chosen by the employee.

Employee Contributions

Employees covered by this MOU shall be responsible for fifteen (15%) percent of the monthly premiums.

General Information

Employees enrolled in either plan shall be responsible for 100% of the respective annual out-of-pocket and co-pay costs.

Family coverage consists of the employee plus one or more dependents and single coverage consists of the employee only.

The effective date of coverage for new employees shall be the first of the month following a thirty-day waiting period, provided the employee properly submits a completed enrollment form within 31 days of the eligibility date. Coverage shall terminate at 12:00 midnight on the last day of the month in which the employee is on paid status prior to separation from employment with the City.

Medical Insurance Allowance

Any employee covered by this MOU who has medical insurance coverage through their spouse, or who has medical insurance coverage as an eligible dependent of a person employed elsewhere, may request that their medical plan coverage as an employee of the City be terminated. Those employees who waive the medical insurance coverage shall be eligible to receive taxable cash in the amount of \$250.00 per month. To participate in this program, the employee shall sign a waiver, provided by the City, and provide proof of other medical insurance coverage which shall be provided to the Human Resources Department. Once coverage is waived the employee can only reenroll in the City medical insurance plan during open enrollment or as allowed by law. (Eff_07/01/07)

B. Dental

During the term of this agreement the City shall pay 100% of the premium cost for employees and their dependents.

The City contracts with Stanislaus Foundation for Medical and Dental Care (SFMDCC) to provide dental insurance to employee and their eligible dependents. Dental benefits shall be provided as outlined on the SFMDCC Benefits Outline sheet.

The effective date of coverage for new employees shall be the first of the month following the a thirty-day waiting period, provided the employee properly submits a completed enrollment form within 31 days of the eligibility date. Coverage shall terminate at 12:00 midnight on the last day of the month in which the employee is on paid status prior to separation from employment with the City.

C. Vision

During the term of this agreement the City shall pay 100% of the premium cost for employees and their dependents.

Employees and eligible dependents shall be provided vision insurance subject to the terms and conditions of the City's contract with Vision Service Plan (VSP). Vision benefits shall be provided as stated in the "Enhanced Plan B" of VSP.

The effective date of coverage for new employees shall be the first of the month following the a thirty-day waiting period, provided the employee properly submits a completed enrollment form within 31 days of the eligibility date. Coverage shall terminate at 12:00 midnight on the last day of the month in which the employee is on paid status prior to separation from employment with the City.

7.02 – Health Benefits CAP

Employees hired prior to July 1, 2005 and who have remained enrolled in a City offered single plan for medical coverage, shall continue to receive a credit of \$250 as previously negotiated.

Eligible employees may use their credit for deferred compensation, health club membership fees, PERS buyback (re-deposits), supplemental insurance benefits (AFLAC), college expenses (tuition, books), or United Way donations. At no time may an employee receive cash payment in lieu the credit.

7.03 – PERS Retirement

The City contracts with the California Public Employee's Retirement System (PERS) to provide retirement benefits to eligible employees. Retirement benefits and/or options shall include the following:

- 2% @ 55 retirement formula
- 2% @ 60 retirement formula (employees hired on or after 04/09/11)
- 2% @ 62 retirement formula (employees hired on or after 01/01/13)
- Sick Leave Credit
- Military Service Credit
- Retired Death Benefit
- Final compensation three (3) years
- COLA 2%
- Death Benefit Continues - Remarriage
- Prior Service Credit

During the term of this agreement employees covered by this MOU shall pay the total PERS member contribution rate of seven percent (7%) of the employee's salary subject to retirement contributions.

Retirement from the municipal service shall be subject to the terms and conditions of the City's contract with the Public Employee's Retirement System.

PERS Advisory Retirement Committee

During the term of this agreement, the City will create a PERS Advisory Committee to discuss and potentially address the City's ongoing retirement liability. The Union will be provided a seat on the Committee.

7.04 – Life Insurance

Subject to the terms and conditions of the City's contract with the provider the City shall provide term life insurance coverage for the eligible employees in a total policy amount of fifty thousand dollars (\$50,000.00). This policy also provides accidental death and dismemberment benefit for the employee in an amount not to exceed fifty thousand dollars (\$50,000.00). The City shall pay all premiums for such policy during the term of the agreement.

The effective date of coverage shall be the first of the month following the a thirty-day waiting period, provided the employee properly submits a completed enrollment form within 31 days of the eligibility date. Coverage shall terminate at 12:00 midnight on the last day of the month in which the employee is on paid status prior to separation from employment with the City.

7.05 – Employee Assistance Program

The City shall provide an Employee Assistance Program (EAP) to all eligible employees and their dependents. The employee and/or dependents are entitled to eight (8) sessions per fiscal year (July – June) for counseling and assistance as stated in the EAP plan.

7.06 – Deferred Compensation

The City contracts with ICMA Retirement Corporation to offer a deferred compensation plan. Subject to the terms and conditions of ICMA on a voluntary basis eligible employees may defer a portion of their salary into his/her account until the employee's retirement, permanent disability, death, or as allowed by ICMA. The City agrees to match the employee's contribution in an amount not to exceed \$75.00 per pay-period, provided that the employee is contributing at least \$75.00 per pay-period.

7.07 – LIUNA National (Industrial) Pension Fund

During the term of this agreement the City shall make contributions to the LIUNA National (Industrial) Pension Fund (Pension Fund) on behalf of the employees covered by this MOU. Contributions to the Pension Fund shall be as follows:

- Effective July 1, 2018 the contribution rate shall be \$2.05 per hour.
- Effective July 1, 2019 the contribution rate shall be \$2.26 per hour.
- The contribution rate may be subject to change based on the determination of the National Industrial Pension Fund.
- Contributions shall be paid monthly to the Pension Fund, to an address specified by MEA.
- The monthly contributions are based on the hours an employee is on paid status up to 40 hours per week. The amount shall be prorated for employees working less than forty (40) hours per week.
- The City shall not make contributions for hours in excess of forty hours per week.

This MOU provision shall not be construed to create a vested right that can be asserted against the City and shall not be construed to guarantee any future funding for the LIUNA pension fund beyond the term of this MOU. Future funding shall be subject to negotiations.

Unless specifically amended by the terms of this Understanding, all other terms and conditions of employment remain as previously established. The terms and conditions set forth in this Agreement represent the full and complete understanding and commitment between the parties. The terms and conditions may be altered, changed, added to, deleted from, or modified only through the voluntary and mutual consent of the parties in a written amendment to the Agreement. During the term of this Agreement, the parties agree that neither the Union nor the City shall be obligated to reopen or renegotiate any of the provisions of this agreement.

SECTION 8.00 – REIMBURSEMENTS

8.01 – Tuition Reimbursement

The City shall reimburse regular full-time employees expenses incurred for tuition, textbooks, admission fees not to exceed \$1,500 per fiscal year and other required course materials provided the following conditions are met:

- a. The course selected must be directly related to work the employee performs or fulfilling general education requirements;
- b. Prior to enrolling, the course must be approved in advanced by the employee's Department Head and Chief Personnel Officer;
- c. The course must be offered at an accredited college or university;
- d. The employee must receive a passing grade of or equivalent to "C" or better, at the completion of the course;
- e. The class and study time shall be outside the employee's working hours.

Upon completion of a course, the employee shall submit a Tuition Reimbursement form along with paid receipt for tuition, books and materials and proof of passing grade to the Personnel Office. After verification of satisfactory completion of the course, the Personnel Office shall forward the approved tuition reimbursement form to the Finance Department for payment.

Tuition reimbursements shall be amortized over three (3) years. If an employee resigns or is terminated within three (3) years of any tuition reimbursement, the employee will required to pay the City a proportional percentage of the reimbursed amounts. (Eff. 07/01/07)

8.02 – Mileage Reimbursement

City employees may receive compensation for use of their personal vehicle in business. Approval must be obtained by the Department Head if employee decides to use personal vehicle. If a personal vehicle is used for City business, the employee must show proof of insurance to his/her immediate Supervisor and must have the minimum liability insurance requirements for private passenger as defined by the California Insurance Code § 11580.1b.

The rate of mileage reimbursement to employees using their private vehicles for City business shall be five (5) cents less than the rate presently in effect by the Internal Revenue Service.

8.03 – Safety Boots and Winter Jacket Reimbursement

Annually, eligible employees shall be reimbursed the cost of safety boots, socks, insoles, laces, and boot protectant and/or winter jacket, the jacket must be bright orange or green and have the City of Riverbank logo. Such reimbursement shall not exceed \$250.00 per fiscal year. Office employees are not eligible for this benefit.

8.04 – Personal Property Reimbursement

Damage to personal effects required by the City while in the line of duty will be reimbursed by the City upon the recommendation of the individual's immediate supervisor. Prior condition of the damaged item should be considered in determining the amount of reimbursement.

Damage to personal effects not required by the City, would be allowed under the same conditions as above.

No costs should be incurred by the City when it has demonstrated that loss or damage was due to personal negligence.

No costs should be incurred by the City in an unreasonable amount: if an employee loses a \$300 wristwatch while in the line of duty, it would not be reasonable for the City to reimburse the employee in this amount, inasmuch as he/she did not exercise good judgment in wearing an expensive instrument on a job that has certain hazards connected with it.

Definition of personal effects: Those items worn or carried by the employee in the line of duty.

SECTION 9.00 – LEAVES OF ABSENCE

9.01 – Attendance

In every case in which a regular employee is not present for duty, his/her absence shall be reported by the Department Head to the Personnel Office on the Request for Leave form. Since part-time employees are not entitled to leave, only actual time worked will be reported. Request for Leave shall be forwarded to the Personnel Office.

9.02 – Sick Leave

A. Statement of Policy

Sick leave shall not be considered as a privilege which an employee may use at his/her own discretion, but shall be granted only upon the recommendation of the Department Head. Sick leave shall be allowed and used only in case of necessity and actual personal sickness or disability, medical or dental treatment, or in case of an emergency illness in the immediate family. Immediate family shall mean the spouse, parent, child, brother, sister, or a close relative residing in the household of the employee.

B. Eligibility

Regular and probationary employees shall be eligible to accrue sick leave. Such employees shall be entitled to sick leave, as authorized in this Section, upon the completion of one (1) month of employment with the City.

In order to receive compensation while absent on sick leave, the employee shall notify his/her department at the beginning of the workday he/she is absent. The employee may be required at any time, by his/her Department Head, to file a physician's certificate, at City's expense, stating they can resume work. However, when an employee is absent due to illness or injury for more than three (3) consecutive working days, a physician's certificate may be required.

Sick leave will not be granted for an illness occurring during any leave of absence other than sick leave, with one exception: an illness or injury occurring while on vacation leave may be covered by sick leave when such illness or injury causes the employee to be hospitalized.

C. Accrual

Sick leave shall be accrued at the rate of eight (8) hours per month for all City employees and there shall be no limit to the amount of sick leave that may be accrued.

D. Deductions

Unless otherwise provided, sick leave will be deducted as follows:

- 1) All City employees shall be charged sick leave at the rate of eight (8) hours of sick leave for each full day absent. Unless exceptions are approved by the City Manager, absence less than a full day will be charged sick leave at the rate of one (1) hour sick leave for each hour absent.

- 2) Any employee scheduled to work on a holiday who reports off sick will be charged sick leave at the appropriate rate authorized above, and the holiday will be accrued.
- 3) Sick leave may be used as needed and approved to the point of depletion, at which time the employee will no longer receive pay for sick leave.

E. Depletion of Sick Leave Benefits

Upon depletion of accumulated sick leave for an injury or illness, and upon the recommendation of the employee's Department Head, an employee may be placed on medical leave of absence without pay for a period not to exceed sixty (60) days. If the employee is unable to return to work at the end of this period, he/she must request further medical leave which will be subject to approval of the Chief Personnel Officer. If further leave is granted, the employee must notify the City of his/her intent to return to work every thirty (30) days. If further leave is not granted, the employee's service with the City shall be considered terminated.

F. Forfeiture Upon Termination

Accumulated sick leave shall be forfeited by all employees upon leaving the municipal service, voluntarily or involuntarily, and whether by reason of retirement for disability, age, or for any reason whatsoever.

Accumulated sick leave may be used for the purpose of computing an employee's PERS retirement.

G. Cash-Out

Employees covered by this MOU may "cash-out" twenty-five (25) hours of sick leave once each fiscal year provided they have a minimum of 200 hours of sick leave on the books. (Eff. 07/01/07)

9.03 – Vacation

A. Use of Vacation

The purpose of annual vacation leave is to enable each eligible employee to return to his/her work refreshed. For this reason it is the intention of the City that vacation be taken, insofar as possible, in periods of one week or more.

- 1) When to be taken: The time at which an employee may use his/her accrued vacation leave and the amount to be taken at any one time, whenever an employee requests a vacation in excess of the amount of days he/she accumulates annually, shall be determined by his/her Department Head with particular regard for the needs of the City, but also, insofar as possible, considering the wishes of the employee.
- 2) Waiting period: Employees shall complete six (6) months continuous service before using accrued vacation leave.
- 3) Double compensation prohibited: Employees shall not work for the City during their vacation.

B. Eligibility

- 1) Regular employees: Regular employees shall be eligible for vacation leave in conformance with paragraph "C" below.
- 2) Part-time and probationary employees: Part-time and original appointment probationary employees shall not be eligible for vacation leave.

C. Vacation Accrual

Vacation will be accrued and credited on a bi-weekly basis when an employee is in pay status for fifty (50) percent or more of the workdays in a given month. Each eligible employee shall accrue vacation at the following rate for continuous service performed in pay status:

Years of Service	Accrual Hours Per		Max. Hrs.
	Pay-Period	Year	Accrual
New employee to completion of 5 th year	3.0769	80	400
Start of the 6 th year to completion of 10 th year.	4.6154	120	400
Start of the 11 th year to completion of 15 th year.	6.1538	160	400
Start of 16 th year and succeeding years.	7.6923	200	400

Limits of accrual: Such accrual and credit for all employees shall not exceed four hundred (400) hours.

D. Holidays Falling During Vacation

In the event a City holiday falls within an employee's vacation period which would have excused the employee from work and for which no other compensation is made, said holiday shall not be charged as a vacation day.

E. Vacation at Termination

Employees leaving the municipal service with accrued vacation leave shall be paid the amounts of accrued vacation to the date of termination.

Payments for accrued vacation shall be at the employee's current rate of pay.

Employees who terminate employment with the City and have less than six (6) months continuous service shall not be compensated for accrued vacation.

F. Vacation and Military Leave

An employee who interrupts his/her municipal service because of extended military leave shall be compensated for accrued vacation at the time the leave becomes effective.

9.04 – Paid Holidays

A. Regular Holiday for Pay Purposes: The following holidays are recognized as municipal holidays for pay purposes and all regular and probationary employees shall have these days off, except as otherwise provided in Paragraph (b) below:

<u>Paid Holiday</u>	<u>Date</u>
1. New Year's Day	January 1 st
2. Martin Luther King Day	3 rd Monday in January
3. President's Day	3 rd Monday in February
4. Memorial Day	Last Monday in May
5. Juneteenth	June 19 th (<i>effective in 2023</i>)
6. Independence Day	July 4 th
7. Labor Day	1 st Monday in September
8. Veteran's Day	November 11
9. Thanksgiving Day	4 th Thursday in November

10. Day After Thanksgiving	4 th Friday in November
11. Christmas Eve	December 24
12. Christmas Day	December 25
13. New Year's Eve	December 31
14. Floating Holidays - Three (3)	Employee's Choice

When a holiday falls on a Saturday, the preceding Friday shall be deemed to be a holiday in lieu of the day named. When a holiday falls on a Sunday, the following Monday shall be deemed to be the holiday in lieu of the day named.

B. Compensation for Work on Paid Holidays

Regular and probationary employees assigned to work on holidays shall receive compensatory time off or pay in lieu of compensatory time off, at twice the regular rate of pay.

9.05 – Bereavement Leave

Up to five (5) days leave may be granted to a regular employee by the head of his/her department in the event of death in the employee's family. For the purposes of this section only, the employee's family shall mean the spouse, parents, children, brother, sister, grandmother, grandfather, grandchildren, brother and sister-in-law (current), and mother and father-in-law (current), legal guardian, or a close relative residing in the household of the employee. Requests for leave in excess of three (3) days for this purpose shall be subject to approval of the Chief Personnel Officer.

Leave without pay may be granted to a regular employee in the event of death to family members other than one of the immediate family; such leave to be granted in accordance with §8.12.

9.06 – Workers' Compensation Leave

Any employee who is absent from work by reason of an injury or illness covered by Workers' Compensation shall continue in pay status under the following provisions:

- A. The difference between the amount granted pursuant to such Workers' Compensation and the employee's regular rate of pay shall be deducted first from the employee's accumulated sick leave, and then from compensatory time, and when authorized by the employee, vacation days.
- B. Such an employee will continue in pay status and receive his/her regular rate of pay until his/her accumulated sick leave, compensatory time, and vacation days have been depleted to the nearest one-half (½) day.
- C. During the time the employee is in pay status while absent from work by reason of injury or illness covered by Workers' Compensation, he/she shall continue to accrue sick leave and vacation benefits as though he/she was not on leave of absence.
- D. Any employee who depletes his/her accumulated sick leave, compensatory time, holidays, and vacation days to maintain pay status while absent from work by reason of an injury or illness covered by Workers' Compensation shall be removed from pay status.

Employees who have been injured in the course and scope of their employment with the City and who are required as a result of such injury to be absent from duty to take physical examinations required by the City's Workers' Compensation insurer or the Industrial accident Commission, or to attend hearings of the Industrial Accident Commission shall be granted leave with pay for such absences by the City Manager when he/she determines such absences are in the best interest of the City and only if the employee is in pay status at the time of the scheduled examination or hearing. Applications for such leaves of absence shall be filed in

advance of City of Riverbank Request for Leave form.

9.07 – Military Leave

State and other applicable laws shall govern the granting of military leaves of absence and the rights of employees returning from such absences.

9.08 – Family Leave Acts

The City shall comply with the requirements of the California Family Rights Act (CFRA) of 1991 and the Family Medical Leave Act (FMLA) of 1993, as they are in effect or may be amended during the term of this agreement.

In accordance with CFRA and FMLA employees who have worked for at least one (1) year and for 1,240 hours during the twelve (12) month period immediately preceding the commencement of leave is entitled for up to twelve weeks (480 hours) of job protected leave.

Leave may only be taken for the following reasons:

- The employee's own serious health condition;
- To care for a child, parent or a spouse who has a serious health condition; or
- To care for the employee's newborn child, or placement of adoption or foster care.

Employees requesting leave must give at least 30 days notice for foreseeable events. In unforeseeable situations the employee must notify the City as soon as practicable.

9.09 – Pregnancy Disability Leave

Pregnancy Disability Leave without pay shall be granted to employees in accordance with applicable state and federal laws.

If you are disabled by pregnancy, childbirth or related medical conditions, you are eligible to take a pregnancy disability leave. Current law provides up to 4 months of unpaid leave. Employees may also be eligible for an additional 12 weeks of leave under the California Family Rights Act (CFRA). An employee may be required to use any available sick leave during her pregnancy disability leave. At the employee's option, any accrued vacation or other accrued paid leaves may be used during such leave.

- a) An employee who plans to take a pregnancy leave must give reasonable notice (if possible, not less than four (4) weeks) before the date she expects to take the leave and the estimated duration of the leave.

9.10 – Employee's Time Off to Vote

Time off with pay to vote at any general, direct primary, or presidential primary election shall be granted as provided in the State of California Election Code, and notice that any employee desires such time off shall be given in accordance with the provisions of said Code.

9.11 – Jury Duty and Subpoenas Leave

Employees required to report for jury duty shall be granted a leave of absence with pay from their assigned duties until released by the Court, provided the employee remits to the City all fees received for such duties other than mileage or subsistence allowance within thirty (30) day from the termination of his/her jury service.

Regular employees who are subpoenaed to appear as witnesses in behalf of the State of California or any of its agencies shall be granted leaves of absence with pay from their assigned duties until released. The

employee shall remit all fees received for such appearances to the City within thirty (30) days from the termination of his/her services. Compensation for mileage or subsistence allowance shall not be considered as a fee and shall be retained by the employee.

9.12 – Leave of Absence Without Pay

Leave of absence without pay may be granted in cases of emergency or where such absence would not be contrary to the best interest of the City. Such leave is not a right, but a privilege. Employees on authorized leave of absence without pay may not extend such leave without express approval of the Chief Personnel Officer. No vacation or sick leave benefits shall be used for illness occurring during such leave.

Leave of absence without pay may be granted by the Chief Personnel Officer depending on the merit of the individual case.

9.13 – Absence Without Leave

Absence without leave shall be considered to be without pay and reductions in the employee's pay shall be made accordingly. Absence without leave for more than three (3) consecutive workdays may result in termination of employment. Such termination shall not be subject to appeal.

SECTION 10.00 – PERSONNEL PRACTICES

10.01 – Performance Appraisals

A. Regular Employee

A performance appraisal of each regular employee shall be made annually on the anniversary date of their completion of the probationary period.

B. Probationary Employee

A performance appraisal of each probationary employee shall be made by the Department Head on "City of Riverbank Employee Performance Appraisal" forms according to the directions thereon and forwarded to the Personnel Office. The Employee Performance Appraisal form shall be filed by the Department Head upon the completion of the employees' third, and sixth month of service with the City.

In those cases where the probationary period extends to twelve (12) months or longer, the Employee Performance Evaluation form shall be required from the Department Head at the conclusion of each six-month interval.

C. Appeal

Within five (5) days after receiving the performance appraisal, the employee may request in writing, a review of the appraisal with the Chief Personnel Officer. Within five days after said review, the Chief Personnel Officer shall either accept the original performance appraisal, a modified appraisal, or cause a new appraisal to be prepared which shall be entered into the personnel file as the official performance appraisal. The official appraisal shall bear the Chief Personnel Officer's signature. The decision of the Chief Personnel Officer shall be final.

10.02 – Transfers

Any employee may be transferred from one department or division to another.

10.03 – Promotions

Because it is the policy of the City of Riverbank to encourage the advancement of personnel within the organization, promotional examinations for vacancies will be conducted as the needs of the City require. Promotional opportunities (available to City employees) will be posted on bulletin boards selected by the Personnel Office at least five (5) working days before the selection is made.

A. Flexible Staffing

Employees assigned to a flexible staffed position may be promoted in accordance with “Appendix E” of this MOU.

10.04 – Demotions

The Chief Personnel Officer or Department Head may demote an employee whose ability to perform his/her required duties falls below acceptable standards, for disciplinary reasons set forth in §10.02, when the need for the position which an employee fills no longer exists, or when an employee requests such demotion. No employee shall be demoted to a classification for which he/she does not possess minimum qualifications. When the action is initiated by the Department Head, written notice of demotion shall be given an employee at least five (5) days before the effective date of the demotion. An employee may appeal such action in the manner provided in §10.04, et seq.

10.05 – Reinstatement

The Chief Personnel Officer may reinstate any suspended employee for good cause and may, upon such reinstatement, compensate, in whole or in part, such employee for the time lost.

10.06 – Terminations

A. Resignation

An employee wishing to leave the service of the City in good standing, either by resignation or retirement, shall give the Department Head concerned at least two (2) weeks notice when practical.

B. Lack of Work or Funds

An employee may be terminated by the Personnel Officer because of changes in duties or organization, abolishment of position, shortage of work or funds, or completion of work. In cases involving regular employees only, notice of such termination will be given to the employee at least two (2) weeks prior to the effective date of termination. Such termination shall not be subject to appeal.

In any such reduction in personnel caused by lack of work or funds, seniority shall be observed, except in supervisory or management positions. The order of termination shall be in the reverse order of total cumulative time the employee has served in municipal service. Supervisory or management employees shall be eligible for lower rated positions based upon their seniority but non-supervisory or non-management personnel may not take supervisory or management positions solely based upon seniority.

For the purpose of determining termination, total cumulative time shall include the employee's time served in probation and regular status, and time served on military leave of absence.

C. Non-Disciplinary Action

Part-time and probationary employees may be terminated by the Chief Personnel Officer at any time, with or without notice, for cause or for the convenience of the City. Regular employees terminated by the Chief

Personnel Officer for cause or for the convenience of the City shall be given a written statement of the reasons for such termination and may appeal such action in the manner provided in §1004 et se. Such cause may be other than cause for disciplinary action set forth in §1002, et seq. and may include, but not be limited to, inefficiency and incompetency.

10.07 – Reappointments

Reappointments after termination will be considered new employment. However, reappointments made within six (6) months from the termination date may be made with reinstatement of prior seniority, sick leave, and pay rate.

SECTION 11.00 – DISCIPLINARY PROCEEDINGS

11.01 – Disciplinary Action; Definition

As used in this Section, “Disciplinary Action” shall mean discharge, demotion, reduction in salary, disciplinary probation, or suspension.

11.02 – Cause For Disciplinary Action

Causes for disciplinary action against any employee may include, but shall not be limited to, the following:

- a) Fraud in securing appointment.
- b) Inexcusable neglect of duty.
- c) Insubordination.
- d) Dishonesty.
- e) Drunkenness on duty.
- f) Inefficiency.
- g) Addiction to the use of controlled substances.
- h) Inexcusable absence without leave.
- i) Conviction of a felony, or conviction of a misdemeanor, involving moral turpitude. A plea or verdict of guilty, or a conviction following a plea of nolo contendere, to a charge of a felony or any offence involving moral turpitude is deemed to be a conviction within the meaning of this Section.
- j) Immorality.
- k) Discourteous treatment of the public or other employees.
- l) Improper political activity as defined by State Law.
- m) Repeated violation of safety procedures.
- n) Misuse of City property.
- o) Violation of any of the provisions of these working Rules and Regulations or departmental rules and regulations.
- p) Other failure of good behavior either during or outside of duty hours which is of such a nature that causes discredit to the City.
- q) Refusal to take or subscribe to any oath or affirmation, which is required by law in connection with his/her employment.
- r) Unlawful discrimination, including harassment, on the basis of race, religious creed, color, national origin, ancestry, mental disability, physical disability, marital status, sex, or age, against the public or other employees while acting in the capacity of a District employee.
- s) Unlawful retaliation against any other District Officer or employee or member of the public who in good faith reports, discloses, divulges, or otherwise brings to the attention of the Attorney General, or any other appropriate authority, any facts or information related to actual or suspected violation of any law of this State or the United States occurring on the job or directly related thereto.

11.03 – Persons By Whom Disciplinary Action May Be Taken, Notice, Service, Contents

The Chief Personnel Officer or any Department Head may take disciplinary action against an employee under his/her control for one or more of the causes for discipline specified in this Section by written notice to the employee of the proposed disciplinary action and the cause for which the proposed disciplinary action is to be taken, which shall allow the employee a period of five (5) days to respond to the person proposing the disciplinary action. The notice may be served upon the employee, either personally or by certified mail, and shall include:

- a) A statement of the nature of the disciplinary action.
- b) The effective date of the penalty.
- c) A statement of the causes therefore.
- d) A statement in ordinary and concise language of the act or omissions upon which the causes are based.
- e) A statement notifying the employee that he/she has five (5) days in which to respond orally or in writing regarding the proposed disciplinary action.

If the employee responds, either orally or in writing, to the notice of proposed disciplinary action, the Chief Personnel Officer or Department Head, as the case may be, shall thereafter amend or withdraw the proposed disciplinary action or proceed with its implementation.

11.04 – Right Of Appeal: Form

Any regular employee shall have the right of appeal to the Chief Personnel Officer from any disciplinary action taken by his/her Department Head under §10.03. Such appeal shall be in writing and must be filed with the Chief Personnel Officer within ten (10) working days after receipt of written notice of such disciplinary action. Failure to file an appeal within such period constitutes a waiver of right to appeal.

The Chief Personnel Officer shall conduct a hearing as provided in this Section. Neither the provisions of this section or this Section shall apply to reductions in force or reductions in pay, which are part of a general plan to reduce or adjust salaries and wages.

In the event the Chief Personnel Officer institutes the disciplinary action, he/she shall be disqualified. Should the Chief Personnel Officer be disqualified, or should he/she disqualify himself/herself as hearing officer, the City Council shall appoint a hearing officer who shall have the same power, authority, and responsibility as the Chief Personnel Officer would have as a hearing officer.

11.05 – Hearing

The Chief Personnel Officer shall conduct a hearing on an appeal filed in accordance with §10.04 within thirty (30) days after receipt thereof. The Chief Personnel Officer may continue the hearing either for the convenience of the City or upon written application of the appellant, for a period not to exceed an additional thirty (30) days from the receipt of the appeal. Written notice of the time and place of the hearing shall be conducted in accordance with the provisions of §11513 of the Government Code of the State of California, except that the appellant and other persons may be examined as provided in §19580 of said Government Code, and the parties may submit all proper and competent evidence against, or in support of the causes.

11.06 – Representation

Any City employee other than those appointed to supervisory, management, and confidential classifications as provided in §1208 of the Personnel Rules and Regulation, shall be permitted to represent another City employee or group of City employees at the hearing of the appeal. The appellant may appear in person or be represented by counsel.

11.07 – Notices To Witnesses: Cost

The Chief Personnel Officer shall issue notice for the appearances of witnesses for the appellant upon his/her written request and at his/her cost. The Chief Personnel Officer may require such cost to be prepaid.

11.08 – Failure Of Employee To Appear At Hearing

Failure of the appellant to appear at the hearing shall be deemed a withdrawal of his/her appeal and the action of the Chief Personnel Officer or Department Head shall be final.

11.09 – Decisions

The Chief Personnel Officer shall render a written decision within thirty (30) days after concluding the hearing. The Chief Personnel Officer's decision shall be final and conclusive, except when an employee is suspended for more than three (3) days or discharged. A copy of such decision shall be forwarded to the appellant. If the disciplinary action taken against the employee is reversed or modified by the Chief Personnel Officer, the employee may be compensated, in whole or in part, for the time lost as determined by the Chief Personnel Officer.

In cases involving suspending an employee for more than three (3) days or discharging an employee, a copy of such decision shall be forwarded to the employee and the association on behalf of the employee may, within ten (10) working days after receipt of written notice of the Chief Personnel Officer's decision, give notice to the Chief Personnel Officer that the association representing the grieved employee may submit the matter to binding arbitration. The arbitration board shall consist of one retired superior court judge and the cost of arbitration shall be borne equally between the City and the employee. The arbitration hearing shall be held within thirty (30) days from the date of the request by employee to submit to arbitration. The parties may agree to continue the date of the arbitration hearing by mutual agreement.

11.10 – Effect of Certain Disciplinary Actions

- A. Oral reprimand. Employee receiving an oral reprimand may have it noted in their departmental record by the Department Head.
- B. Written reprimand. Employees receiving a written reprimand shall have a copy of the reprimand filed in their permanent record for future reference. Each employee's permanent record is his/her personnel jacket kept in the Chief Personnel Officer's Office.
- C. Disciplinary Probation. Employees placed on disciplinary probation shall not accrue earned time for salary review while on such probation.
- D. Suspension. Employees suspended from the municipal service shall forfeit all rights, privileges, and salary while on such suspension with the exception of group health and life insurance benefits.
- E. Discharge. Employees terminated pursuant to §9.06 C of this MOU shall be paid salary accumulated to the effective date of termination only, and shall be paid for accumulated vacation, accumulated compensatory time, and paid days in lieu of holidays.

SECTION 12.00 – GRIEVANCE PROCEDURES

12.01 – Purpose

Grievance procedures for employees are provided herein:

- A. To promote improved employer-employee relations by establishing grievance procedures on matters for which appeal or hearing is not provided by other regulations.
- B. To afford employees individually and through qualified employee organizations a systematic means of obtaining further considerations of problems after every other reasonable effort has failed to resolve them through discussions.
- C. To provide that grievances shall be settled as near as possible to the point of origin.
- D. To provide that grievances shall be heard and settled as informally as possible.

12.02 – Matters Subject to Grievance Procedure

Any City employee shall have the right to present a grievance regarding wages, salaries, hours and working conditions for which appeal is not provided or is not prohibited under the provisions of Section 11.00.

12.03 – Informal Grievance Procedure

An employee should first attempt to resolve a grievance or complaint through discussion with his/her immediate supervisor without undue delay. If, after such discussion, the employee does not believe the problem has been satisfactorily resolved, he/she shall have the right to discuss it with his/her supervisor's immediate superior, if any. Every effort should be made to find an acceptable solution by informal means at the most immediate level of supervision. If the employee is not in agreement with the decision reached through such discussion, he/she shall then have the right to file a formal grievance in writing within ten (10) calendar days after receiving the informal decision of his/her superior or superiors. An informal grievance shall not be taken above the Department Head.

12.04 – Formal Grievance Procedure

Formal grievance procedure after exhaustion of the informal grievance procedure shall proceed as follows:

- A. Department review. The grievance shall be presented in writing to the employee's Department Head who shall discuss the grievance with the employee, his/her representative, if any, and with other appropriate persons. The Department Heads shall render his/her decision and comments in writing and return them to the employee within fifteen (15) calendar days after receiving the grievance. If the employee does not agree with the decision reached, or if no answer has been received within fifteen (15) calendar days, he/she may present the grievance in writing to the Chief Personnel Officer. Failure of the employee to take further action within ten (10) calendar days after receipt of the decision, or within a total of twenty-five (25) calendar days if no decision is rendered, will constitute withdrawal of the grievance.
- B. Chief Personnel Officer Review. Upon receiving the grievance, the Chief Personnel Officer shall discuss the grievance with the employee, his/her representative, if any, and with all other appropriate persons. The Chief Personnel Officer shall render a decision in writing to the employee within twenty (20) calendar days after receiving the grievance. The decision of the Chief Personnel Officer shall be final, however, in cases where disciplinary action results in termination of the employee. This action is subject to ratification by the City Council as provided in §31.03(H)(3) of the Riverbank City Code.

12.05 – Conduct Of Grievance Procedure

- A. The time limits specified above may be extended to a definite date by mutual agreement of the employee and the reviewer concerned.
- B. The employee may request the assistance of another person of his/her choosing in preparing and presenting his/her grievance at any level of review.
- C. Employees shall be free from reprisal for using the grievance procedure.
- D. Any reasonable award resulting from the application of this provision shall be binding and final on the parties unless arbitrary and capricious.

SECTION 13.00 – EMPLOYER – EMPLOYEE RELATIONS

13.01 – Purpose

It is the purpose of the City of Riverbank to promote full communications with its employees by providing a reasonable method of resolving disputes between it and employee organizations regarding wages, hours, and other terms and conditions of employment.

It is also the purpose of the City of Riverbank to promote the improvement of personnel management and employer-employee relations by providing a uniform basis for recognizing the right of public employees to join organizations of their own choice and be represented by such organizations in their employment relationships with the City of Riverbank.

Nothing contained in this Section shall be deemed to supersede the provisions of existing State Law and the Ordinances and Rules and Regulations of the City of Riverbank which establish and regulate a merit personnel system or which provide for other methods of administering employer-employee relationships.

This Section is intended, instead, to strengthen merit and other methods of administering employer-employee relationships through the establishment of uniform and order methods of communication between employees and the City of Riverbank.

13.02 – Definitions

City Council shall mean the City Council of the City of Riverbank.

Chief Personnel Officer shall mean the City Manager of the City of Riverbank.

Bargaining Representative shall mean the Chief Personnel Officer and his/her representatives and/or the duly authorized representatives of an employee organization that has been granted formal recognition by the City Council as representing the employees of a representation unit.

Consult or Consultation in Good Faith shall mean to communicate verbally or in writing for the purpose of presenting and obtaining view or advising of intended actions.

Employee Organization shall mean any organization which includes employees of the City of Riverbank and which has one of its primary purposes representing such employees in their employment relations with the City of Riverbank.

Mediation shall mean any effort by an impartial third party to assist in reconciling a dispute regarding wages, hours, and other terms and conditions of employment between representatives of the City of Riverbank and the recognized employee organization or recognized employee organizations, through interpretation, suggestion, and advice.

Meet and Confer in Good Faith shall mean that the City of Riverbank by and through its Chief Personnel Officer and his/her representatives, and representatives or recognized employee organizations, shall have the mutual obligation personally to meet and confer in order to exchange freely information, opinions, and proposals, and to endeavor to reach agreement on matters within the scope of representation.

Miscellaneous Employees shall mean all regular City employees who are referred to as “miscellaneous members” by the California Public Employees’ Retirement System (§20018 of the Government Code).

Recognized Employee Organization shall mean an employee organization which has been acknowledged by the City Council as an employee organization that represents employees of the City of Riverbank. The rights accompanying recognition are either:

- 1) Formal Recognition which is the right to meet and confer in good faith as the conference representative in a representational unit; or
- 2) Informal Recognition which is the right to consultation in good faith by all recognized employee organizations.

Representational Unit shall mean a unit as established by §12.03(B) of this Section.

13.03 – Designation and Recognition of Bargaining Representative

- A. The Chief Personnel Officer and his/her representative shall be the Bargaining Representatives for the City of Riverbank for the purpose of meeting and conferring in good faith pursuant to Government Code §3500 - §3511 inclusive.
- B. There shall be not more than two (2) representational units of employees for purposes of extending formal recognition to, and meeting and conferring in good faith with, the conference representative of the City of Riverbank. If the City employees request more than one (1) representational unit, said additional unit(s) shall be established as follows:
 - 1) Management and Supervisory employees and
 - 2) Miscellaneous employees
- C. Every regular authorized position identified in the Employee Compensation unit may choose a single organization as its bargaining representative, which shall be formally recognized by the City Council as the unit's bargaining representative in compliance with applicable State Law, as it now exists, or as it may hereafter be amended. Such choice shall be made by means of a secret ballot representational election, with a ballot containing the names of all employee organizations petitioning to represent a representational unit, and a choice of having no bargaining representation. Upon presentation to the Chief Personnel Officer of a petition, signed by at least thirty (30) percent of the employees in the representational unit, asking that an election be held and that a named organization be placed on the ballot, a representational election shall be held.
- D. Each employee representational unit may choose a single organization as its bargaining representative, which shall be formally recognized by the City Council as the unit's bargaining representative in compliance with applicable State law, as it now exists, or as it may hereafter be amended. Such choice shall be made by means of a secret ballot representational election, with a ballot containing the names of all employee organizations petitioning to represent a representational unit, and a choice of having no bargaining representation. Upon presentation to the Chief Personnel Officer of a petition, signed by at least thirty (30) percent of the employees in the representational unit, asking that an election be held and that a named organization be placed on the ballot, a representational election shall be held.

Elections shall be decided on the basis of a majority vote of the employees in the representational unit voting at such election.

- E. Each employee representational unit shall be represented by no more than one recognized employee organization, although this shall not preclude an employee who is not a member of a recognized employee organization from representing himself/herself.

A recognized employee organization shall remain representative of a particular unit for a minimum of one full calendar year and no other organization shall represent employees of the representation unit during that time with regard to matters within the scope of representation as set forth herein.

- F. In cases where there is no recognized employee organization for an employee representational unit, an organization elected by representational unit, shall become the formally recognized employee organization and bargaining representative on the day such organization is formally recognized by the City Council.

In cases where an incumbent formally recognized employee organization is decertified by another employee organization, the newly elected organization shall be recognized by the City Council immediately upon the certification of the election results.

13.04 – Bargaining Procedure

- A. Within the first sixty (60) days of each calendar year, each formally recognized employee organization and the Chief Personnel Officer, or his/her representative, shall mutually exchange written proposals on salaries, fringe benefits, and other terms and conditions of employment to affect each representational unit during the coming year. Following such exchange, representatives of each formally recognized employee organization shall meet at mutually agreeable times and places, with the Chief Personnel Officer or his/her representative(s) for the purpose of conferring in good faith regarding wages, hours, and other terms and conditions of employment. The parties, in conferring, shall consider, but are not limited to consideration of prevailing rates and standards in private business and other public employment, cost of living, internal salary relationships in the City of Riverbank, and the financial condition of the City of Riverbank.
- B. If agreement is reached by the Chief Personnel Officer and his/her representatives and the formally recognized employee organization representative, they shall jointly prepare a written Memorandum of Understanding, which shall not be binding; sign it, and present it to the City Council for its determination. The City Council may approve or reject the Memorandum of Understanding and enact such Ordinances or Resolutions necessary to implement said Memorandum of Understanding.
- C. If, after a reasonable period of time, representatives of the City of Riverbank and the formally recognized employee organization fail to reach agreement, the City of Riverbank and the formally recognized employee organization together may agree upon the appointment of a mediator mutually agreeable to the parties. Cost of mediation shall be divided one-half to the City of Riverbank and one-half to the formally recognized employee organization.
- D. All Memorandum of Understanding regarding cost items shall be submitted to the City Council by May 1st of each year for consideration at the annual budget hearings, or as requested by the City Council at other times.
- E. The City Council shall cause written notice to be provided to each recognized employee organization concerning matters described in Government Code §3504.5.

13.05 – Scope of Representation

Conference representatives may meet and confer in good faith and execute a written Memorandum of Understanding on any matter of employer-employee relations, except, however, that the scope of representation shall not include consideration of the merits, necessity, or organization of any service or activity provided by law or Executive Order.

13.06 – Rights and Duties of Conference Representatives and Recognized Employee Organizations

- A. Each employee organization which seeks recognition from the City Council shall file a petition with the City Council containing the following information and documentation:

1. Name and address of the employee organization.
 2. Names and titles of its officers.
 3. Names of employee organization representatives who are authorized to speak on behalf of its members.
 4. A statement that the employee organization has one of its primary purposes, representing employees in their employment relations with the City.
 5. A statement whether the employee organization is a chapter or local of, or affiliated directly or indirectly in any manner with a regional or state or national or international organization.
 6. Certified copies of the employee organization's Constitution and Bylaws.
 7. A designation of those persons, not exceeding two in number, and their addresses, to whom notice sent by regular United States mail will be deemed sufficient notice on the employee organization for any purpose. In addition, any employee organization seeking informal recognition shall file with the City Council a statement that the employee organization has in its possession written proof, dated within six months of the date upon which the petition is filed, to establish that employees have designated the employee organization to represent them in their employment relations with the City. Such written proof shall be submitted for confirmation to the Chief Personnel Officer.
- B. Conference representative of either party shall have the right to meet with conference representatives of the other part, upon reasonable notice, to discuss any problem regarding employer-employee relations arising within the representational unit, or any problems arising under a written Memorandum of Understanding between the parties.
- C. The City of Riverbank shall allow a reasonable number of employee representatives of a formally recognized employee organization reasonable time off without loss of compensation or other benefits when formally meeting and conferring with the Chief Personnel Officer or his/her representatives regarding matters within the scope of representation, or for the purpose of consultation in good faith.
- D. The City of Riverbank shall provide reasonable space on bulletin boards at places of work for the use of recognized employee organizations to inform employees about organizational activities and affairs.
- E. Agents shall be allowed to visit places of City employment where employees it represents are at work, for the purpose of observing conditions of work, or consulting with members regarding immediate grievances or job problems. Such visits shall not be permitted to interfere with the orderly flow of work, nor cause an unsafe condition.

13.07 – No Discrimination

- A. There shall be no discrimination by the City of Riverbank in employment conditions or treatment of employees on the basis of race, sex, creed, color, national origin, ancestry, or membership, non-membership, or participation in the activities of any lawful organization.
- B. There shall be no discrimination by any employee organization in treatment of its members on the basis of race, sex, creed, color, national origin, ancestry, membership, non-membership, or participation in the activities of any lawful organization.

13.08 – Classifications Restricted from Representing Recognized Employee Organizations

The Chief Personnel Officer, elected officials, and department heads shall be restricted from representing a recognized non-management employee organization to avoid potential conflicts of interest.

Nothing herein prohibits employees from joining an employee organization; however, restrictions are placed upon certain employees in representing the organization.

13.09 – Savings Clause

If, at any time, any part of this Section should be found to be unconstitutional, or contrary to applicable law as it now exists, or as it may hereafter be amended, the remainder of the Section will not be affected thereby.

SECTION 14.00 – MISCELLANEOUS PROVISIONS

14.01 – Outside Employment

Any regular employee desiring to engage in outside employment shall first obtain non-City conflict job approval from his/her Department Head. The Employee shall submit a statement to his/her Department Head on a standard City form, naming the prospective employer, his/her address and telephone number, and outlining the proposed duties and the hours of work. Approval may be denied if, in the opinion of the Department Head, such outside employment is incompatible with the proper discharge of the employee's official duties. All such approvals shall be subject to review by the Chief Personnel Officer, and shall be re-submitted prior to January 10th each year to maintain a valid, continuous authorization.

14.02 – Uniforms

The City shall provide and maintain uniforms to regular full-time employees assigned to work in the field and facility maintenance. The City will report to CalPERS the monetary value for providing and maintaining the employee's required uniforms. The City will report the uniform allowance on an annual basis to CalPERS in June of each year. The uniform allowance amount reported to CalPERS will derive from the City's total fiscal year budgeted amount for providing and maintaining the employees' uniforms, not to exceed \$300 per year, per employee.

Rain Gear

Rain gear consisting of waterproof boots, pants, coat and hat, will be provided to all employees assigned to work in the field at City expense.

14.03 – Contracting Unit Work

During the term of this MOU the City agrees not to contract out work of any position, and will not terminate any existing employee as a result of subcontracting of any work that has been performed by the members of the Bargaining Unit. Vacant positions that have not been filled may be contracted out for not more than one (1) year.

SECTION 15.00 – AGREEMENT

15.01 – Entire Agreement

Except as otherwise specifically provided herein, this MOU fully and completely incorporates the understanding of the parties hereto and constitutes the sole and entire agreement between the parties in any and all matters subject to meet and confer. Any prior or existing Agreement between the parties whether formal or informal, regarding any such matters is hereby superseded and terminated in its entirety.

In the event that any provision of this MOU is found to be in conflict with a City rule, regulation, or resolution, the provision of this MOU shall prevail over such conflicting rule, regulation or resolution.

15.02 – Severability of Provisions

Should any part of this MOU is for any reason held to be invalid by a court of competent jurisdiction or by reason of any existing or subsequently enacted legislation, such part shall be suspended and superseded by such applicable law or regulations, and the remainder of this MOU shall remain in full force and effect for the duration of this MOU.

15.03 – Modifications, Amendments and Revisions

The terms and conditions of this MOU may be modified, amended or revised, only through the voluntary and mutual consent of both parties.

15.04 – Ratification

This Agreement shall be in full force and effect upon adoption by the City Council of the City and implementation of its terms and conditions by appropriate ordinance, resolution, or other lawful action. Subject to the foregoing, this Agreement is hereby executed by the authorized representatives of the City and the Union.

SIGNATURES

For the City of Riverbank

Marisela H. Garcia
City Manager

For the Union; Northern California District
Council of Laborers' and Construction,
Production & Maintenance Laborers',
Local Union #1130; AFL:CIO

Dave Gorgas
Business Manager

Chris Smith
Shop Steward

Michele Garcia
Shop Steward

Appendix A

City of Riverbank Employee Compensation Plan Effective July 2022

TITLE	Range	MONTHLY SALARY STEP				
		A	B	C	D	E
Account Clerk I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Account Clerk II	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Accounting Technician	65	4,752.51	4,990.14	5,239.65	5,501.63	5,776.71
Administrative Analyst I	75	5,249.70	5,512.19	5,787.80	6,077.19	6,381.05
Administrative Assistant	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Administrative Clerk	30	3,354.89	3,522.63	3,698.76	3,883.70	4,077.89
Assistant Mechanic	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Assistant Planner	81	5,572.67	5,851.30	6,143.87	6,451.06	6,773.61
Associate Planner	91	6,155.68	6,463.46	6,786.63	7,125.96	7,482.26
Building Inspector I	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86
Building Inspector II	86	5,856.90	6,149.75	6,457.24	6,780.10	7,119.11
City Mechanic	70	4,994.93	5,244.68	5,506.91	5,782.26	6,071.37
Community Development Specialist I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Community Development Specialist II	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Construction Inspector I	86	5,856.90	6,149.75	6,457.24	6,780.10	7,119.11
Construction Inspector II	96	6,469.65	6,793.13	7,132.79	7,489.43	7,863.90
Deputy City Clerk	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Engineer Technician I	61	4,567.05	4,795.40	5,035.17	5,286.93	5,551.28
Engineer Technician II	71	5,044.88	5,297.12	5,561.98	5,840.08	6,132.08
Facilities Maintenance Worker I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Facilities Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Housing & Economic Development Specialist I	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Housing & Economic Development Specialist II	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86

Human Services Specialist	73	5,146.29	5,403.60	5,673.78	5,957.47	6,255.34
Maintenance Worker I	37	3,596.87	3,776.71	3,965.55	4,163.83	4,372.02
Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Neighborhood Improvement Officer I	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Neighborhood Improvement Officer II	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Park Maintenance Worker I	37	3,596.87	3,776.71	3,965.55	4,163.83	4,372.02
Park Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Project Coordinator	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86
Recreation Coordinator	42	3,780.37	3,969.39	4,167.86	4,376.25	4,595.06
Senior Facilities Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Park Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Park Maintenance Worker/Facilities Technician	64	4,705.46	4,940.73	5,187.77	5,447.16	5,719.52
Senior Wastewater Treatment Plant Operator	68	4,896.52	5,141.35	5,398.42	5,668.34	5,951.76
Senior Water Utility Worker	64	4,705.46	4,940.73	5,187.77	5,447.16	5,719.52
Transportation Coordinator	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Wastewater Treatment Plant Maintenance Technician Trainee	46	3,933.87	4,130.56	4,337.09	4,553.94	4,781.64
Wastewater Treatment Plant Maintenance Technician I	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Wastewater Treatment Plant Maintenance Technician II	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Wastewater Treatment Plant Operator I	49	4,053.06	4,255.71	4,468.50	4,691.93	4,926.53
Wastewater Treatment Plant Operator II	59	4,477.06	4,700.91	4,935.96	5,182.76	5,441.90
Wastewater Treatment Plant Operator-In-Training	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Water Utility Worker I	45	3,894.89	4,089.63	4,294.11	4,508.82	4,734.26
Water Utility Worker II	55	4,302.39	4,517.51	4,743.39	4,980.56	5,229.59

Appendix B

City of Riverbank Employee Compensation Plan Effective July 2023

TITLE	Range	MONTHLY SALARY STEP				
		A	B	C	D	E
Account Clerk I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Account Clerk II	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Accounting Technician	65	4,752.51	4,990.14	5,239.65	5,501.63	5,776.71
Administrative Analyst I	75	5,249.70	5,512.19	5,787.80	6,077.19	6,381.05
Administrative Assistant	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Administrative Clerk	30	3,354.89	3,522.63	3,698.76	3,883.70	4,077.89
Assistant Mechanic	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Assistant Planner	81	5,572.67	5,851.30	6,143.87	6,451.06	6,773.61
Associate Planner	91	6,155.68	6,463.46	6,786.63	7,125.96	7,482.26
Building Inspector I	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86
Building Inspector II	86	5,856.90	6,149.75	6,457.24	6,780.10	7,119.11
City Mechanic	70	4,994.93	5,244.68	5,506.91	5,782.26	6,071.37
Community Development Specialist I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Community Development Specialist II	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Construction Inspector I	86	5,856.90	6,149.75	6,457.24	6,780.10	7,119.11
Construction Inspector II	96	6,469.65	6,793.13	7,132.79	7,489.43	7,863.90
Deputy City Clerk	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Engineer Technician I	61	4,567.05	4,795.40	5,035.17	5,286.93	5,551.28
Engineer Technician II	71	5,044.88	5,297.12	5,561.98	5,840.08	6,132.08
Facilities Maintenance Worker I	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Facilities Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Housing & Economic Development Specialist I	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Housing & Economic Development Specialist II	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86
Human Services Specialist	73	5,146.29	5,403.60	5,673.78	5,957.47	6,255.34

Maintenance Worker I	37	3,596.87	3,776.71	3,965.55	4,163.83	4,372.02
Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Neighborhood Improvement Officer I	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Neighborhood Improvement Officer II	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Park Maintenance Worker I	37	3,596.87	3,776.71	3,965.55	4,163.83	4,372.02
Park Maintenance Worker II	47	3,973.18	4,171.84	4,380.43	4,599.45	4,829.42
Project Coordinator	76	5,302.20	5,567.31	5,845.68	6,137.96	6,444.86
Recreation Coordinator	42	3,780.37	3,969.39	4,167.86	4,376.25	4,595.06
Senior Facilities Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Park Maintenance Worker	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Senior Park Maintenance Worker/Facilities Technician	64	4,705.46	4,940.73	5,187.77	5,447.16	5,719.52
Senior Wastewater Treatment Plant Operator	68	4,896.52	5,141.35	5,398.42	5,668.34	5,951.76
Senior Water Utility Worker	64	4,705.46	4,940.73	5,187.77	5,447.16	5,719.52
Transportation Coordinator	53	4,217.60	4,428.48	4,649.90	4,882.40	5,126.52
Wastewater Treatment Plant Maintenance Technician Trainee	46	3,933.87	4,130.56	4,337.09	4,553.94	4,781.64
Wastewater Treatment Plant Maintenance Technician I	56	4,345.42	4,562.69	4,790.82	5,030.36	5,281.88
Wastewater Treatment Plant Maintenance Technician II	66	4,800.02	5,040.02	5,292.02	5,556.62	5,834.45
Wastewater Treatment Plant Operator I	49	4,053.06	4,255.71	4,468.50	4,691.93	4,926.53
Wastewater Treatment Plant Operator II	59	4,477.06	4,700.91	4,935.96	5,182.76	5,441.90
Wastewater Treatment Plant Operator-In-Training	43	3,818.18	4,009.09	4,209.54	4,420.02	4,641.02
Water Utility Worker I	45	3,894.89	4,089.63	4,294.11	4,508.82	4,734.26
Water Utility Worker II	55	4,302.39	4,517.51	4,743.39	4,980.56	5,229.59

Appendix C

City of Riverbank Employee Compensation Plan Effective July 2024

TITLE	Range	MONTHLY SALARY STEP				
		A	B	C	D	E
Account Clerk I	43	3,970.91	4,169.46	4,377.93	4,596.83	4,826.67
Account Clerk II	53	4,386.30	4,605.62	4,835.90	5,077.70	5,331.59
Accounting Technician	65	4,942.61	5,189.74	5,449.23	5,721.69	6,007.77
Administrative Analyst I	75	5,459.69	5,732.67	6,019.30	6,320.27	6,636.28
Administrative Assistant	66	4,992.02	5,241.62	5,503.70	5,778.89	6,067.83
Administrative Clerk	30	3,489.09	3,663.54	3,846.72	4,039.06	4,241.01
Assistant Mechanic	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Assistant Planner	81	5,795.58	6,085.36	6,389.63	6,709.11	7,044.57
Associate Planner	91	6,401.91	6,722.01	7,058.11	7,411.02	7,781.57
Building Inspector I	76	5,514.29	5,790.00	6,079.50	6,383.48	6,702.65
Building Inspector II	86	6,091.18	6,395.74	6,715.53	7,051.31	7,403.88
City Mechanic	70	5,194.73	5,454.47	5,727.19	6,013.55	6,314.23
Community Development Specialist I	43	3,970.91	4,169.46	4,377.93	4,596.83	4,826.67
Community Development Specialist II	53	4,386.30	4,605.62	4,835.90	5,077.70	5,331.59
Construction Inspector I	86	6,091.18	6,395.74	6,715.53	7,051.31	7,403.88
Construction Inspector II	96	6,728.44	7,064.86	7,418.10	7,789.01	8,178.46
Deputy City Clerk	66	4,992.02	5,241.62	5,503.70	5,778.89	6,067.83
Engineer Technician I	61	4,749.73	4,987.22	5,236.58	5,498.41	5,773.33
Engineer Technician II	71	5,246.68	5,509.01	5,784.46	6,073.68	6,377.36
Facilities Maintenance Worker I	43	3,970.91	4,169.46	4,377.93	4,596.83	4,826.67
Facilities Maintenance Worker II	47	4,132.11	4,338.72	4,555.66	4,783.44	5,022.61
Housing & Economic Development Specialist I	66	4,992.02	5,241.62	5,503.70	5,778.89	6,067.83
Housing & Economic Development Specialist II	76	5,514.29	5,790.00	6,079.50	6,383.48	6,702.65
Human Services Specialist	73	5,352.14	5,619.75	5,900.74	6,195.78	6,505.57

Maintenance Worker I	37	3,740.74	3,927.78	4,124.17	4,330.38	4,546.90
Maintenance Worker II	47	4,132.11	4,338.72	4,555.66	4,783.44	5,022.61
Neighborhood Improvement Officer I	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Neighborhood Improvement Officer II	66	4,992.02	5,241.62	5,503.70	5,778.89	6,067.83
Park Maintenance Worker I	37	3,740.74	3,927.78	4,124.17	4,330.38	4,546.90
Park Maintenance Worker II	47	4,132.11	4,338.72	4,555.66	4,783.44	5,022.61
Project Coordinator	76	5,514.29	5,790.00	6,079.50	6,383.48	6,702.65
Recreation Coordinator	42	3,931.58	4,128.16	4,334.57	4,551.30	4,778.87
Senior Facilities Maintenance Worker	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Senior Maintenance Worker	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Senior Park Maintenance Worker	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Senior Park Maintenance Worker/Facilities Technician	64	4,893.68	5,138.36	5,395.28	5,665.04	5,948.29
Senior Wastewater Treatment Plant Operator	68	5,092.38	5,347.00	5,614.35	5,895.07	6,189.82
Senior Water Utility Worker	64	4,893.68	5,138.36	5,395.28	5,665.04	5,948.29
Transportation Coordinator	53	4,386.30	4,605.62	4,835.90	5,077.70	5,331.59
Wastewater Treatment Plant Maintenance Technician Trainee	46	4,091.22	4,295.78	4,510.57	4,736.10	4,972.91
Wastewater Treatment Plant Maintenance Technician I	56	4,519.24	4,745.20	4,982.46	5,231.58	5,493.16
Wastewater Treatment Plant Maintenance Technician II	66	4,992.02	5,241.62	5,503.70	5,778.89	6,067.83
Wastewater Treatment Plant Operator I	49	4,215.18	4,425.94	4,647.24	4,879.60	5,123.58
Wastewater Treatment Plant Operator II	59	4,656.14	4,888.95	5,133.40	5,390.07	5,659.57
Wastewater Treatment Plant Operator-In-Training	43	3,970.91	4,169.46	4,377.93	4,596.83	4,826.67
Water Utility Worker I	45	4,050.69	4,253.22	4,465.88	4,689.17	4,923.63
Water Utility Worker II	55	4,474.49	4,698.21	4,933.12	5,179.78	5,438.77

Appendix D

Flexible Staffing Program

Purpose

The purpose of flexible staffing is to provide non-competitive promotional opportunities to employees assigned to certain classifications. The program establishes criteria for promotion from the entry-level I position, to the journey level (II, Sr.). The program serves to increase worker skills and encourage cross training in related fields in order to provide more effective use of available resources.

Program Guidelines

The following guidelines shall apply to all classifications, which are a part of the flexible staffing program:

1. The employee must receive an overall rating in his/her performance appraisal of an average of “three” or better for two years prior to promotion and have no ratings of “one” in those two years.
2. The employee must have exhibited that he/she can satisfactorily perform the duties and exhibit knowledge and abilities contained in his/her current job description prior to being eligible to promote.
3. The employee must meet experience, education, certification(s) and driver’s license criteria established for promotion to the next higher-level class to be considered for promotion.
4. Employees must be able to demonstrate their ability to perform a range of practical skills related to actual job requirements and pass a written examination.
5. A minimum of three years’ experience as a regular full-time employee at the entry-level I position is required prior to promotion.

Flexible Staff Positions

Public Works Department

Maintenance Worker
Senior Maintenance Worker

Appendix A

**City of Riverbank
Employee Compensation Plan
Effective July 2022**

TITLE	Range	MONTHLY SALARY STEP				
		A	B	C	D	E
Account Clerk I	43	3,706.97	3,892.32	4,086.94	4,291.29	4,505.85
Account Clerk II	53	4,094.76	4,299.50	4,514.48	4,740.20	4,977.21
Accounting Technician	65	4,614.09	4,844.79	5,087.03	5,341.38	5,608.45
Administrative Analyst I	75	5,096.80	5,351.64	5,619.22	5,900.18	6,195.19
Administrative Assistant	66	4,660.21	4,893.22	5,137.88	5,394.77	5,664.51
Administrative Clerk	30	3,257.17	3,420.03	3,591.03	3,770.58	3,959.11
Assistant Mechanic	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Assistant Planner	81	5,410.36	5,680.88	5,964.92	6,263.17	6,576.33
Associate Planner	91	5,976.39	6,275.21	6,588.97	6,918.42	7,264.34
Building Inspector I	76	5,147.77	5,405.16	5,675.42	5,959.19	6,257.15
Building Inspector II	86	5,686.31	5,970.63	6,269.16	6,582.62	6,911.75
City Mechanic	70	4,849.45	5,091.92	5,346.52	5,613.85	5,894.54
Community Development Specialist I	43	3,706.97	3,892.32	4,086.94	4,291.29	4,505.85
Community Development Specialist II	53	4,094.76	4,299.50	4,514.48	4,740.20	4,977.21
Construction Inspector I	86	5,686.31	5,970.63	6,269.16	6,582.62	6,911.75
Construction Inspector II	96	6,281.21	6,595.27	6,925.03	7,271.28	7,634.84
Deputy City Clerk	66	4,660.21	4,893.22	5,137.88	5,394.77	5,664.51
Engineer Technician I	61	4,434.03	4,655.73	4,888.52	5,132.95	5,389.60
Engineer Technician II	71	4,897.94	5,142.84	5,399.98	5,669.98	5,953.48
Facilities Maintenance Worker I	43	3,706.97	3,892.32	4,086.94	4,291.29	4,505.85
Facilities Maintenance Worker II	47	3,857.46	4,050.33	4,252.85	4,465.49	4,688.76
Housing & Economic Development Specialist I	66	4,660.21	4,893.22	5,137.88	5,394.77	5,664.51
Housing & Economic Development Specialist II	76	5,147.77	5,405.16	5,675.42	5,959.19	6,257.15
Human Services Specialist	73	4,996.40	5,246.22	5,508.53	5,783.96	6,073.16

Maintenance Worker I	37	3,492.11	3,666.72	3,850.06	4,042.56	4,244.69
Maintenance Worker II	47	3,857.46	4,050.33	4,252.85	4,465.49	4,688.76
Neighborhood Improvement Officer I	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Neighborhood Improvement Officer II	66	4,660.21	4,893.22	5,137.88	5,394.77	5,664.51
Park Maintenance Worker I	37	3,492.11	3,666.72	3,850.06	4,042.56	4,244.69
Park Maintenance Worker II	47	3,857.46	4,050.33	4,252.85	4,465.49	4,688.76
Project Coordinator	76	5,147.77	5,405.16	5,675.42	5,959.19	6,257.15
Recreation Coordinator	42	3,670.26	3,853.77	4,046.46	4,248.78	4,461.22
Senior Facilities Maintenance Worker	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Senior Maintenance Worker	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Senior Park Maintenance Worker	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Senior Park Maintenance Worker/Facilities Technician	64	4,568.41	4,796.83	5,036.67	5,288.50	5,552.93
Senior Wastewater Treatment Plant Operator	68	4,753.90	4,991.60	5,241.18	5,503.24	5,778.40
Senior Water Utility Worker	64	4,568.41	4,796.83	5,036.67	5,288.50	5,552.93
Transportation Coordinator	53	4,094.76	4,299.50	4,514.48	4,740.20	4,977.21
Wastewater Treatment Plant Maintenance Technician Trainee	46	3,819.29	4,010.25	4,210.76	4,421.30	4,642.37
Wastewater Treatment Plant Maintenance Technician I	56	4,218.85	4,429.79	4,651.28	4,883.84	5,128.03
Wastewater Treatment Plant Maintenance Technician II	66	4,660.21	4,893.22	5,137.88	5,394.77	5,664.51
Wastewater Treatment Plant Operator I	49	3,935.01	4,131.76	4,338.35	4,555.27	4,783.03
Wastewater Treatment Plant Operator II	59	4,346.66	4,563.99	4,792.19	5,031.80	5,283.39
Wastewater Treatment Plant Operator-In-Training	43	3,706.97	3,892.32	4,086.94	4,291.29	4,505.85
Water Utility Worker I	45	3,781.45	3,970.52	4,169.05	4,377.50	4,596.38
Water Utility Worker II	55	4,177.08	4,385.93	4,605.23	4,835.49	5,077.26

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.1

SECTION 10: PUBLIC HEARING

Meeting Date:	June 28, 2022
Subject:	Pocket Avenue Senior Housing Project General Plan Amendment and Rezone
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

Staff recommends no action be taken for this item. City staff discovered a public notice irregularity. To ensure the project is in strict conformance with State public noticing laws, staff will re-notice the item and it will be rescheduled to be heard during a duly noticed public hearing on July 26, 2022.

SUMMARY

The proposed project consists of a General Plan Amendment (GPA) to Higher Density Residential and a Zoning Ordinance Amendment (Rezone) to Planned Development (PD) for forty (40) senior single-story apartment units on an approximately 2-acre lot. The project site currently has a General Plan Land Use designation of Low Density Residential (LDR) and is currently zoned Single-Family Residential (R-1). The Planning Commission, after taking public comment, including a neighborhood petition at their regular meeting of April 19, 2022, voted 4-1 to deny recommending approval of the project to the City Council.

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.2

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

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 2022/2023.

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 2022/2023.

From: Marisela H. Garcia, 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 2022/2023.

SUMMARY

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

The Engineer's Annual Levy Report for Fiscal Year 2022/2023 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report

details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefit zones. The attached resolutions represent the final steps in the annual levy of assessments on the district for fiscal year 2022/2023.

The Engineer's Report represents 6 different Districts: Courtney Estates, South Bend Estates, Elmwood Estates, Chianti, Sterling Ridge, and Eastwood Estates. Chianti, Sterling Ridge and Eastwood Estates have small increases to cover administration and maintenance costs. These increases 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 2022/2023.

FISCAL IMPACT

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Courtney Estates	\$ 25.50	\$ 25.50	No Change
South Bend Estates	\$ 82.14	\$ 82.14	No Change
Elmwood Estates	\$ 25.46	\$ 25.46	No Change
Chianti	\$ 59.28	\$ 61.06	\$1.78
Sterling Ridge	\$133.82	\$137.83	\$4.01
Eastwood Estates	\$ 88.00	\$ 90.64	\$2.64

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. Draft City Council Resolution 2022- , Amending and/or Approving the Engineer's Report
2. Engineer's Annual Levy Report Consolidated Landscaping and Lighting District Fiscal Year 2022/2023
3. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Annual Assessments

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023; 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 2022/2023"** 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE CONSOLIDATED LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2022/2023.

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

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

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

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

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor



City of Riverbank

Consolidated Landscaping and Lighting District

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022
Public Hearing: June 28, 2022

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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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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PART I - OVERVIEW

A. INTRODUCTION

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

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. This Report describes the District, all Zones and improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2022/2023. 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 2022/2023.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District and respective Zones. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new

parcel numbers will be identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rates contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

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

Compliance with the California Constitution

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

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

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

C. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

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

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

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

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

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

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

PART II - PLANS AND SPECIFICATIONS

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

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

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

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

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

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

- Zone 1 was initially established within the District to provide landscaping and lighting improvements within a planned residential development known as Avery Estates. This development was to include a small eleven-unit residential

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

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

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

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

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

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

B. GENERAL DESCRIPTION OF THE IMPROVEMENTS AND SERVICES

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

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

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

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

C. DISTRICT ZONES AND SPECIFIC IMPROVEMENTS

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

PART III - METHOD OF APPORTIONMENT

A. GENERAL

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

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

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

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

B. BENEFIT ANALYSIS

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

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

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

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

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

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

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

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

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

C. ASSESSMENT METHODOLOGY

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

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

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

For Zone 6 Chianti, Zone 7 Sterling Ridge, and Zone 8 Eastwood Estates, the Maximum Assessment is equal to the Initial Assessment approved by property owners adjusted annually by the percentage increase of the Local Consumer Price Index (CPI) for the San Francisco-Oakland-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 2022/23 is 5.19%.

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 2022/2023

	Zone No. 2	Zone No. 3	Zone No. 5	Zone No. 6	Zone No. 7	Zone No. 8	
	Courtney	South Bend	Elmwood	Chianti	Sterling	Eastwood	District
	Estates	Estates	Estates	Unit 1	Ridge	Estates	Totals
		Units 1 & 2	Units 1 & 2		Unit 1	Unit 1	
DIRECT COSTS							
Landscape Maintenance	\$0	\$1,000	\$1,100	\$500	\$19,440	\$600	\$22,640
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	\$3,208	\$2,590	\$656	\$23,989	\$789	\$31,464
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	\$3,930	\$3,470	\$892	\$27,915	\$995	\$37,508
Reserve Collection/ (Transfers)	0	1,902	1,062	(98)	(2,691)	(361)	(186)
Contribution Replenishment	0	0	0	0	0	0	0
Other Revenues/General Fund Contribution	0	0	0	0	0	0	0
Capital Improvement Project Fund Collection/(Transfer)	0	0	0	0	0	0	0
Balance to Levy	\$306	\$5,832	\$4,532	\$794	\$25,224	\$634	\$37,322
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	\$61.06	\$137.84	\$90.64	
Maximum Levy per EDU	\$42.64	\$95.00	\$59.60	\$189.06	\$345.90	\$269.17	
FUND BALANCE INFORMATION							
Beginning Reserve Fund Balance	\$256	\$4,994	\$3,915	\$2,913	\$139,993	\$2,338	\$154,409
Reserve Fund Activity	0	1,902	1,062	(98)	(2,691)	(361)	(186)
Ending Reserve Fund Balance (Projected)	\$256	\$6,896	\$4,977	\$2,815	\$137,302	\$1,977	\$154,223
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

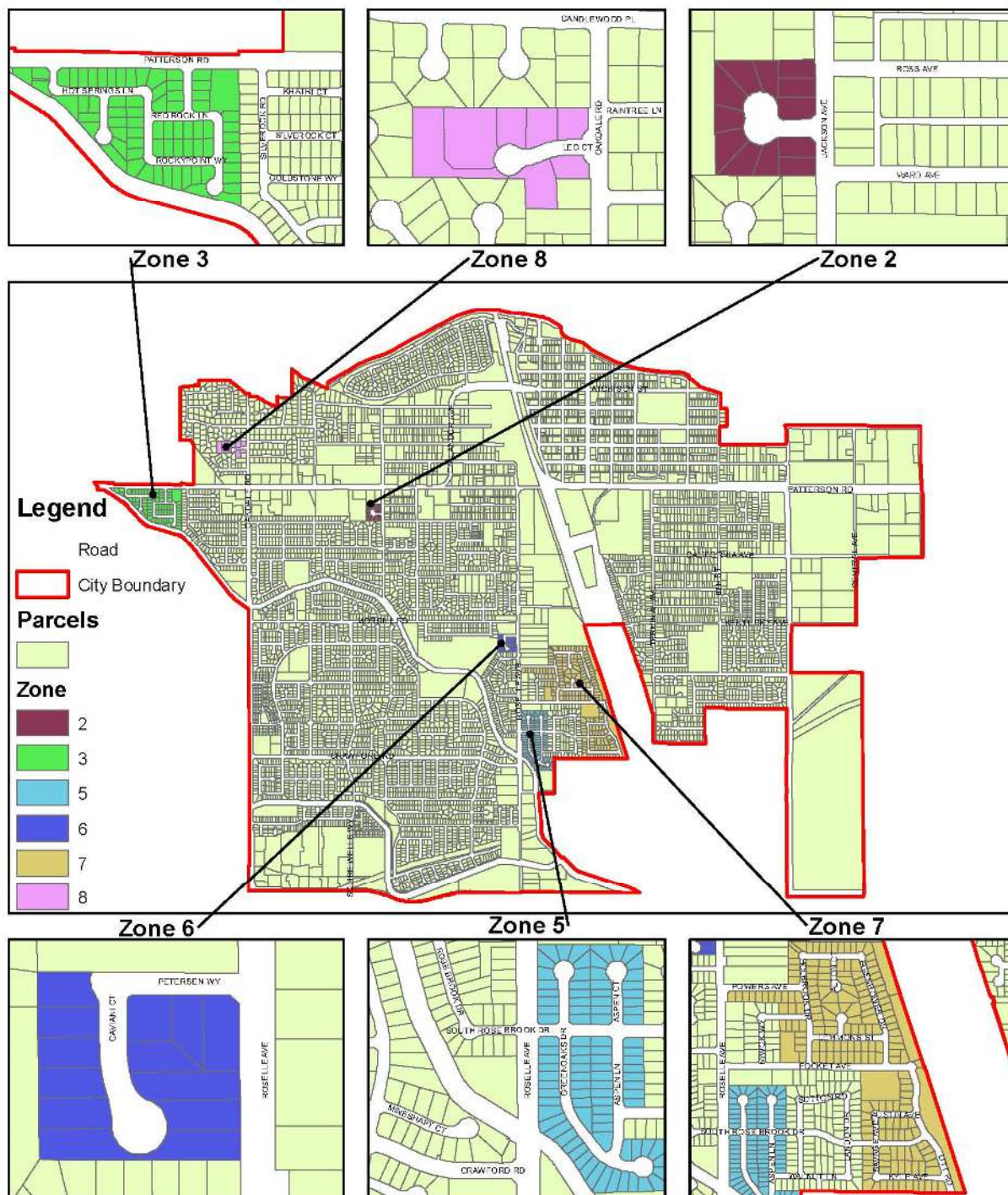
PART V - DISTRICT BOUNDARY MAPS

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.

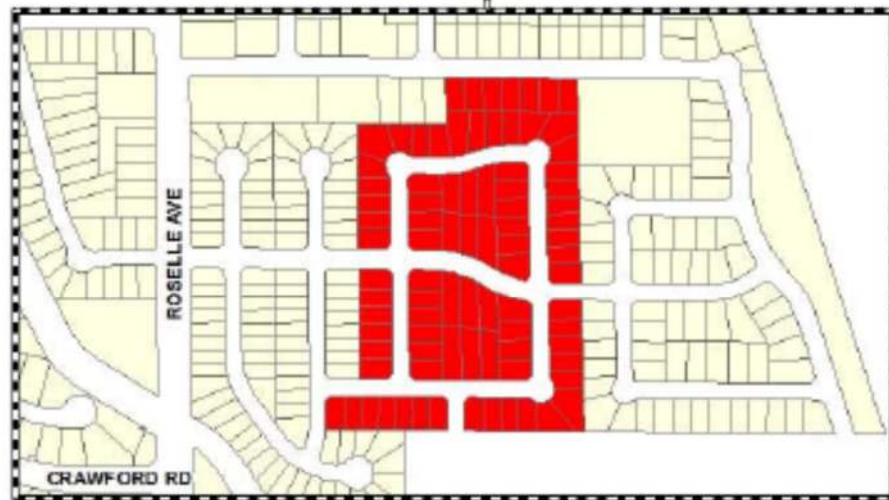
The following pages are reproductions of the County Assessor's Parcel Maps associated with each subdivision and Zone.

Riverbank Consolidated Landscape and Lighting District



Legend

- Elmwood Estate Unit No 2
- Parcels



PART VI — 2022/2023 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	\$61.06
075-031-037-000	1.00	6	61.06
075-031-038-000	1.00	6	61.06
075-031-039-000	1.00	6	61.06
075-031-040-000	1.00	6	61.06
075-031-041-000	1.00	6	61.06
075-031-042-000	1.00	6	61.06
075-031-043-000	1.00	6	61.06
075-031-044-000	1.00	6	61.06
075-031-045-000	1.00	6	61.06
075-031-046-000	1.00	6	61.06
075-031-047-000	1.00	6	61.06
075-031-048-000	1.00	6	61.06
Total:	13.00		\$793.78
075-088-001-000	1.00	7	\$137.84
075-088-002-000	1.00	7	137.84
075-088-003-000	1.00	7	137.84
075-088-004-000	1.00	7	137.84
075-088-005-000	1.00	7	137.84
075-088-006-000	1.00	7	137.84
075-088-007-000	1.00	7	137.84
075-088-008-000	1.00	7	137.84
075-088-009-000	1.00	7	137.84
075-088-010-000	1.00	7	137.84
075-088-011-000	1.00	7	137.84
075-088-012-000	1.00	7	137.84
075-088-013-000	1.00	7	137.84
075-088-014-000	1.00	7	137.84
075-088-015-000	1.00	7	137.84
075-088-016-000	1.00	7	137.84

APN	EDUs	Zone	Charge
075-088-017-000	1.00	7	137.84
075-088-018-000	1.00	7	137.84
075-088-019-000	1.00	7	137.84
075-088-020-000	1.00	7	137.84
075-088-021-000	1.00	7	137.84
075-088-022-000	1.00	7	137.84
075-088-023-000	1.00	7	137.84
075-088-024-000	1.00	7	137.84
075-088-025-000	1.00	7	137.84
075-088-026-000	1.00	7	137.84
075-088-027-000	1.00	7	137.84
075-088-028-000	1.00	7	137.84
075-088-029-000	1.00	7	137.84
075-088-030-000	1.00	7	137.84
075-088-031-000	1.00	7	137.84
075-088-032-000	1.00	7	137.84
075-088-033-000	1.00	7	137.84
075-088-034-000	1.00	7	137.84
075-088-035-000	1.00	7	137.84
075-088-036-000	1.00	7	137.84
075-088-037-000	1.00	7	137.84
075-088-038-000	1.00	7	137.84
075-088-039-000	1.00	7	137.84
075-088-040-000	1.00	7	137.84
075-088-041-000	1.00	7	137.84
075-088-042-000	1.00	7	137.84
075-088-043-000	1.00	7	137.84
075-088-044-000	1.00	7	137.84
075-088-045-000	1.00	7	137.84
075-088-046-000	1.00	7	137.84
075-088-047-000	1.00	7	137.84
075-088-048-000	1.00	7	137.84
075-088-049-000	1.00	7	137.84
075-088-050-000	1.00	7	137.84
075-088-051-000	1.00	7	137.84
075-088-052-000	1.00	7	137.84
075-088-053-000	1.00	7	137.84
075-088-054-000	1.00	7	137.84
075-088-055-000	1.00	7	137.84
075-088-056-000	1.00	7	137.84
075-088-057-000	1.00	7	137.84
075-088-058-000	1.00	7	137.84
075-088-059-000	1.00	7	137.84
075-088-060-000	1.00	7	137.84
075-088-061-000	1.00	7	137.84
075-088-062-000	1.00	7	137.84
075-088-063-000	1.00	7	137.84
075-089-001-000	1.00	7	137.84
075-089-002-000	1.00	7	137.84

APN	EDUs	Zone	Charge
075-089-003-000	1.00	7	137.84
075-089-004-000	1.00	7	137.84
075-089-005-000	1.00	7	137.84
075-089-006-000	1.00	7	137.84
075-089-007-000	1.00	7	137.84
075-089-008-000	1.00	7	137.84
075-089-009-000	1.00	7	137.84
075-089-010-000	1.00	7	137.84
075-089-011-000	1.00	7	137.84
075-089-012-000	1.00	7	137.84
075-089-013-000	1.00	7	137.84
075-089-014-000	1.00	7	137.84
075-089-015-000	1.00	7	137.84
075-089-016-000	1.00	7	137.84
075-089-017-000	1.00	7	137.84
075-089-018-000	1.00	7	137.84
075-089-019-000	1.00	7	137.84
075-089-020-000	1.00	7	137.84
075-089-021-000	1.00	7	137.84
075-089-022-000	1.00	7	137.84
075-089-023-000	1.00	7	137.84
075-089-024-000	1.00	7	137.84
075-089-025-000	1.00	7	137.84
075-089-026-000	1.00	7	137.84
075-089-027-000	1.00	7	137.84
075-089-028-000	1.00	7	137.84
075-089-029-000	1.00	7	137.84
075-089-030-000	1.00	7	137.84
075-089-031-000	1.00	7	137.84
075-089-032-000	1.00	7	137.84
075-089-033-000	1.00	7	137.84
075-089-034-000	1.00	7	137.84
075-089-035-000	1.00	7	137.84
075-089-036-000	1.00	7	137.84
075-089-037-000	1.00	7	137.84
075-089-038-000	1.00	7	137.84
075-089-039-000	1.00	7	137.84
075-089-040-000	1.00	7	137.84
075-089-041-000	1.00	7	137.84
075-089-042-000	1.00	7	137.84
075-089-043-000	1.00	7	137.84
075-089-044-000	1.00	7	137.84
075-089-045-000	1.00	7	137.84
075-089-046-000	1.00	7	137.84
075-089-047-000	1.00	7	137.84
075-089-048-000	1.00	7	137.84
075-089-049-000	1.00	7	137.84
075-089-050-000	1.00	7	137.84
075-089-051-000	1.00	7	137.84

APN	EDUs	Zone	Charge
075-089-052-000	1.00	7	137.84
075-089-053-000	1.00	7	137.84
075-089-054-000	1.00	7	137.84
075-089-055-000	1.00	7	137.84
075-089-056-000	1.00	7	137.84
075-089-057-000	1.00	7	137.84
075-089-058-000	1.00	7	137.84
075-090-001-000	1.00	7	137.84
075-090-002-000	1.00	7	137.84
075-090-003-000	1.00	7	137.84
075-090-004-000	1.00	7	137.84
075-090-005-000	1.00	7	137.84
075-090-006-000	1.00	7	137.84
075-090-007-000	1.00	7	137.84
075-090-008-000	1.00	7	137.84
075-090-009-000	1.00	7	137.84
075-090-010-000	1.00	7	137.84
075-090-011-000	1.00	7	137.84
075-090-012-000	1.00	7	137.84
075-090-013-000	1.00	7	137.84
075-090-014-000	1.00	7	137.84
075-090-015-000	1.00	7	137.84
075-090-016-000	1.00	7	137.84
075-090-017-000	1.00	7	137.84
075-090-018-000	1.00	7	137.84
075-090-019-000	1.00	7	137.84
075-090-020-000	1.00	7	137.84
075-090-021-000	1.00	7	137.84
075-090-022-000	1.00	7	137.84
075-090-023-000	1.00	7	137.84
075-090-024-000	1.00	7	137.84
075-090-025-000	1.00	7	137.84
075-090-026-000	1.00	7	137.84
075-090-027-000	1.00	7	137.84
075-090-028-000	1.00	7	137.84
075-090-029-000	1.00	7	137.84
075-090-030-000	1.00	7	137.84
075-090-031-000	1.00	7	137.84
075-090-032-000	1.00	7	137.84
075-090-033-000	1.00	7	137.84
075-090-034-000	1.00	7	137.84
075-090-035-000	1.00	7	137.84
075-090-036-000	1.00	7	137.84
075-090-037-000	1.00	7	137.84
075-090-038-000	1.00	7	137.84
075-090-039-000	1.00	7	137.84
075-090-040-000	1.00	7	137.84
075-090-041-000	1.00	7	137.84
075-090-042-000	1.00	7	137.84

APN	EDUs	Zone	Charge
075-090-043-000	1.00	7	137.84
075-090-044-000	1.00	7	137.84
075-090-045-000	1.00	7	137.84
075-090-046-000	1.00	7	137.84
075-090-047-000	1.00	7	137.84
075-090-048-000	1.00	7	137.84
075-090-049-000	1.00	7	137.84
075-090-050-000	1.00	7	137.84
075-090-051-000	1.00	7	137.84
075-090-052-000	1.00	7	137.84
075-090-053-000	1.00	7	137.84
075-090-054-000	1.00	7	137.84
075-090-055-000	1.00	7	137.84
075-090-056-000	1.00	7	137.84
075-090-057-000	1.00	7	137.84
075-090-058-000	1.00	7	137.84
075-090-059-000	1.00	7	137.84
075-090-060-000	1.00	7	137.84
075-090-061-000	1.00	7	137.84
075-090-063-000	1.00	7	137.84
Total:	183.00		\$25,224.72
074-018-052-000	1.00	8	\$90.64
074-018-055-000	1.00	8	90.64
074-018-056-000	1.00	8	90.64
074-018-057-000	1.00	8	90.64
074-018-058-000	1.00	8	90.64
074-018-059-000	1.00	8	90.64
074-018-060-000	1.00	8	90.64
Total:	7.00		\$634.48

*Totals may differ from budget due to rounding.

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as **“Riverbank Consolidated Landscaping and Lighting District”** (hereafter referred to as the “District”) and the Zones therein for Fiscal Year 2022/2023 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, 2022, and ending June 30, 2023, 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 28, 2022, 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE CONSOLIDATED LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2022 and ending June 30, 2023, 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, 2022 and ending June 30, 2023 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

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

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

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

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

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

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

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

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the “Riverbank 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, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O’Brien
Mayor

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.3

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

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 2022/2023.

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 2022/2023.

From: Marisela H. Garcia, 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 2022/2023.

SUMMARY

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in 1998 and is levied annually pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act"). The District assessments were approved by the property owners of record through a protest ballot proceeding at the time the District was formed in compliance with the substantive and procedural requirements of the California Constitution Article XIID ("Article XIID").

The Engineer's Annual Levy Report for Fiscal Year 2022/2023 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached resolutions represent the second steps in the annual levy of assessments on the district for fiscal year 2022/2023. 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 \$4.41. This will help to cover the maintenance and administration costs as well as add funds to 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 Ridgewood Place Landscape and Lighting District for Fiscal Year 2022/2023.

FISCAL IMPACT

The annual assessment for parcels in the Ridgewood Place Landscape and Lighting District for Fiscal Year 2022/2023 is as follows:

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$88.17	\$92.58	\$4.41

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. Draft City Council Resolution 2022- , Amending and/or Approving the Engineer's Report
2. Engineer's Annual Levy Report Ridgewood Place Landscape and Lighting District Fiscal Year 2022/2023
3. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Annual Assessments

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023 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 2022/2023"** 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL OF THE CITY OF RIVERBANK, AS FOLLOWS:

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

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2022/2023.

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

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

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

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

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Report – Ridgewood L&L for FY 2022-23



City of Riverbank

Ridgewood Place Landscaping and Lighting District

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022
Public Hearing: June 28, 2022

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

www.willdan.com



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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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PART I - OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the Ridgewood Place Landscape and Lighting District (“District”). The District was formed in 1998 and is annually levied pursuant to the Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code (“1972 Act”). The District assessments were approved by the property owners of record through a protest ballot proceeding at the time the District was formed in compliance with the substantive and procedural requirements of the California Constitution Article XIID (“Article XIID”).

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2022/2023. 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 2022/2023.

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 2022/2023.

F. DESCRIPTION OF THE DISTRICT

The District is located generally on the West Side of Roselle Avenue, north of Morrill Road and south of Turpin Avenue at Soares Place. The District includes twenty-three single family residential parcels within the subdivision known as Ridgewood Place, identified on Book 132 Page 63 parcels 43 through 65 of the Stanislaus County Assessor's Parcel Maps.

PART III - METHOD OF APPORTIONMENT

A. GENERAL

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

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

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

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

B. BENEFIT ANALYSIS

Each of the improvements and the associated costs has been carefully reviewed and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements was part of the conditions of property development. The property owners approved the corresponding assessments for the ongoing maintenance of the improvements at the time of formation through a property owner protest ballot proceeding pursuant to the Article XIID Section 4.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

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

- Enhanced desirability of properties through association with the improvements;
- Improved aesthetic appeal of properties within the Zones providing a positive representation of the area;
- Enhanced adaptation of the urban environment within the natural environment from adequate green space and landscaping;
- Environmental enhancement through improved erosion resistance and dust and debris control;
- Increased sense of pride in ownership of property within the District resulting from well-maintained improvements associated with the properties;

- Reduced criminal activity and property-related crimes (especially vandalism) against properties in the District through well-maintained surroundings and amenities including abatement of graffiti;
- Enhanced environmental quality of the parcels within the Zones by moderating temperatures, providing oxygenation and attenuating noise.

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

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

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

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

C. ASSESSMENT METHODOLOGY

Equivalent Dwelling Units: To assess benefits equitably, it is necessary to correlate the different type of parcels within the District to each other as well as their relationship to the improvements. The Equivalent Dwelling Unit method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed

under the 1972 Act, as the benefit to each parcel from the improvements are typically apportioned as a function of land use type, size and development.

The Equivalent Dwelling Unit method of assessment apportionment uses the single family home site as the basic unit of assessment. A single family home site equals one Equivalent Dwelling Unit (“EDU”). Every other land use is typically converted to EDUs based on an assessment formula that equates the property’s specific development status, type of development (land use), and size of the property, as compared to a single family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel’s benefit, it should be noted that all properties within this District are identified as single family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

The following formulas are used to calculate the annual assessments. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the total District EDU. This Assessment Rate multiplied by each parcel’s individual EDU determines each parcel’s levy amount.

Total Balance to Levy / Total EDU = Levy per EDU (also called Assessment Rate)

Assessment Rate x Parcel’s EDU = Parcel Levy Amount

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

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

D. ASSESSMENT RANGE FORMULA

Any new or increased assessments require voting, certain noticing, and meeting requirements. Article 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 2022/2023 is \$493.11 which is an increase of 4.24% from prior year's maximum assessment. However, a rate of \$92.58 per EDU will only be levied this year.

The following table illustrates how the assessment range formula is applied. This year, a 4.24% CPI increase is applied since it is greater than a 3.00% increase.

CPI Percentage Increase	Standard 3.00%	Maximum % Increase Allowed	Prior Year's Max Rate	Allowed Adjustment	New Maximum Rate
4.24%	3.00%	4.24%	\$473.03	\$20.08	\$493.11

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 2022/2023

Ridgewood Landscaping and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$800
Utilities	200
Repairs/Abatement	500
Street Lighting	100
Miscellaneous/Materials/Equipment	0
Capital Expenditure	0
Direct Costs (Subtotal)	\$1,600
ADMINISTRATION COSTS	
District Administration	\$2,200
County Administration Fee	35
Administration Costs (Subtotal)	\$2,235
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$3,835
Reserve Collection/ (Transfers)	(1,706)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	\$2,129
DISTRICT STATISTICS	
Total Parcels	23
Total Parcels Levied	23
Total Equivalent Dwelling Units (EDU)	23.00
Assessment Rate (Levy Per EDU)	\$92.58
Maximum Assessment Rate Approved	\$493.11
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance	\$8,318
Reserve Fund Activity	(1,706)
Ending Reserve Fund Balance (Projected)	\$6,612
Beginning Capital Improvement Fund	\$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	\$0

PART V — DISTRICT BOUNDARY MAPS

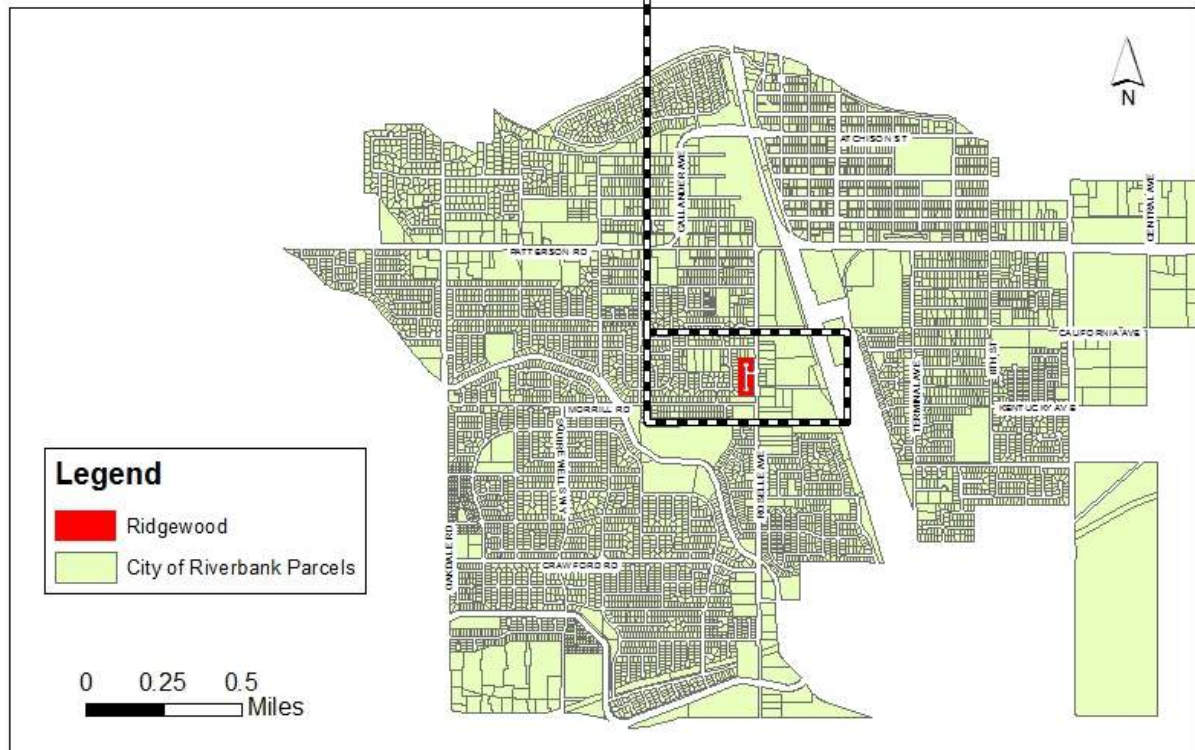
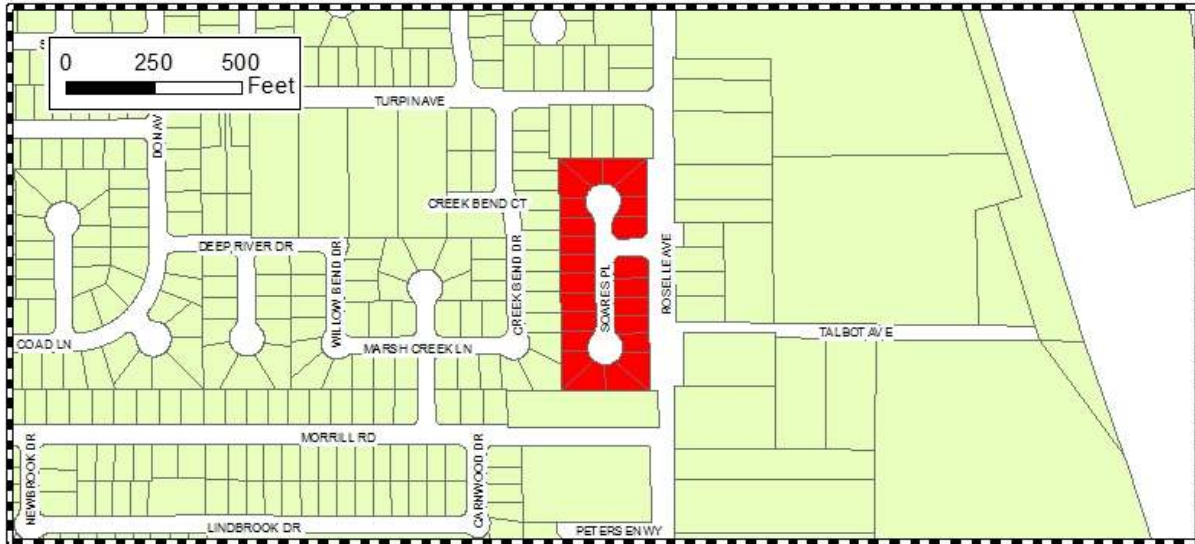
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

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.

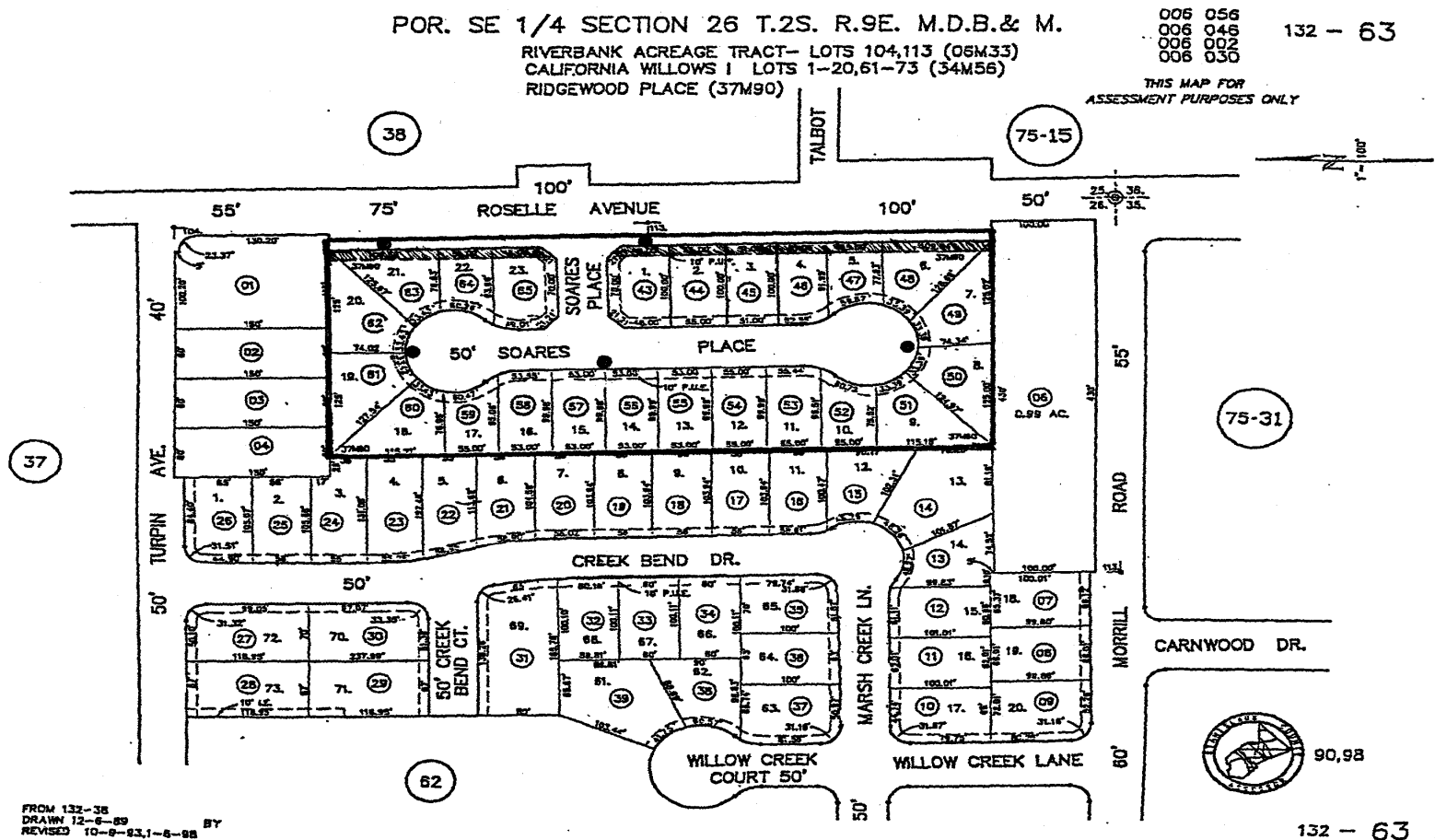


City of Riverbank Ridgewood Place Landscape and Lighting District



Boundary and Improvement Diagram Ridgewood Place

- Street Lights
- Landscaped Areas Shaded



PART VI — 2022/2023 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	\$92.58
132-063-044-000	1.0	92.58
132-063-045-000	1.0	92.58
132-063-046-000	1.0	92.58
132-063-047-000	1.0	92.58
132-063-048-000	1.0	92.58
132-063-049-000	1.0	92.58
132-063-050-000	1.0	92.58
132-063-051-000	1.0	92.58
132-063-052-000	1.0	92.58
132-063-053-000	1.0	92.58
132-063-054-000	1.0	92.58
132-063-055-000	1.0	92.58
132-063-056-000	1.0	92.58
132-063-057-000	1.0	92.58
132-063-058-000	1.0	92.58
132-063-059-000	1.0	92.58
132-063-060-000	1.0	92.58
132-063-061-000	1.0	92.58
132-063-062-000	1.0	92.58
132-063-063-000	1.0	92.58
132-063-064-000	1.0	92.58
132-063-065-000	1.0	92.58
Total	23.0	\$2,129.34

*Total may differ from budget due to rounding.

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as “**Ridgewood Place Landscaping and Lighting District**” (hereafter referred to as the “District”) for Fiscal Year 2022/2023 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, 2022 and ending June 30, 2023 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 28, 2022 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL OF THE CITY OF RIVERBANK, AS FOLLOWS:

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

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2022 and ending June 30, 2023 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, 2022 and ending June 30, 2023 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

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

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

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

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

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

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

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

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the “Ridgewood Place Landscaping and Lighting District”, and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 7.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.4

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

Subject/ Title: River Cove Landscaping & Lighting District:

1.) A Resolution of the City Council of the City of Riverbank California, Amending and/or Approving the Engineer's Report for the Landscaping and Lighting District No. 01, River Cove Subdivision; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2022/2023.

2.) A Resolution of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Landscaping and Lighting District No. 1, River Cove Subdivision; for Fiscal Year 2022/2023.

From: Marisela H. Garcia, 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 2022/2023.

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 2022/2023 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and

proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached resolutions represent the second steps in the annual levy of assessments on the district for fiscal year 2022/2023.

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 2022/2023.

FISCAL IMPACT

The annual assessment for parcels in the River Cove District for Fiscal Year 2022/2023 is as follows:

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$196.90	\$196.90	No Change

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

ATTACHMENTS

1. Draft City Council Resolution 2022- , Amending and/or Approving the Engineer's Report
2. Engineer's Annual Levy Report for River Cove Landscaping and Lighting District Fiscal Year 2022/2023
3. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Annual Assessments

CITY OF RIVERBANK

RESOLUTION 2022-

**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
THERE TO FOR FISCAL YEAR 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023; 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 2022/2023**" 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE LANDSCAPE AND LIGHTING DISTRICT NO. 1 RIVER COVE SUBDIVISION AS FOLLOWS:

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

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2022/2023.

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

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

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

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

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Report – River Cove L&L for FY 2022-23



City of Riverbank

River Cove Landscaping and Lighting District

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022
Public Hearing: June 28, 2022

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Temecula, CA 92590
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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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By:  _____

Tony Thrasher, Senior Project Manager
District Administration Services

By:  _____

Tyrone Peter
PE # C 81888



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PART I – OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the River Cove Landscaping and Lighting District (“District”). The District was formed in 1993 and is annually levied pursuant to the *Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code* (“1972 Act”). The District included all parcels within the residential development known as the River Cove subdivision and was previously referred to as the Riverbank Landscaping and Lighting District No. 1. The overall District improvements to be maintained at build out and a maximum assessment for those improvements were approved by the property owners of record when the District was formed.

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of *Chapter 3, Section 22622* of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2022/2023. 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 2022/2023.

The assessments as approved will be submitted to the County Auditor/Controller to be included on the property tax roll for each parcel within the District. If any parcel submitted for collection is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, a corrected parcel number and/or new parcel numbers will be

identified and resubmitted to the County. The assessment amount to be levied and collected for the resubmitted parcel or parcels shall be based on the method of apportionment and assessment rate contained in this Report as approved by the City Council.

B. APPLICABLE LEGISLATION

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

Compliance with the California Constitution

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

Pursuant to the *Article XIID Section 5*, certain existing assessments are exempt from the substantive and procedural requirements of *Article XIID Section 4* and property owner balloting for the assessments is not required until such time that the assessments are increased. Specifically, the City determined that all improvements and the annual assessments originally established for the District were part of the conditions of property development and approved by the original property owner (developer at the time of the District formation in 1993). As such, pursuant to *Article XIID Section 5(b)*, all the property owners approved the existing District assessments at the time the assessments were created (originally imposed pursuant to a 100% landowner petition). Therefore, the pre-existing assessment amount (the maximum assessment rate identified in this Report) is exempt from the procedural requirements of *Article XIID Section 4*.

The current maximum assessment rate of \$196.90 per Equivalent Dwelling Unit was originally approved by the property owners (developer) and any assessment amount less than that amount is considered an exempt assessment pursuant to *Article XIID Section 5(b)*. The proposed assessment for any fiscal year may be increased over the previous fiscal year provided the assessment rate does not exceed the maximum assessment rate of \$196.90 adopted and levied in fiscal year 1993/1994. Pursuant to the provisions of *Article XIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIID Section 4*, including a property owner protest proceeding (property owner assessment balloting).

Provisions of the 1972 Act (Improvements and Services)

As generally defined, the improvements and the associated assessments for any District formed pursuant to the 1972 Act may include one or any combination of the following:

1. The installation or planting of landscaping.
2. The installation or construction of statuary, fountains, and other ornamental structures and facilities.
3. The installation or construction of public lighting facilities, including, but not limited to streetlights and traffic signals.
4. The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof; including but not limited to, grading, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
5. The installation of park or recreational improvements including, but not limited to the following:
 - a. Land preparation, such as grading, leveling, cutting and filling, sod, landscaping, irrigation systems, sidewalks, and drainage.
 - b. Lights, playground equipment, play courts and public restrooms.
6. The maintenance or servicing, or both, of any of the foregoing including the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including, but not limited to:
 - a. Repair, removal, or replacement of all or any part of any improvements;
 - b. Grading, clearing, removal of debris, the installation, repair or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities;
 - c. Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury;
 - d. The removal of trimmings, rubbish, debris, and other solid waste;
 - e. The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti;
 - f. Electric current or energy, gas, or other agent for the lighting or operation of any other improvements; and,
 - g. Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.
7. The acquisition of land for park, recreational or open-space purposes, or the acquisition of any existing improvement otherwise authorized by the 1972 Act.

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

PART II — PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of landscaping and street lighting improvements and related services and improvements within the public right-of-ways for the benefit of parcels and properties within the development known as River Cove within the City.

The District is comprised of a residential development built in several phases and consisting of two hundred forty-one (241) single-family residential parcels. The District was formed to ensure the ongoing maintenance of specific local landscaping and lighting improvements associated with this residential development and installed as a condition of developing all properties within the various subdivisions. The annual cost and expenses of providing the improvements are equitably spread among only the benefiting parcels within the District.

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

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

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

Some changes or modifications to the District would require the approval of the property owners within the District. No other changes or modifications to the District are proposed for Fiscal Year 2022/2023.

B. IMPROVEMENTS AUTHORIZED UNDER THE 1972 ACT

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

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

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

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

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

- Repair, removal, or replacement of all or any part of any improvement.

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

C. DESCRIPTION OF IMPROVEMENTS AND IMPROVEMENTS

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

The District is located generally west of Burneyville Road, south of the Stanislaus River and north of State Highway 108 at Prestwick Drive. The District includes two hundred forty-one (241) residential parcels within the subdivision known as River Cove, identified on the Stanislaus County Assessor's Parcel Maps as:

Subdivision	Parcel Map Book	Page	Residential Lots	Total Parcels
River Cove Unit No. 2	75	48	0	3
River Cove Unit No. 2	75	47	67	68
River Cove Unit No. 3	75	50	78	78
River Cove Unit No. 4	75	52	44	45
River Cove Unit No. 5	75	54	1	2
River Cove Unit No. 6	75	55	21	21
River Cove Unit No. 7	75	56	30	31
Totals			241	248

The improvements providing benefit to parcels within the District include specific street lighting facilities and landscaped areas originally installed as part of this residential development. The improvements maintained and serviced include fifty-two (52) streetlights and approximately 12.22 acres of parkway, open space, greenbelt and park landscaping and any appurtenant facilities, services or improvements directly associated with these improvements including incidental expenses.

The fifty-two (52) streetlights are located throughout the District and the improvements may include electrical costs, maintenance, repair and replacement of the poles, lights, wires or other equipment associated with the street lights.

The landscape improvements may include street trees, turf, ground cover, shrubs, irrigation and drainage systems, playground equipment, trails and paths, entry monuments, and block walls or other fencing. The landscaped areas are within the public right-of-ways and landscaped easements and are identified as:

- **Parcel 075-047-069:** 1.43 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot C of River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.02 acres of parkway and entryway landscaping located on the north side of Briarcliff Drive and the west side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.02 acres of parkway and entryway landscaping located on the north side of Briarcliff Drive and the east side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.05 acres of parkway and entryway landscaping located on the north side of State Highway 108 and the east side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel Number Not Assigned:** 0.05 acres of parkway and entryway landscaping located on the north side of State Highway 108 and the west side of Prestwick Drive; within River Cove Unit No. 2
- **Parcel 075-048-001:** 5.53 acres of park and parkway landscaped areas located south of Briarcliff Drive and east of Dunbar Lane; Identified as Lot D of River Cove Unit No. 2
- **Parcel 075-048-002:** 0.50 acres of parkway and open space landscaping south of River Cove Drive and west of Burneyville Road; Identified as Lot A of River Cove Unit No. 2
- **Parcel 075-048-003:** 0.50 acres of parkway and open space landscaping north of River Cove Drive and west of Burneyville Road; Identified as Lot B of River Cove Unit No. 2
- **Parcel 075-050-079:** 1.31 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 3
- **Parcel 075-052-045:** 0.79 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 4
- **Parcel 075-054-002:** 2.02 acres of greenbelt area between River Cove Drive and the Stanislaus River; Identified as Lot A of River Cove Unit No. 5

All improvements within the District are maintained and serviced on a regular basis. City staff will determine the frequency and specific maintenance operations required. The District assessments may fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual cost of providing the improvements within the District is spread among all benefiting parcels in proportion to the benefits received. The expenditures and assessments set forth in this Report are based upon the City's estimate of the costs associated with the improvements including all labor, personnel, equipment, materials and administrative expenses.

The park area within the District is clearly a special benefit to the properties and property owners within the District. Because of the Park's size and location it provides no benefit to parcels outside the District or to the public at large and therefore the entire cost of

maintaining this park could be assessed to parcels within the District. However, the City currently funds the maintenance of all parks within the City of Riverbank from the General Fund. Therefore, the District budget includes a General Fund Contribution to offset the costs associated with maintaining the Park area.

PART III — METHOD OF APPORTIONMENT

A. GENERAL

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

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

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

In addition, pursuant to *Article XIID Section 4*, a parcel’s assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits are assessable and the District must separate the general benefits from the special benefits. The general benefit portion of the improvement costs have been estimated by the City and are shown as a General Benefit Contribution in the District Budget section of this Report.

B. BENEFIT ANALYSIS

Each of the improvements and their associated costs has been carefully reviewed by the City and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements and approval of an annual assessment were part of the conditions of property development and approved by the original property owner (developer). As such, pursuant to *Article XIID Section 5b*, all the property owners approved the maximum assessment amount identified in this Report at the time the assessment was created (originally imposed pursuant to a 100% landowner petition). Therefore the existing maximum assessment amount of \$196.90 is not subject to the procedural requirements of *Article XIID Section 4* (property owner ballot proceedings). Although the current assessment does not require additional property owner approval (unless increased), the improvements within the District clearly provide a special benefit to the parcels assessed and therefore, the existing assessments are in compliance with the substantive requirements of *Article XIID Section 4*.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original improvement. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

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

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

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

- Enhanced deterrence of crime and the aid to police protection;
- Increased nighttime safety on roads and highways;
- Improved ability of pedestrians and motorists to see;
- Improved ingress and egress to property;
- Reduced vandalism and other criminal acts and damage to improvements or property;
- Improved traffic circulation and reduced nighttime accidents and personal property loss;

- Increased promotion of business during nighttime hours in the case of commercial properties;

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

C. ASSESSMENT METHODOLOGY

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

The Equivalent Dwelling Unit method of assessment apportionment uses the single-family home site as the basic unit of assessment. A single-family home site equals one Equivalent Dwelling Unit (“EDU”). Every other land use is typically converted to EDU based on an assessment formula that equates the property’s specific development status, type of development (land use), and size of the property, as compared to a single-family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel’s benefit, it should be noted that all properties within this District are identified as single-family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

The following formulas are used to calculate the annual assessments. The Balance to Levy represents the total amount to be collected through the annual assessments. The Levy per EDU (Assessment Rate) is the result of dividing the total Balance to Levy by the total District EDU. This Assessment Rate multiplied by each parcel’s individual EDU determines each parcel’s levy amount.

Total Balance to Levy / Total EDU = Levy per EDU (also called Assessment Rate)

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

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

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

PART IV — 2022/2023 DISTRICT BUDGET

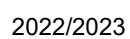
River Cove Landscaping and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$37,000
Utilities	3,500
Repairs/Abatement	1,500
Street Lighting	906
Miscellaneous/Materials/Equipment	0
Capital Expenditure	\$0
Direct Costs (Subtotal)	\$42,906
ADMINISTRATION COSTS	
City Administration & Overhead	\$2,766
District Administration	3,400
County Administration Fee	80
Administration Costs (Subtotal)	\$6,246
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$49,152
Reserve Collection/ (Transfers)	(1,700)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	\$47,452
DISTRICT STATISTICS	
Total Parcels	248
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)	\$5,275
Reserve Fund Activity	(1,700)
Ending Reserve Fund Balance (Projected)	\$3,575
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.



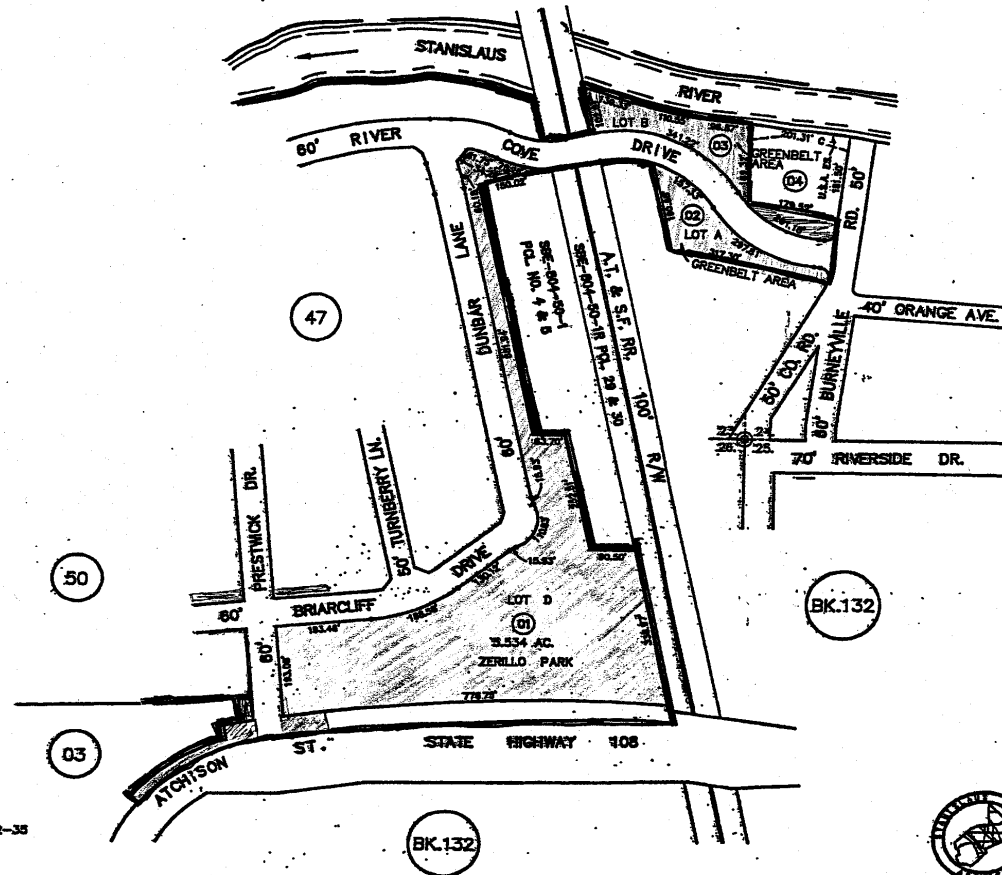
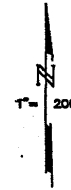
**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

 Landscaped Areas Shaded

POR. SECTIONS 23,24 & 25 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO.2 LOT A, B & D (36-27)

006 035 75 - 48
006 065

THIS MAP FOR
ASSESSMENT PURPOSES ONLY

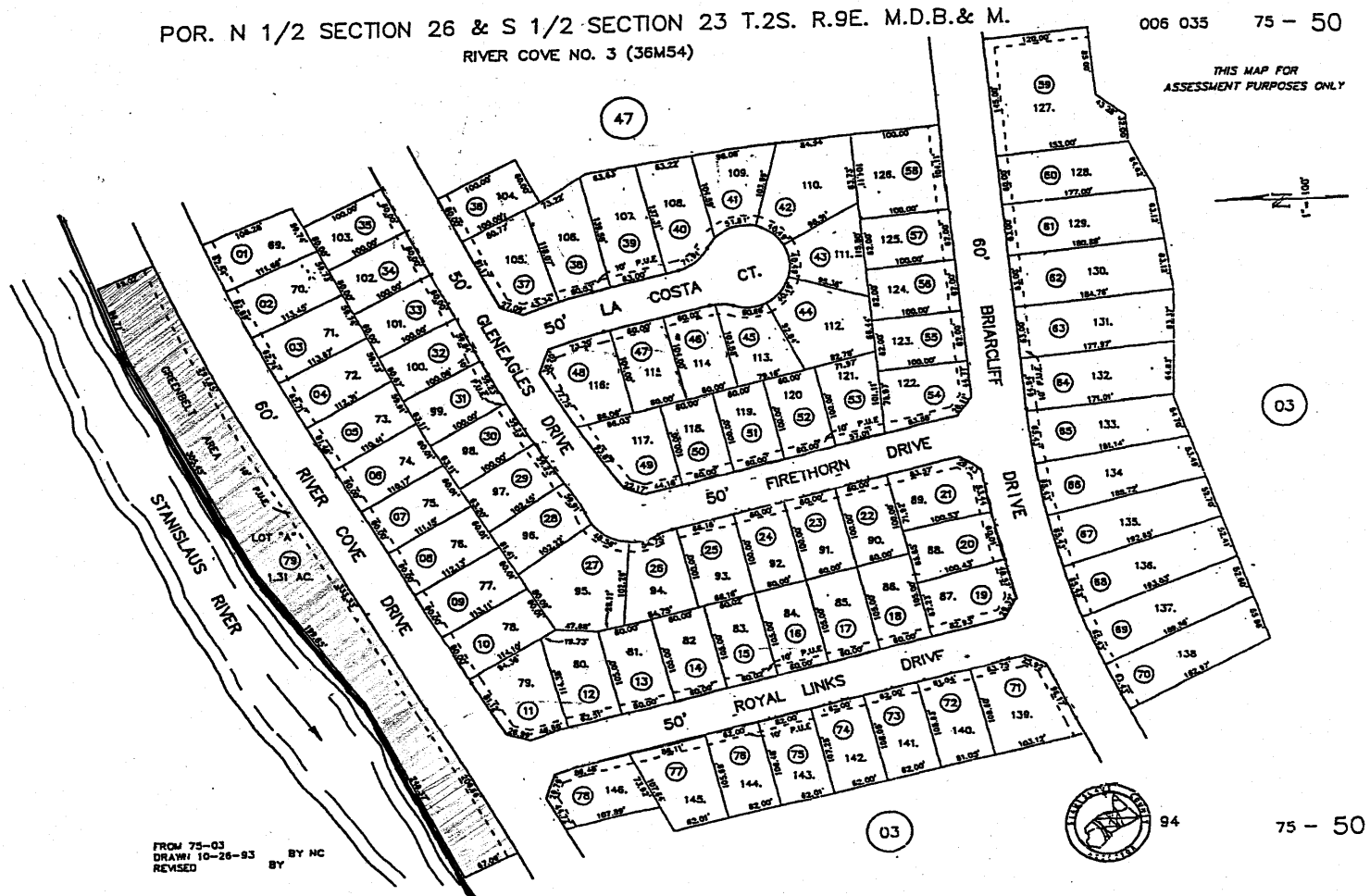


FROM 4-10, 4-26 75-03, 132-35
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REVISED BY

75 - 48

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

 Landscaped Areas Shaded



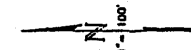
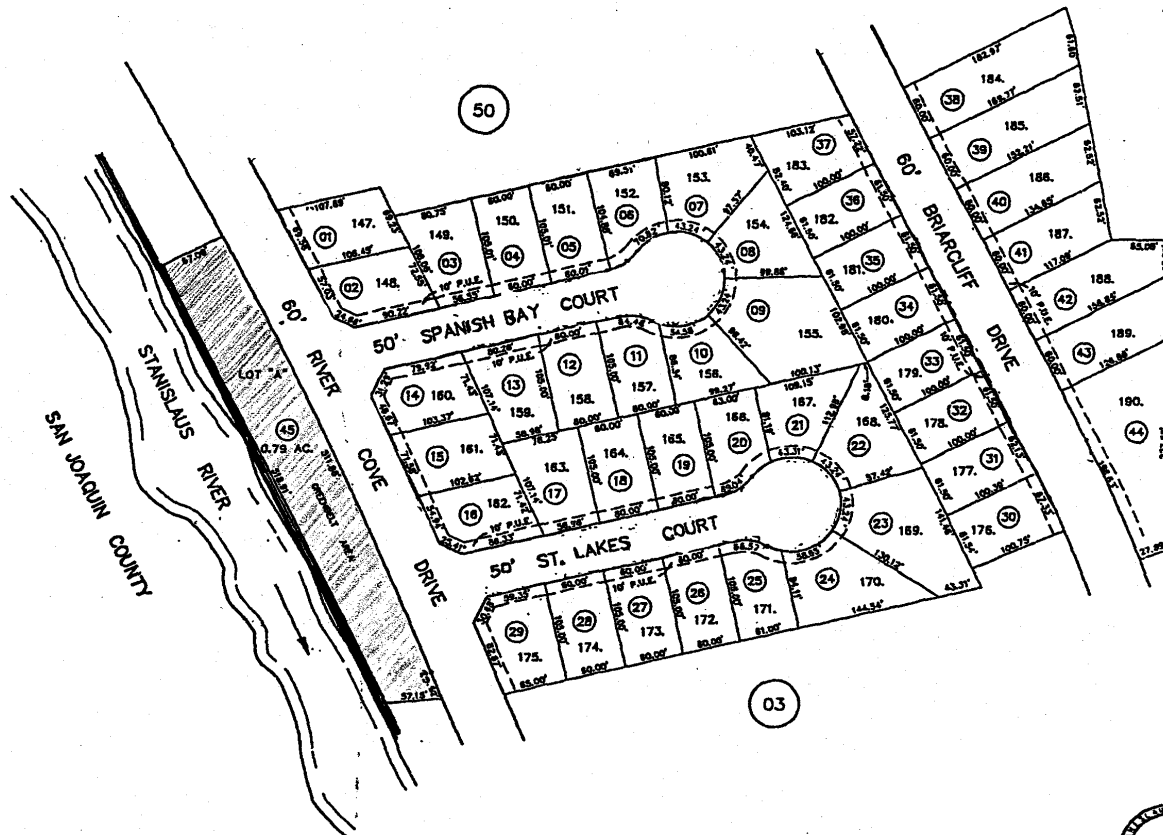
**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

 Landscaped Areas Shaded

POR. N 1/2 SEC. 23 & S 1/2 SEC. 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO.4 (37M14)

006 035 75 - 52

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 75-03
DRAWN 4-19-95 BY NC
REVISED BY



96

75 - 52

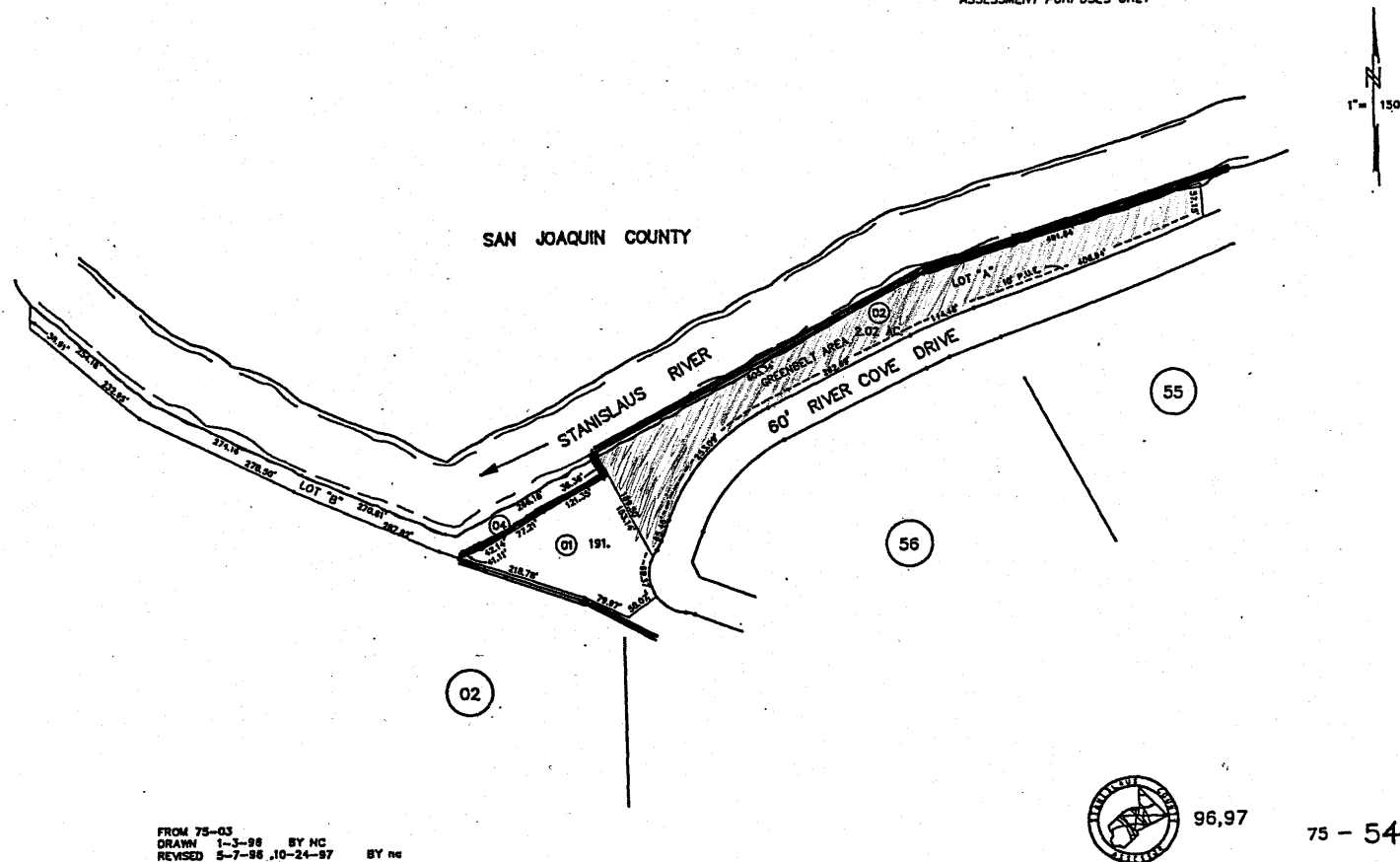
**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

 Landscaped Areas Shaded

POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B. & M.
RIVER COVE NO.5 (37M26)

006 035 75 - 54

THIS MAP FOR
ASSESSMENT PURPOSES ONLY

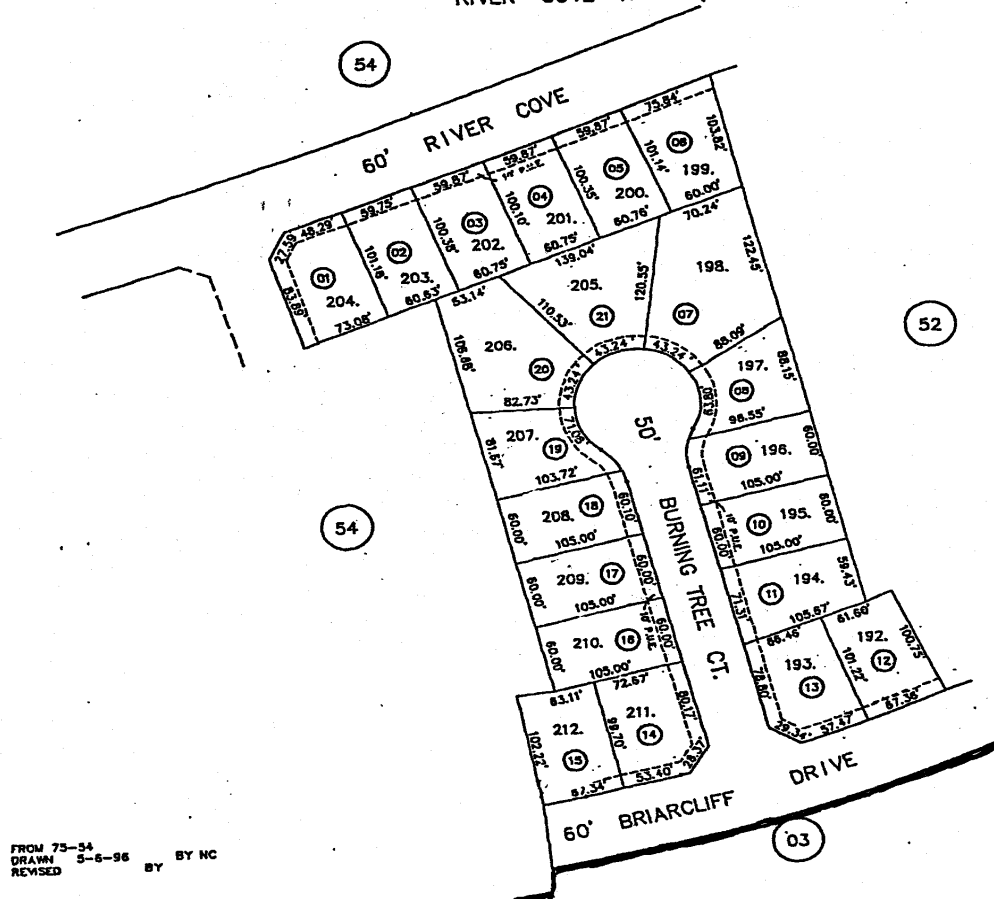
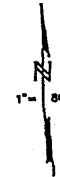


**City of Riverbank
Landscape and Lighting District No. 1
River Cove Subdivision
Assessor's Parcel Map and Improvement Diagram**

POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE NO. 6 (37M42)

006 035 75 - 55

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 75-54
DRAWN 5-6-96 BY NC
REVISED BY



97

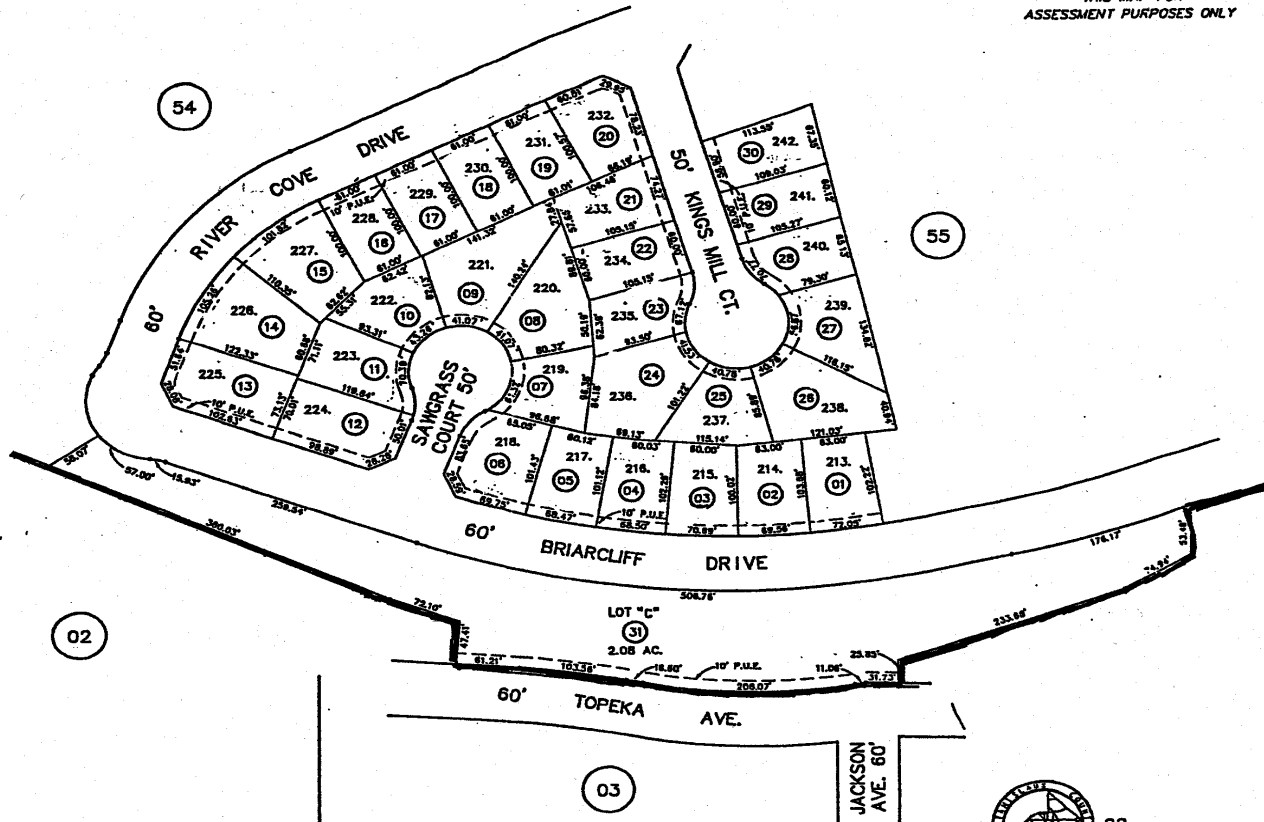
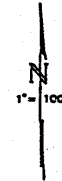
75 - 55

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

POR. N 1/2 SECTION 26 T.2S. R.9E. M.D.B.& M.
RIVER COVE PHASE NO.7 (37M76)

006 035 75 - 56

THIS MAP FOR
ASSESSMENT PURPOSES ONLY



FROM 73-34
DRAWN 10-24-97 BY NC
REVISED BY

75 - 56

PART VI — 2022/2023 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
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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
075-050-045-000	1.0	196.90
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
075-050-054-000	1.0	196.90
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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
075-050-065-000	1.0	196.90
075-050-066-000	1.0	196.90
075-050-067-000	1.0	196.90
075-050-068-000	1.0	196.90
075-050-069-000	1.0	196.90
075-050-070-000	1.0	196.90
075-050-071-000	1.0	196.90
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
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075-052-011-000	1.0	196.90
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075-052-013-000	1.0	196.90
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075-052-015-000	1.0	196.90
075-052-016-000	1.0	196.90
075-052-017-000	1.0	196.90
075-052-018-000	1.0	196.90
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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
075-052-028-000	1.0	196.90
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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
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075-055-020-000	1.0	196.90
075-055-021-000	1.0	196.90
075-056-001-000	1.0	196.90
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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.

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as **“Landscaping and Lighting District No. 01”** (hereafter referred to as the “District”) for the River Cove Subdivision, for fiscal year 2022/2023 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, 2022 and ending June 30, 2023, 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 28, 2022 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE LANDSCAPE AND LIGHTING DISTRICT NO. 1 RIVER COVE SUBDIVISION AS FOLLOWS:

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

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2022 and ending June 30, 2023, 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, 2022 and ending June 30, 2023 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

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

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

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

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

- Parkway and perimeter landscaping adjacent to the District boundaries associated with the residential subdivision and dedicated and accepted by the City of Riverbank for maintenance;
- Natural and passive landscaped areas, parks, trails, open space areas, and natural habitats that are maintained and/or abated;
- Active parks including all landscaping, lighting, equipment and facilities (i.e., playgrounds, tot-lots, ball fields, sidewalks, landscaped areas and greenbelts);
- Public lighting facilities including street lighting, and lighting within the park and other public areas;
- All appurtenant facilities, equipment, materials and utilities related to the aforementioned improvements.

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

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

Section 9 The City Treasurer shall deposit all money representing assessments collected by the County for the District to the credit of a fund for the "Landscaping and Lighting District No. 01", and such money shall be expended only for the maintenance, operation and servicing of the landscaping and lighting improvements and appurtenant facilities as described in Section 6.

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Kathy L. Teixeira
Interim City Clerk

APPROVED:

Richard D. O'Brien
Mayor

DRAFT

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.5

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

Subject/ Title: Sierra Vista Estates Landscaping & Lighting District:

1.) A Resolution of the City Council of the City of Riverbank, California, Amending and/or Approving the Engineer's Report for the Sierra Vista Estates Landscaping and Lighting District; and the Levy and Collection of Annual Assessments Related Thereto for Fiscal Year 2022/2023.

2.) A Resolution of the City Council of the City of Riverbank, California Ordering the Levy and Collection of Annual Assessments for the Sierra Vista Estates Landscaping and Lighting District; for Fiscal Year 2022/2023.

From: Marisela H. Garcia, 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 2022/2023.

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 2022/2023 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including

all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefits. The attached resolutions represent the second of two steps in the annual levy of assessments on the district for fiscal year 2022/2023.

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.

FISCAL IMPACT

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

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$42.03	\$44.97	\$2.94

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. Draft City Council Resolution 2022- , Amending and/or Approving the Engineer's Report
2. Engineer's Annual Levy Report Sierra Vista Estates Landscape and Lighting District Fiscal Year 2022/2023
3. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Annual Assessments

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023; 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 2022/2023"** 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE SIERRA VISTA ESTATES LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2022/2023.

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

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

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

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

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

Kathy L. Teixeira
Interim City Clerk

APPROVED:

Richard D. O'Brien
Mayor

Attachment: Engineer's Annual Levy Report Sierra Vista Estates Landscape and Lighting District Fiscal Year 2022/2023



City of Riverbank

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

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022

Public Hearing: June 28, 2022

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

www.willdan.com



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 2022/2023 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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PART I – OVERVIEW

A. INTRODUCTION

The City of Riverbank (“City”) annually levies and collects special assessments in order to maintain the improvements within the Sierra Vista Estates Landscaping and Lighting District (“District”). The District was formed in Fiscal Year 2000/2001 and is annually levied pursuant to the *Landscape and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code* (the “1972 Act”) and in compliance with the substantive and procedural requirements of the *California Constitution Article XIID* (“Article XIID”). The District includes all parcels within the residential development known as Sierra Vista Estates and was previously referred to as the Riverbank Landscaping and Lighting District No. 2000-01.

This Engineer’s Annual Levy Report (“Report”) has been prepared in accordance with the provisions of *Chapter 3, Section 22622* of the 1972 Act. This Report describes the District, the improvements therein, any annexations or other modifications to the District including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2022/2023. 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 2022/2023.

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

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

B. APPLICABLE LEGISLATION

The District has been formed and is annually levied pursuant to the *Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code, beginning with Section 22500*. The assessments and methods of apportionment described in this Report utilize commonly accepted assessment engineering practices and have been calculated and proportionately spread to each parcel based on the special benefits received.

Compliance with the Current Legislation

All assessments described in this Report and approved by the City Council are prepared in accordance with the 1972 Act and are in compliance with the provisions of the *Article XIID*, which was established through the passage of Proposition 218 in November 1996.

This District was formed after the passage of Proposition 218 and the assessments contained herein were established and approved pursuant to the provisions of the *Article XIID Section 4*. Specifically, parcels within the District are assessed for only the reasonable cost of the proportional special benefit conferred on those parcels pursuant to *Article XIID Section 4 (a)*; and the assessments and assessment range formula described in this Report were approved by the property owners at the time of formation through a property owner protest ballot proceeding pursuant to *Article XIID Section 4 (c, d & e)*.

Briefly, the assessment range formula states that the maximum assessment initially approved by the property owners may be increased each year by 3.0% to establish an adjusted maximum assessment each year. This adjusted maximum assessment is calculated independently from the actual assessment approved each fiscal year. The proposed assessment for the current fiscal year may be less than or equal to the maximum assessment rate previously approved and adopted for the District. Any proposed assessment that exceeds the adjusted maximum assessment rate is considered an increased assessment. Pursuant to the provisions of *Article XIID*, all new or increased assessments (the incremental increase) are subject to both the substantive and procedural requirements of *Article XIID Section 4*, including a property owner protest proceeding (property owner assessment balloting).

Provisions of the 1972 Act (Improvements and Services)

As generally defined, the improvements and the associated assessments for any District formed pursuant to the 1972 Act may include one or any combination of the following:

1. The installation or planting of landscaping;

2. The installation or construction of statuary, fountains, and other ornamental structures and facilities;
3. The installation or construction of any facilities which are appurtenant to any of the foregoing or which are necessary or convenient for the maintenance or servicing thereof;
4. The maintenance and/or servicing of any of the foregoing including the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including, but not limited to:
 - a. Repair, removal, or replacement of all or any part of any improvements;
 - b. Grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities;
 - c. Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury;
 - d. The removal of trimmings, rubbish, debris, and other solid waste;
 - e. The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti;
 - f. Electric current or energy, gas, or other agent for the lighting or operation of any other improvements; and,
 - g. Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.
5. Incidental expenses associated with the improvements including, but not limited to:
 - a. The cost of preparation of the report, including plans, specifications, estimates, diagram, and assessment;
 - b. The costs of printing, advertising, and the publishing, posting and mailing of notices;
 - c. Compensation payable to the County for collection of assessments;
 - d. Compensation of any engineer or attorney employed to render services;
 - e. Any other expenses incidental to the construction, installation, or maintenance and servicing of the improvements; and,
 - f. Costs associated with any elections held for the approval of a new or increased assessment.

PART II – PLANS AND SPECIFICATIONS

The District provides for the continued maintenance and operation of local landscaping, street lighting and related services and improvements within the public right-of-ways for the benefit of parcels and properties within the development known as Sierra Vista Estates within the City.

The District is comprised of a single residential development consisting of sixty-four (64) single-family residential parcels. The District was formed to ensure the ongoing maintenance of local landscaping and lighting improvements associated with this residential subdivision and installed as part of the development of properties within the subdivision. The annual cost and expenses of providing the improvements are equitably spread among only the benefiting parcels within the District.

A. CHANGES OR MODIFICATIONS TO THE DISTRICT

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

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

Some changes or modifications to the District would require the approval of the property owners within the District in accordance with the provisions of *Article XIID, Section 4*. No other changes or modifications to the District are proposed for Fiscal Year 2022/2023.

B. DESCRIPTION OF THE DISTRICT

The District is located generally on the south of Reich Lane, east of Terminal Avenue, north of Van Dusen Avenue and west of Claus Road. The District includes sixty-four (64) residential parcels within the subdivision known as Sierra Vista Estates, identified on Book 75 Page 58 parcels 02 through 20, 27 through 67 and 69 through 72 of the Stanislaus County Assessor's Parcel Maps.

C. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

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

- The installation or planting of landscaping.
- The installation or construction of statuary, fountains, and other ornamental structures and facilities.

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

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

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

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

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

D. DESCRIPTION OF IMPROVEMENTS

The improvements providing benefit to parcels within the District include specific street lighting facilities and landscaped areas originally installed as part of this residential development. The improvements may include, but are not limited to, street lighting facilities and all-landscaping material and facilities within the District, including ground cover, shrubs, trees and plants; irrigation and drainage systems; masonry walls or other fencing, entryway monument, and associated appurtenant facilities located within the District. The landscaped areas and streetlights are identified as:

- Approximately 400 linear feet of perimeter and parkway landscaping along the east side of Terminal Avenue, north of Van Dusen Avenue (approximately 2,000 square feet).
- Screening block wall approximately 400 linear feet with a height of 9 feet that was installed as part of the development associated with the landscaping.
- Twelve streetlights throughout the development.

All improvements within the District are maintained and serviced on a regular basis. City staff will determine the frequency and specific maintenance operations required. The District assessments fund all necessary utilities, operations, services, administration and maintenance costs associated with the improvements. The annual cost of providing the improvements within the District is spread among all benefiting parcels in proportion to the benefits received. The expenditures and assessments set forth in this Report are based upon the City's estimate of the costs associated with the improvements including all labor, personnel, equipment, materials and administrative expenses.

PART III – METHOD OF APPORTIONMENT

A. GENERAL

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

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

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

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

B. BENEFIT ANALYSIS

Each of the improvements and the associated costs has been carefully reviewed and the corresponding assessments have been proportionately spread to each parcel based on special benefits received from the improvements. The installation of the improvements was part of the conditions of property development. The property owners approved the corresponding assessments for the ongoing maintenance of the improvements at the time of formation through a property owner protest ballot proceeding pursuant to the *Article XIID, Section 4*.

Special Benefits — The method of apportionment (assessment methodology) is based on the premise that each of the assessed parcels within the District receives benefit from the improvements maintained and financed by annual assessments. Specifically, the assessments are for the maintenance of local street lighting and landscaped improvements installed as part of the original. The desirability and security of properties within the District are enhanced by the presence of street lighting and well-maintained landscaping in close proximity to those properties.

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

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

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

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

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

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

C. ASSESSMENT METHODOLOGY

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

The Equivalent Dwelling Unit method of assessment apportionment uses the single family home site as the basic unit of assessment. A single family home site equals one (1.0) Equivalent Dwelling Unit (EDU). Every other land use is typically converted to EDUs

based on an assessment formula that includes the property's specific development status, type of development (land use), and size of the property as compared to a single family home site. Although the EDU method of apportionment is an appropriate method of calculating each parcel's benefit, it should be noted that all properties within this District are identified as single family home sites and therefore benefit equally with each parcel assigned 1.0 EDU.

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

$$\text{Total Balance to Levy} / \text{Total EDU} = \text{Levy per EDU (also called Assessment Rate)}$$

$$\text{Assessment Rate} \times \text{Parcel's EDU} = \text{Parcel Levy Amount}$$

Or more simply stated, since all District parcels are 1.0 EDU:

$$\text{Total Balance to Levy} / \text{Total Assessable Parcels in Zone} = \text{Parcel Levy Amount}$$

D. ASSESSMENT RANGE FORMULA

Any new or increase in assessments require certain noticing and meeting requirements by law. Prior to the passage of Proposition 218, legislative changes in the Brown Act defined the definition of "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through SB 919 (Proposition 218 implementation statutes).

The assessment range formula applied to District Assessments provides for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments.

The following describes the proposed assessment range formula:

Wherein, if the proposed annual assessment (levy per unit or rate) for the current fiscal year is less than or equal to the "Maximum Assessment" (or "Adjusted Maximum Assessment"), then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the initial Assessment approved by property owners adjusted annually by the following criteria:

1. Beginning in Fiscal Year 2001/2002 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 2022/2023 is \$188.63.

Although the Maximum Assessment will normally increase each year, the actual District assessments may remain virtually unchanged. The Maximum Assessment adjustment is designed to establish a reasonable limit on District assessments. The Maximum Assessment calculated each year does not require or facilitate an increase to the annual assessment and neither does it restrict assessments to the adjustment maximum amount. If the budget and assessments for the fiscal year does not require an increase, or the increase is less than the adjusted Maximum Assessment, then the required budget and assessment may be applied without additional property owner balloting. If the budget and assessments calculated requires an increase greater than the adjusted Maximum Assessment then the assessment is considered an increased assessment. To impose an increased assessment, the City Council must comply with the provisions of *Article XIID Section 4(c) of the California Constitution*, which requires a public hearing and certain protest procedures including mailed notice of the public hearing and property owner protest balloting. Through the balloting process property owners must approve the proposed assessment increase. If the proposed assessment is approved, then a new Maximum Assessment is established for the District. If the proposed assessment is not approved, the City Council may not levy an assessment greater than the adjusted Maximum Assessment previously established for the District.

PART IV – DISTRICT BUDGET FY 2022/2023

Sierra Vista Estates Landscape and Lighting District	Total District
DIRECT COSTS	
Landscape Maintenance	\$1,000
Utilities	300
Repairs/Abatement	500
Street Lighting	500
Miscellaneous/Materials/Equipment	0
Facility Maintenance Materials	0
Capital Expenditure	0
Direct Costs (Subtotal)	\$2,300
ADMINISTRATION COSTS	
District Administration	\$2,475
County Administration Fee	76
Administration Costs (Subtotal)	\$2,551
LEVY BREAKDOWN	
Total Direct and Admin. Costs	\$4,851
Reserve Collection/ (Transfers)	(1,973)
Contribution Replenishment	0
Other Revenues/General Fund Contribution	0
CIP Collection/(Transfer)	0
Balance to Levy	\$2,878
DISTRICT STATISTICS	
Total Parcels	64
Total Parcels Levied	64
Total Equivalent Dwelling Units (EDU)	64.00
Assessment Rate (Levy Per EDU)	\$44.97
Maximum Assessment Rate Approved	\$188.63
FUND BALANCE INFORMATION	
Beginning Reserve Fund Balance (Estimated)	\$15,086
Reserve Fund Activity	(1,973)
Ending Reserve Fund Balance (Projected)	\$13,113
Beginning Capital Improvement Fund	\$0
Collections/(Transfers)	0
Capital Improvement Expenditures	0
Ending Capital Improvement Fund	\$0

PART V — DISTRICT BOUNDARY MAPS

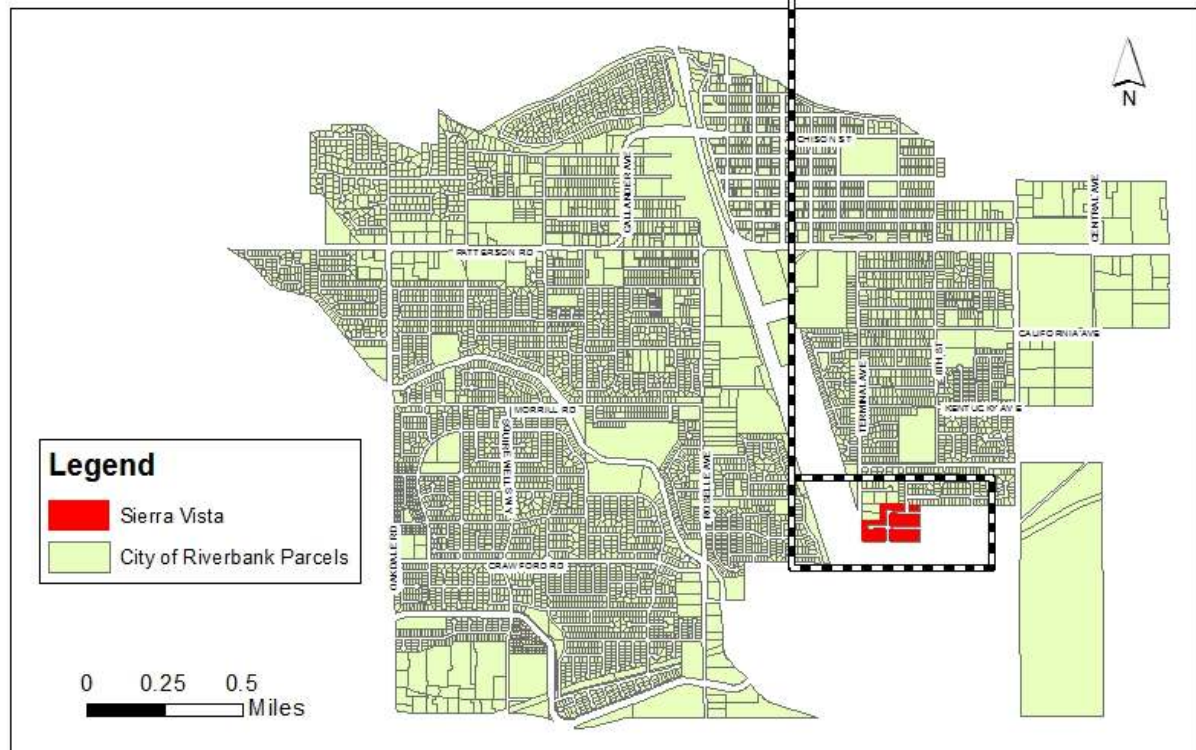
The original assessment diagrams and tract maps for the District were previously approved and submitted to the City in the format required by the 1972 Act. These diagrams are on file in the Office of the City Clerk and by reference are made part of this Report.

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 — 2022/2023 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	\$44.96
075-058-003-000	1.0	44.96
075-058-004-000	1.0	44.96
075-058-005-000	1.0	44.96
075-058-006-000	1.0	44.96
075-058-007-000	1.0	44.96
075-058-008-000	1.0	44.96
075-058-009-000	1.0	44.96
075-058-010-000	1.0	44.96
075-058-011-000	1.0	44.96
075-058-012-000	1.0	44.96
075-058-013-000	1.0	44.96
075-058-014-000	1.0	44.96
075-058-015-000	1.0	44.96
075-058-016-000	1.0	44.96
075-058-017-000	1.0	44.96
075-058-018-000	1.0	44.96
075-058-019-000	1.0	44.96
075-058-020-000	1.0	44.96
075-058-027-000	1.0	44.96
075-058-028-000	1.0	44.96

APN	EDU	Charge
075-058-029-000	1.0	44.96
075-058-030-000	1.0	44.96
075-058-031-000	1.0	44.96
075-058-032-000	1.0	44.96
075-058-033-000	1.0	44.96
075-058-034-000	1.0	44.96
075-058-035-000	1.0	44.96
075-058-036-000	1.0	44.96
075-058-037-000	1.0	44.96
075-058-038-000	1.0	44.96
075-058-039-000	1.0	44.96
075-058-040-000	1.0	44.96
075-058-041-000	1.0	44.96
075-058-042-000	1.0	44.96
075-058-043-000	1.0	44.96
075-058-044-000	1.0	44.96
075-058-045-000	1.0	44.96
075-058-046-000	1.0	44.96
075-058-047-000	1.0	44.96
075-058-048-000	1.0	44.96
075-058-049-000	1.0	44.96
075-058-050-000	1.0	44.96
075-058-051-000	1.0	44.96
075-058-052-000	1.0	44.96
075-058-053-000	1.0	44.96
075-058-054-000	1.0	44.96
075-058-055-000	1.0	44.96
075-058-056-000	1.0	44.96
075-058-057-000	1.0	44.96
075-058-058-000	1.0	44.96
075-058-059-000	1.0	44.96
075-058-060-000	1.0	44.96
075-058-061-000	1.0	44.96
075-058-062-000	1.0	44.96
075-058-063-000	1.0	44.96
075-058-064-000	1.0	44.96
075-058-065-000	1.0	44.96
075-058-066-000	1.0	44.96
075-058-067-000	1.0	44.96
075-058-069-000	1.0	44.96
075-058-070-000	1.0	44.96
075-058-071-000	1.0	44.96
075-058-072-000	1.0	44.96
Total	64	\$2,877.44

*Total may differ from budget due to rounding

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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

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 2022/2023 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, 2022, and ending June 30, 2023, 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 28, 2022 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL OF THE SIERRA VISTA ESTATES LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2022 and ending June 30, 2023, 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, 2022 and ending June 30, 2023, is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

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

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

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

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

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

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

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

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

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.6

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

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 2022/2023.

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 2022/2023.

From: Marisela H. Garcia, 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 2022/2023.

STAFF SUMMARY

The City of Riverbank annually levies and collects special assessments for landscape maintenance, capital improvements, and street lighting. The District was formed in 2001 and is levied annually pursuant to the 1972 Act and in compliance with the California Constitution, Article XIID, Section 4. (Enacted by the passage of Proposition 218 in November 1996). The landscape maintenance, capital improvements, and street lighting associated with specific areas that provide a special benefit to the properties within those areas are grouped into Zones 1, 2, and 3. Subsequently Zone 4 was established in 2003

in connection with several new residential developments within the District. There are currently no assessments for Zone 3.

The Engineer's Annual Levy Report for Fiscal Year 2022/2023 has been prepared in accordance with the provisions of Chapter 3, Section 22622 of the 1972 Act. The report details the improvements and financial information including the district budgets and proposed annual assessments. The costs of improvements and the annual levy including all expenditures, deficits, surpluses, revenues, and reserves are assessed to each parcel within the District proportionate to the parcel's special benefit zones. The attached resolutions represent the second of two steps in the annual levy of assessments on the district for fiscal year 2022/2023.

The Engineer's Report contains three zones that are assessed and a District Benefit. Due to the cost of maintenance for the matured landscaping and irrigation equipment there will be an increase to the District Benefit and Zone 4 that will be 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 2022/2023.

FISCAL IMPACT

The annual assessments for parcels in the Crossroads Landscape and Lighting District for Fiscal Year 2022/2023 are as follows:

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
District Benefit:	\$101.54	\$109.66	\$8.12
Zone 4:	\$ 27.96	\$32.15	\$4.19
Zone 1:	\$ 22.29	\$22.29	\$0.00
Zone 2:	\$ 33.07	\$33.07	\$0.00
Zone 3:	\$ 0.00	\$ 0.00	No Assessments

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. Draft City Council Resolution 2022- , Amending and/or Approving the Engineer's Report
2. Engineer's Annual Levy Report Crossroads Landscaping and Lighting District Fiscal Year 2022/2023
3. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Annual Assessments

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023; 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 2022/2023"** 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE CROSSROADS LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

- a. A Description of Improvements.
- b. A Diagram of the District.

- c. The Method of Apportionment that details the method of calculating each parcel's proportional special benefits and annual assessment.
- d. The Annual Budget (Costs and Expenses) and the resulting assessment (Levy per benefit unit) for the fiscal year.
- e. The District Roll containing the proposed Levy for each Assessor Parcel Number within the District for Fiscal Year 2022/2023.

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

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

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

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

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:
NAYS:
ABSENT:
ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Report – Crossroads L&L District for FY 2022-23



City of Riverbank

Crossroads Landscaping and Lighting District

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022
Public Hearing: June 28, 2022

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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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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INTRODUCTION

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

Crossroads Landscaping and Lighting District

(hereafter referred to as “District”). This Report has been prepared and presented to the City Council of the City of Riverbank (hereafter referred to as “City”), County of Stanislaus, State of California, for their consideration and approval of the proposed improvements and services to be provided within the District and the levy and collection of annual assessments related thereto for Fiscal Year 2022/2023. 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 2022/2023. 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 2022/2023 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 2022/2023 shall be submitted to the Stanislaus County Auditor/Controller for inclusion on the property tax roll for each parcel.

A. LEGISLATIVE AUTHORITY

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

within the District and those property owners approved the assessments associated with the Zone's improvements.

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

Part I

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

Part II

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

Part III

District Budget: An estimate of the annual costs to maintain and service the improvements installed and constructed as part of the development of properties within the District. The maximum assessments and assessment range formula established for this District was originally based on the development plans and estimated annual cost and expenses associated with the proposed improvements and developments at build-out. The proposed assessments to provide the improvements for Fiscal Year 2022/2023 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 2022/2023 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 XIID.

Zone 04 incorporates a significant portion of the residential developments within the District and generally includes all residential subdivisions south and east of Zone 02 and north of the Commercial Center. The parcels and subdivisions of Zone 04 (including the

four new residential subdivisions known as the Heartlands, the Cottages, the Gables and Prospector's Court) represent one thousand 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 XIID, Section 4* of the California State Constitution a parcel’s assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and provides that only special benefits may be assessed.

B. BENEFIT ANALYSIS

Each of the proposed improvements, the associated costs and assessments have been identified and allocated based on special benefit pursuant to the provisions of the Constitution and 1972 Act. All improvements provided by this District have been identified as necessary, required and/or desired for the orderly development of the properties within the District to their full potential, consistent with the proposed development plans and applicable portions of the City General Plan. As such, these improvements would be necessary and required of individual property owners and the ongoing operation, servicing and maintenance of these improvements would be the financial obligation of those properties. Therefore, the majority of the District improvements and the annual costs of ensuring the maintenance and operation of the improvements are considered a direct and special benefit to the properties within the District.

The method of apportionment (method of assessment) is based on the premise that each assessed parcel within the District receives benefit from specific improvements. The desirability and security of properties is enhanced by the presence of street lighting, well maintained landscaping, parks and open space areas in close proximity to those properties.

Special Benefits

The special benefits associated with all landscaping, parks, trails and open space improvements are specifically:

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

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

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

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

General Benefit

The costs associated with a specific improvement that is considered a benefit to properties outside the District or to the public at large have been identified as general benefit and is not included in the District's annual assessments. In making this

determination it should be noted that parkway; perimeter landscaping and interior landscaping throughout the City is provided and maintained by individual property owners, associations or another assessment district. The City does not typically maintain these types of improvements from General Fund Revenues and like similar improvements within the City, the ongoing maintenance of these improvements are clearly a special benefit to the properties associated with those improvements. However, due to either their location or purpose, it has been determined that portions of the improvement costs associated with the Community Park, traffic signals and medians along Oakdale Road provide not only a special benefit to properties within this District, but also provide a general benefit to the residents and property owners in the City as a whole. The determination of the amount of each improvement cost that is considered general benefit is based on different factors. General benefit costs for the Community Park (shown as General Benefit in the District Budget) have been determined based on an estimated service area as well as the availability of similar improvements in the City. For traffic signals and median landscaping, the allocation of special benefit cost versus general benefit costs is based on both the location of the improvements in relation to other properties in the area and estimated traffic circulation.

C. ASSESSMENT METHODOLOGY

The method of apportionment for this District calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels within the District. The net amount to be assessed upon parcels within the District for each improvement or type of improvement or service is apportioned among only those parcels that benefit from the particular improvement in proportion to a weighted special benefit calculation that equates each parcel's special benefits as compared to other parcels in the District that benefit from those same improvements. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels within the District as well as the proposed land use of each property as compared to other parcels that benefit from those specific improvements, which is consistent with the provisions of the 1972 Act and *Article XIID, Section 4* of the Constitution.

Equivalent Dwelling Units:

To assess benefits equitably, it is necessary to relate the different type of parcel development to each other. The Equivalent Dwelling Unit method of assessment apportionment uses the single-family home site as the basic unit of benefit and assessment. Each single-family home site is assigned one (1.0) Equivalent Dwelling Unit ("EDU"). All other land uses within the District are assigned a weighted EDU that equates the property's specific development status, type of development (land use), and size (acres or units) to that of a single-family home site. The EDU method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel is apportioned as a function of land use type, size and development.

EDU Application by Land Use:

Single-Family Residential — This land use is defined as a fully subdivided residential home site with or without a structure. This land use is assessed 1.0 EDU per lot or parcel. This is the base value that all other land use types are compared and weighted against the special benefit received by the Single Family Residence, (i.e. 1.0 EDU).

Multi-Family Residential — This land use is defined as a fully subdivided residential parcel that has more than one residential unit developed on the property or is part of a development that is considered multiple-unit complex. This land use is assessed 0.75 EDU per unit. (Currently this land use is applicable to only the new development known as Prospector's Court)

Planned-Residential Development — This land use is defined as any property not fully subdivided with a specific number of proposed single-family residential units or multi-family residential units to be developed on the parcel. This land use type is assessed at 1.0 EDU per planned single-family residential lot and or 0.75 EDU per multi-family residential unit.

Undefined Vacant Land — This land use is defined as property that is currently identified as vacant land, that is not actively being developed and/or is not directly adjacent to or associated with existing District improvements and infrastructure. This land use designation typically identifies rural vacant land. This land use is assessed at 1.0 EDU per parcel regardless of the size of the parcel.

Defined-Planned Vacant Land — This land use is defined as property that is currently identified as vacant land, but is either actively being developed and/or is directly adjacent to or associated with existing District improvements and infrastructure. This land use designation may include undeveloped residential or commercial properties that are part of an overall development plan. This land use is assessed at 1.0 EDU per acre. Parcels less than 1 acre are assigned a minimum of 1.0 EDU. Parcels over 50 acres are assigned a maximum of 50 EDU.

Developed Commercial — This land use is defined as property developed for either commercial or industrial use. This land use type is assessed at 4.0 EDU per acre. Parcels less than 0.25 acres are assigned a minimum of 1.0 EDU and there is no maximum acreage cap, as is the case with Vacant Commercial Property.

Recreational or Limited Commercial Use — This land use is defined as property used for recreational or commercial use that is not part of the improvements provided by the District. This land use classification may include but is not limited to golf courses, commercial parking lots or commercial properties that less than ten percent of the total acreage has been developed. This land use is assessed at 2.0 EDU per acre. Similar to commercial properties, there is no maximum acreage cap for this land use, but parcels less than 0.5 acres, are assigned a minimum 1.0 EDU.

Exempt Parcels — This land use identifies properties that are not assessed and are assigned 0.00 EDU. This land use classification may include but is not limited to lots or parcels identified as public streets and other roadways (typically not assigned an APN by

the County); dedicated public easements, open space areas and rights-of-ways, public greenbelts and parkways; utility rights-of-ways; common areas, sliver parcels and bifurcated lots or any other property that cannot be developed, park properties and other publicly owned that are part of the District improvements or that have little or no improvement value. These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

The following table provides a listing of land use types, land use code designations, the Equivalent Dwelling Unit factor applied to that land use type, and the multiplying factor used to calculate each parcel's individual EDU.

Property Type	EDU	Multiplier
Single Family Residential	1	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).

$$\text{Parcel Type EDU} \times \text{Acres or Units} = \text{Parcel's EDU}$$

The total number of EDU's is the sum of all individual EDU's applied to parcels that receive a special benefit from the District improvements. An assessment rate per EDU ("Rate") is established by taking the "Balance to Levy" established for each Zone of the District (including the Regional Improvements) and dividing the total EDU's of all parcels benefiting from those improvements. This calculated "Rate per EDU" is then applied back to each parcel's assigned EDU to determine the parcel's proportionate benefit and assessment obligation for the improvement.

$$\begin{aligned} \text{Total Balance to Levy} / \text{Total EDU} &= \text{Rate per EDU} \\ \text{Rate per EDU} \times \text{Parcel EDU} &= \text{Parcel Levy Amount} \end{aligned}$$

The formulas described in the preceding description of calculating each parcel's Levy Amount is applied separately for both Regional (District-wide) Benefits and the Zone Benefits applicable to each parcel. The combined amount of the Regional and Zone assessment is the parcel's annual assessment amount (Levy) that will be submitted to the County for inclusion on the property tax roll.

D. ASSESSMENT RANGE FORMULA

Any new or increase in assessments require certain noticing and meeting requirements by law. Prior to the passage of Proposition 218, legislative changes in the Brown Act defined the definition of “new or increased assessment” to exclude certain conditions. These conditions included “any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed.” This definition and conditions were later confirmed through SB919 (Proposition 218 implementation statutes).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. Generally, if the proposed annual assessment (levy per unit or rate) for the current fiscal year is less than or equals to the “Maximum Assessment” (or “Adjusted Maximum Assessment”), then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment for all assessments in this District is equal to the initial Assessment approved by property owners adjusted annually by the following criteria:

- Beginning in Fiscal Year 2002/03 and each fiscal year thereafter, the Maximum Assessment will be recalculated annually.
- The new adjusted Maximum Assessment for the year represents the prior year’s Maximum Assessment adjusted by three percent (3.0%).
- The Maximum Assessment is adjusted each year independent of the annual assessment calculation. While the actual amount assessed may fluctuate each year, the maximum will continue to be increased by 3%, and in any given year the assessment may be applied at the Maximum Assessment.

Any proposed annual assessment (rate per EDU) less than or equal to this Maximum Assessment is not considered an increased assessment, even if the proposed assessment is greater than the assessment applied in the prior fiscal year. The City Council may reduce or freeze the Maximum Assessment at any time by amending the Engineer’s Annual Report.

Although the Maximum Assessment will increase each year, the actual assessment may remain virtually unchanged. If the budget and assessments for the fiscal year does not require an increase, or the increase is less than the adjusted Maximum Assessment, then the required budget and the assessment may be approved by the City Council without a property owner balloting. If the budget and the assessments calculated requires an assessment greater than the adjusted Maximum Assessment, the assessment would be considered an assessment increase and to impose such an increase the City must comply with the provisions of *Article XIID, Section 4(c)* of the Constitution, which requires a public hearing and certain protest procedures including mailed notice of the public hearing and property owner protest balloting. Property owners through the balloting process must approve the proposed assessment increase before it can be imposed. If the proposed assessment is approved, then a new Maximum Assessment is established

for the District. If the proposed assessment is not approved, the City Council may not levy an assessment greater than the adjusted Maximum Assessment previously established for the District.

PART III — DISTRICT BUDGETS

The following summarizes the District's adjusted Maximum Assessment Rates for Fiscal Year 2022/2023:

- The Maximum Assessment Rate for District-Wide Improvements is \$273.51/EDU.
- The Maximum Assessment Rate for Zone 01 Improvements is \$89.40/EDU.
- The Maximum Assessment Rate for Zone 02 Improvements is \$98.98/EDU.
- The Maximum Assessment Rate for Zone 03 Improvements is \$0.00/EDU.
- The Maximum Assessment Rate for Zone 04 Improvements is \$102.25/EDU.

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

- Zone 01 \$362.91 (\$273.51+\$89.40)
- Zone 02 \$372.50 (\$273.51+\$98.98)
- Zone 03 \$273.51 (\$273.51+\$0.00)
- Zone 04 \$375.76 (\$273.51+\$102.25)

The following page outlines the Crossroads Landscaping and Lighting District's proposed budget and assessments for Fiscal Year 2022/2023. 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 2022/2023.

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

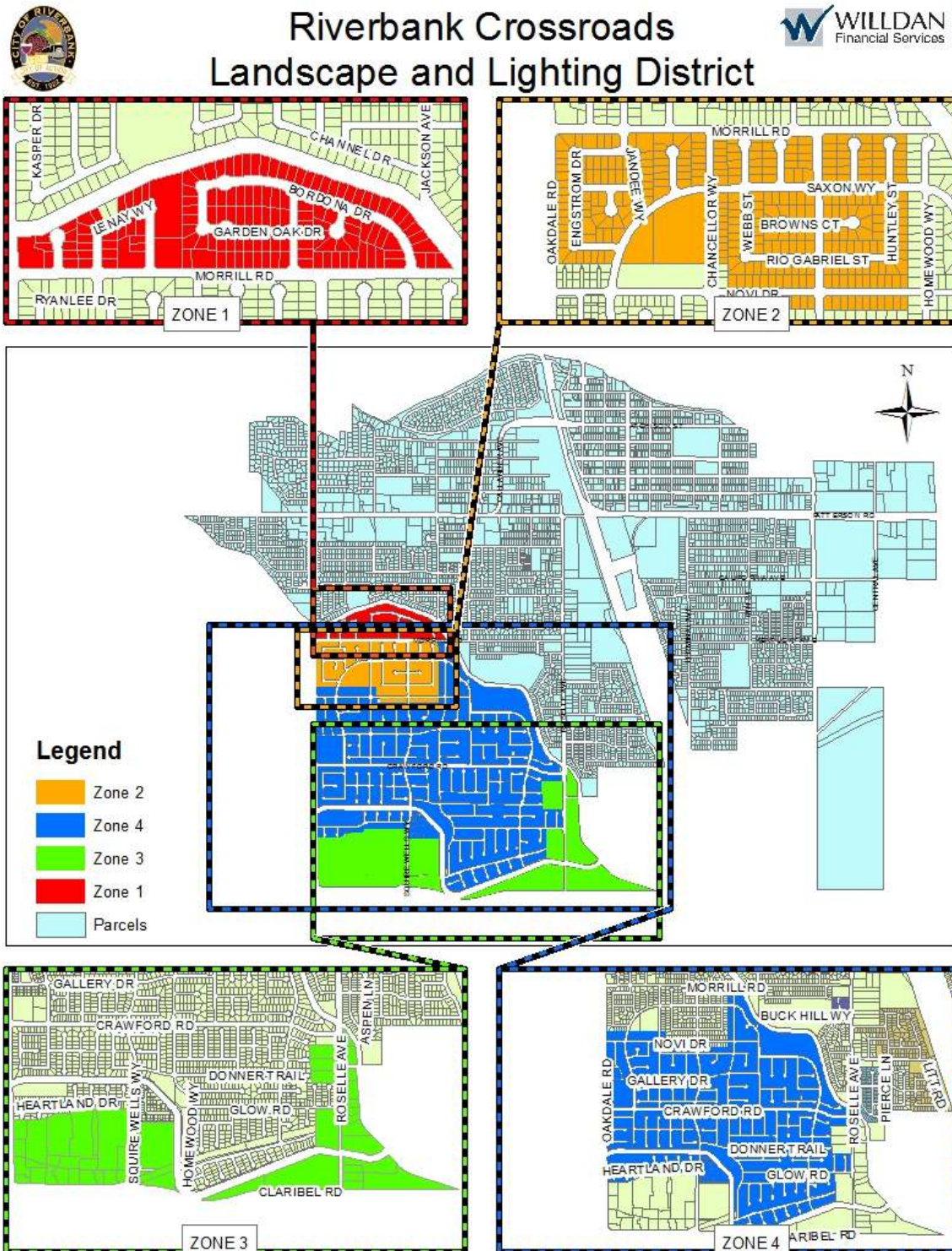
District Budget Fiscal Year 2022/2023

BUDGET ITEM	General Benefit	District Benefit	Zone 1	Zone 2	Zone 3	Zone 4	Total Budget
DIRECT COSTS							
Parkway Landscape Maintenance	\$0	\$4,623	\$0	\$5,406	\$0	\$32,456	\$42,485
Median/Traffic Circle Maintenance	1,000	7,000	0	0	0	1,000	9,000
Trail Landscape Maintenance	0	12,780	0	0	0	0	12,780
Park/Open Space Landscape Maintenance	11,880	54,750	0	0	0	1,500	68,130
Drainage Channel Maintenance	0	0	0	0	0	19,494	19,494
Pedestrian Connection	0	0	0	0	0	800	800
Landscape Reserves/Weed Abatement	0	0	0	0	0	0	0
Repairs/Abatement	0	60,000	2,886	4,319	0	0	67,205
Landscape	0	0	0	0	0	0	0
Utilities	0	41,845	0	0	0	0	41,845
Neighborhood Park Maintenance	0	67,945	0	0	0	0	67,945
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	\$12,929	\$249,151	\$3,011	\$9,945	\$0	\$56,648	\$331,684
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	\$12,929	\$262,536	\$3,046	\$10,015	\$0	\$59,262	\$347,788
Reserve Collection/ (Transfers)	0	(1,211)	311	137	0	(4,850)	(5,612)
Improvement Replacement Fund Collection	0	0	0	0	0	0	0
(Sub-Total) Levy Collection	\$12,929	\$261,325	\$3,357	\$10,152	\$0	\$54,412	\$342,176
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	\$12,929	\$261,325	\$3,357	\$10,152	\$0	\$54,412	\$342,176
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)		2,382.98	150.60	307.00	233.14	1,692.24	
Levy per EDU		\$109.66	\$22.29	\$33.07	\$0.00	\$32.15	
Maximum Levy per EDU		\$273.51	\$89.40	\$98.98	\$0.00	\$102.25	
FUND BALANCE INFORMATION							
Reserve Fund Balance		\$2,196	\$2,745	\$7,504	\$0	\$5,857	\$18,303
Reserve Fund Activity		(1,211)	311	137	0	(4,850)	(5,612)
Projected Ending Reserve Fund Balance		\$986	\$3,056	\$7,642	\$0	\$1,007	\$12,691
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		\$8,937	\$3,056	\$13,666	\$0	\$7,031	\$32,691

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 2022/2023. 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 — 2022/2023 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	\$109.66	\$22.29	\$131.94
075-051-002-000	01	1.00	109.66	22.29	131.94
075-051-003-000	01	1.00	109.66	22.29	131.94
075-051-004-000	01	1.00	109.66	22.29	131.94
075-051-005-000	01	1.00	109.66	22.29	131.94
075-051-006-000	01	1.00	109.66	22.29	131.94
075-051-007-000	01	1.00	109.66	22.29	131.94
075-051-008-000	01	1.00	109.66	22.29	131.94
075-051-009-000	01	1.00	109.66	22.29	131.94
075-051-010-000	01	1.00	109.66	22.29	131.94
075-051-011-000	01	1.00	109.66	22.29	131.94
075-051-012-000	01	1.00	109.66	22.29	131.94
075-051-013-000	01	1.00	109.66	22.29	131.94
075-051-014-000	01	1.00	109.66	22.29	131.94
075-051-015-000	01	1.00	109.66	22.29	131.94
075-051-016-000	01	1.00	109.66	22.29	131.94
075-051-017-000	01	1.00	109.66	22.29	131.94
075-051-018-000	01	1.00	109.66	22.29	131.94
075-051-019-000	01	1.00	109.66	22.29	131.94
075-051-020-000	01	1.00	109.66	22.29	131.94
075-051-021-000	01	1.00	109.66	22.29	131.94
075-051-022-000	01	1.00	109.66	22.29	131.94
075-051-023-000	01	1.00	109.66	22.29	131.94
075-051-024-000	01	1.00	109.66	22.29	131.94
075-051-025-000	01	1.00	109.66	22.29	131.94
075-051-026-000	01	1.00	109.66	22.29	131.94
075-051-027-000	01	1.00	109.66	22.29	131.94
075-051-028-000	01	1.00	109.66	22.29	131.94
075-051-029-000	01	1.00	109.66	22.29	131.94
075-051-030-000	01	1.00	109.66	22.29	131.94
075-051-032-000	01	1.00	109.66	22.29	131.94
075-051-033-000	01	1.00	109.66	22.29	131.94
075-051-034-000	01	1.00	109.66	22.29	131.94
075-051-035-000	01	1.00	109.66	22.29	131.94
075-051-036-000	01	1.00	109.66	22.29	131.94
075-051-037-000	01	1.00	109.66	22.29	131.94
075-051-038-000	01	1.00	109.66	22.29	131.94
075-051-039-000	01	1.00	109.66	22.29	131.94
075-051-040-000	01	1.00	109.66	22.29	131.94
075-051-041-000	01	1.00	109.66	22.29	131.94
075-051-042-000	01	1.00	109.66	22.29	131.94
075-051-043-000	01	1.00	109.66	22.29	131.94
075-051-044-000	01	1.00	109.66	22.29	131.94
075-051-045-000	01	1.00	109.66	22.29	131.94
075-051-046-000	01	1.00	109.66	22.29	131.94
075-051-047-000	01	1.00	109.66	22.29	131.94
075-051-048-000	01	1.00	109.66	22.29	131.94
075-051-049-000	01	1.00	109.66	22.29	131.94
075-051-050-000	01	1.00	109.66	22.29	131.94
075-051-051-000	01	1.00	109.66	22.29	131.94
075-051-052-000	01	1.00	109.66	22.29	131.94
075-051-053-000	01	1.00	109.66	22.29	131.94
075-051-054-000	01	1.00	109.66	22.29	131.94
075-051-055-000	01	1.00	109.66	22.29	131.94
075-051-056-000	01	1.00	109.66	22.29	131.94
075-051-057-000	01	1.00	109.66	22.29	131.94
075-051-058-000	01	1.00	109.66	22.29	131.94
075-051-059-000	01	1.00	109.66	22.29	131.94
075-051-060-000	01	1.00	109.66	22.29	131.94
075-051-061-000	01	1.00	109.66	22.29	131.94
075-051-062-000	01	1.00	109.66	22.29	131.94

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-051-063-000	01	1.00	109.66	22.29	131.94
075-051-064-000	01	1.00	109.66	22.29	131.94
075-051-065-000	01	1.00	109.66	22.29	131.94
075-051-066-000	01	1.00	109.66	22.29	131.94
075-051-067-000	01	1.00	109.66	22.29	131.94
075-051-068-000	01	1.00	109.66	22.29	131.94
075-051-069-000	01	1.00	109.66	22.29	131.94
075-051-070-000	01	1.00	109.66	22.29	131.94
075-053-001-000	01	1.00	109.66	22.29	131.94
075-053-002-000	01	1.00	109.66	22.29	131.94
075-053-003-000	01	1.00	109.66	22.29	131.94
075-053-004-000	01	1.00	109.66	22.29	131.94
075-053-005-000	01	1.00	109.66	22.29	131.94
075-053-006-000	01	1.00	109.66	22.29	131.94
075-053-007-000	01	1.00	109.66	22.29	131.94
075-053-008-000	01	1.00	109.66	22.29	131.94
075-053-009-000	01	1.00	109.66	22.29	131.94
075-053-010-000	01	1.00	109.66	22.29	131.94
075-053-011-000	01	1.00	109.66	22.29	131.94
075-053-012-000	01	1.00	109.66	22.29	131.94
075-053-013-000	01	1.00	109.66	22.29	131.94
075-053-014-000	01	1.00	109.66	22.29	131.94
075-053-015-000	01	1.00	109.66	22.29	131.94
075-053-016-000	01	1.00	109.66	22.29	131.94
075-053-017-000	01	1.00	109.66	22.29	131.94
075-053-018-000	01	1.00	109.66	22.29	131.94
075-053-019-000	01	1.00	109.66	22.29	131.94
075-053-020-000	01	1.00	109.66	22.29	131.94
075-053-021-000	01	1.00	109.66	22.29	131.94
075-053-022-000	01	1.00	109.66	22.29	131.94
075-053-023-000	01	1.00	109.66	22.29	131.94
075-053-024-000	01	1.00	109.66	22.29	131.94
075-053-025-000	01	1.00	109.66	22.29	131.94
075-053-026-000	01	1.00	109.66	22.29	131.94
075-053-027-000	01	1.00	109.66	22.29	131.94
075-053-028-000	01	1.00	109.66	22.29	131.94
075-053-029-000	01	1.00	109.66	22.29	131.94
075-053-030-000	01	1.00	109.66	22.29	131.94
075-053-031-000	01	1.00	109.66	22.29	131.94
075-053-032-000	01	1.00	109.66	22.29	131.94
075-053-033-000	01	1.00	109.66	22.29	131.94
075-053-034-000	01	1.00	109.66	22.29	131.94
075-053-035-000	01	1.00	109.66	22.29	131.94
075-053-036-000	01	1.00	109.66	22.29	131.94
075-053-037-000	01	1.00	109.66	22.29	131.94
075-057-001-000	01	2.60	285.12	57.95	343.06
075-057-002-000	01	1.00	109.66	22.29	131.94
075-057-003-000	01	1.00	109.66	22.29	131.94
075-057-004-000	01	1.00	109.66	22.29	131.94
075-057-005-000	01	1.00	109.66	22.29	131.94
075-057-006-000	01	1.00	109.66	22.29	131.94
075-057-007-000	01	1.00	109.66	22.29	131.94
075-057-008-000	01	1.00	109.66	22.29	131.94
075-057-009-000	01	1.00	109.66	22.29	131.94
075-057-010-000	01	1.00	109.66	22.29	131.94
075-057-011-000	01	1.00	109.66	22.29	131.94
075-057-012-000	01	1.00	109.66	22.29	131.94
075-057-013-000	01	1.00	109.66	22.29	131.94
075-057-014-000	01	1.00	109.66	22.29	131.94
075-057-015-000	01	1.00	109.66	22.29	131.94
075-057-016-000	01	1.00	109.66	22.29	131.94

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-057-019-000	01	1.00	109.66	22.29	131.94
075-057-020-000	01	1.00	109.66	22.29	131.94
075-057-021-000	01	1.00	109.66	22.29	131.94
075-057-022-000	01	1.00	109.66	22.29	131.94
075-057-026-000	01	1.00	109.66	22.29	131.94
075-057-027-000	01	1.00	109.66	22.29	131.94
075-057-028-000	01	1.00	109.66	22.29	131.94
075-057-029-000	01	1.00	109.66	22.29	131.94
075-057-030-000	01	1.00	109.66	22.29	131.94
075-057-031-000	01	1.00	109.66	22.29	131.94
075-057-032-000	01	1.00	109.66	22.29	131.94
075-057-033-000	01	1.00	109.66	22.29	131.94
075-057-034-000	01	1.00	109.66	22.29	131.94
075-057-035-000	01	1.00	109.66	22.29	131.94
075-057-036-000	01	1.00	109.66	22.29	131.94
075-057-037-000	01	1.00	109.66	22.29	131.94
075-057-038-000	01	1.00	109.66	22.29	131.94
075-057-039-000	01	1.69	1,096.60	222.90	1,319.50
075-059-001-000	02	1.00	109.66	33.07	142.72
075-059-002-000	02	1.00	109.66	33.07	142.72
075-059-003-000	02	1.00	109.66	33.07	142.72
075-059-004-000	02	1.00	109.66	33.07	142.72
075-059-005-000	02	1.00	109.66	33.07	142.72
075-059-006-000	02	1.00	109.66	33.07	142.72
075-059-007-000	02	1.00	109.66	33.07	142.72
075-059-008-000	02	1.00	109.66	33.07	142.72
075-059-009-000	02	1.00	109.66	33.07	142.72
075-059-010-000	02	1.00	109.66	33.07	142.72
075-059-011-000	02	1.00	109.66	33.07	142.72
075-059-012-000	02	1.00	109.66	33.07	142.72
075-059-013-000	02	1.00	109.66	33.07	142.72
075-059-014-000	02	1.00	109.66	33.07	142.72
075-059-015-000	02	1.00	109.66	33.07	142.72
075-059-016-000	02	1.00	109.66	33.07	142.72
075-059-017-000	02	1.00	109.66	33.07	142.72
075-059-018-000	02	1.00	109.66	33.07	142.72
075-059-019-000	02	1.00	109.66	33.07	142.72
075-059-020-000	02	1.00	109.66	33.07	142.72
075-059-021-000	02	1.00	109.66	33.07	142.72
075-059-022-000	02	1.00	109.66	33.07	142.72
075-059-023-000	02	1.00	109.66	33.07	142.72
075-059-024-000	02	1.00	109.66	33.07	142.72
075-059-025-000	02	1.00	109.66	33.07	142.72
075-059-026-000	02	1.00	109.66	33.07	142.72
075-059-027-000	02	1.00	109.66	33.07	142.72
075-059-028-000	02	1.00	109.66	33.07	142.72
075-059-029-000	02	1.00	109.66	33.07	142.72
075-059-030-000	02	1.00	109.66	33.07	142.72
075-059-031-000	02	1.00	109.66	33.07	142.72
075-059-032-000	02	1.00	109.66	33.07	142.72
075-059-033-000	02	1.00	109.66	33.07	142.72
075-059-034-000	02	1.00	109.66	33.07	142.72
075-059-035-000	02	1.00	109.66	33.07	142.72
075-059-036-000	02	1.00	109.66	33.07	142.72
075-059-037-000	02	1.00	109.66	33.07	142.72
075-059-038-000	02	1.00	109.66	33.07	142.72
075-059-039-000	02	1.00	109.66	33.07	142.72
075-059-041-000	02	1.00	109.66	33.07	142.72
075-059-042-000	02	1.00	109.66	33.07	142.72
075-059-043-000	02	1.00	109.66	33.07	142.72
075-059-044-000	02	1.00	109.66	33.07	142.72

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-059-045-000	02	1.00	109.66	33.07	142.72
075-059-046-000	02	1.00	109.66	33.07	142.72
075-059-047-000	02	1.00	109.66	33.07	142.72
075-059-048-000	02	1.00	109.66	33.07	142.72
075-059-049-000	02	1.00	109.66	33.07	142.72
075-059-050-000	02	1.00	109.66	33.07	142.72
075-059-051-000	02	1.00	109.66	33.07	142.72
075-059-052-000	02	1.00	109.66	33.07	142.72
075-059-053-000	02	1.00	109.66	33.07	142.72
075-059-054-000	02	1.00	109.66	33.07	142.72
075-059-055-000	02	1.00	109.66	33.07	142.72
075-059-056-000	02	1.00	109.66	33.07	142.72
075-059-057-000	02	1.00	109.66	33.07	142.72
075-059-058-000	02	1.00	109.66	33.07	142.72
075-059-059-000	02	1.00	109.66	33.07	142.72
075-059-060-000	02	1.00	109.66	33.07	142.72
075-059-062-000	02	1.00	109.66	33.07	142.72
075-059-063-000	02	1.00	109.66	33.07	142.72
075-060-001-000	02	1.00	109.66	33.07	142.72
075-060-002-000	02	1.00	109.66	33.07	142.72
075-060-003-000	02	1.00	109.66	33.07	142.72
075-060-004-000	02	1.00	109.66	33.07	142.72
075-060-005-000	02	1.00	109.66	33.07	142.72
075-060-006-000	02	1.00	109.66	33.07	142.72
075-060-007-000	02	1.00	109.66	33.07	142.72
075-060-008-000	02	1.00	109.66	33.07	142.72
075-060-009-000	02	1.00	109.66	33.07	142.72
075-060-010-000	02	1.00	109.66	33.07	142.72
075-060-011-000	02	1.00	109.66	33.07	142.72
075-060-013-000	02	1.00	109.66	33.07	142.72
075-060-014-000	02	1.00	109.66	33.07	142.72
075-060-015-000	02	1.00	109.66	33.07	142.72
075-060-016-000	02	1.00	109.66	33.07	142.72
075-060-017-000	02	1.00	109.66	33.07	142.72
075-060-018-000	02	1.00	109.66	33.07	142.72
075-060-019-000	02	1.00	109.66	33.07	142.72
075-060-020-000	02	1.00	109.66	33.07	142.72
075-060-021-000	02	1.00	109.66	33.07	142.72
075-060-022-000	02	1.00	109.66	33.07	142.72
075-060-023-000	02	1.00	109.66	33.07	142.72
075-060-024-000	02	1.00	109.66	33.07	142.72
075-060-025-000	02	1.00	109.66	33.07	142.72
075-060-026-000	02	1.00	109.66	33.07	142.72
075-060-027-000	02	1.00	109.66	33.07	142.72
075-060-028-000	02	1.00	109.66	33.07	142.72
075-060-029-000	02	1.00	109.66	33.07	142.72
075-060-030-000	02	1.00	109.66	33.07	142.72
075-060-031-000	02	1.00	109.66	33.07	142.72
075-060-032-000	02	1.00	109.66	33.07	142.72
075-060-033-000	02	1.00	109.66	33.07	142.72
075-060-034-000	02	1.00	109.66	33.07	142.72
075-060-035-000	02	1.00	109.66	33.07	142.72
075-060-036-000	02	1.00	109.66	33.07	142.72
075-060-037-000	02	1.00	109.66	33.07	142.72
075-060-038-000	02	1.00	109.66	33.07	142.72
075-060-039-000	02	1.00	109.66	33.07	142.72
075-060-040-000	02	1.00	109.66	33.07	142.72
075-060-041-000	02	1.00	109.66	33.07	142.72
075-060-042-000	02	1.00	109.66	33.07	142.72
075-060-043-000	02	1.00	109.66	33.07	142.72
075-060-044-000	02	1.00	109.66	33.07	142.72

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-060-045-000	02	1.00	109.66	33.07	142.72
075-060-046-000	02	1.00	109.66	33.07	142.72
075-060-047-000	02	1.00	109.66	33.07	142.72
075-060-048-000	02	1.00	109.66	33.07	142.72
075-060-049-000	02	1.00	109.66	33.07	142.72
075-060-050-000	02	1.00	109.66	33.07	142.72
075-060-051-000	02	1.00	109.66	33.07	142.72
075-060-052-000	02	1.00	109.66	33.07	142.72
075-060-053-000	02	1.00	109.66	33.07	142.72
075-060-054-000	02	1.00	109.66	33.07	142.72
075-060-055-000	02	1.00	109.66	33.07	142.72
075-060-056-000	02	1.00	109.66	33.07	142.72
075-060-057-000	02	1.00	109.66	33.07	142.72
075-060-058-000	02	1.00	109.66	33.07	142.72
075-060-059-000	02	1.00	109.66	33.07	142.72
075-060-060-000	02	1.00	109.66	33.07	142.72
075-060-061-000	02	1.00	109.66	33.07	142.72
075-060-062-000	02	1.00	109.66	33.07	142.72
075-060-063-000	02	1.00	109.66	33.07	142.72
075-060-064-000	02	1.00	109.66	33.07	142.72
075-060-065-000	02	1.00	109.66	33.07	142.72
075-060-066-000	02	1.00	109.66	33.07	142.72
075-060-067-000	02	1.00	109.66	33.07	142.72
075-060-068-000	02	1.00	109.66	33.07	142.72
075-060-069-000	02	1.00	109.66	33.07	142.72
075-060-070-000	02	1.00	109.66	33.07	142.72
075-060-071-000	02	1.00	109.66	33.07	142.72
075-060-072-000	02	1.00	109.66	33.07	142.72
075-060-073-000	02	1.00	109.66	33.07	142.72
075-060-074-000	02	1.00	109.66	33.07	142.72
075-060-075-000	02	1.00	109.66	33.07	142.72
075-060-076-000	02	1.00	109.66	33.07	142.72
075-060-077-000	02	1.00	109.66	33.07	142.72
075-060-078-000	02	1.00	109.66	33.07	142.72
075-061-001-000	02	1.00	109.66	33.07	142.72
075-061-002-000	02	1.00	109.66	33.07	142.72
075-061-003-000	02	1.00	109.66	33.07	142.72
075-061-004-000	02	1.00	109.66	33.07	142.72
075-061-005-000	02	1.00	109.66	33.07	142.72
075-061-006-000	02	1.00	109.66	33.07	142.72
075-061-007-000	02	1.00	109.66	33.07	142.72
075-061-008-000	02	1.00	109.66	33.07	142.72
075-061-009-000	02	1.00	109.66	33.07	142.72
075-061-010-000	02	1.00	109.66	33.07	142.72
075-061-011-000	02	1.00	109.66	33.07	142.72
075-061-012-000	02	1.00	109.66	33.07	142.72
075-061-013-000	02	1.00	109.66	33.07	142.72
075-061-014-000	02	1.00	109.66	33.07	142.72
075-061-015-000	02	1.00	109.66	33.07	142.72
075-061-016-000	02	1.00	109.66	33.07	142.72
075-061-017-000	02	1.00	109.66	33.07	142.72
075-061-018-000	02	1.00	109.66	33.07	142.72
075-061-019-000	02	1.00	109.66	33.07	142.72
075-061-020-000	02	1.00	109.66	33.07	142.72
075-061-021-000	02	1.00	109.66	33.07	142.72
075-061-022-000	02	1.00	109.66	33.07	142.72
075-061-023-000	02	1.00	109.66	33.07	142.72
075-061-024-000	02	1.00	109.66	33.07	142.72
075-061-025-000	02	1.00	109.66	33.07	142.72
075-061-026-000	02	1.00	109.66	33.07	142.72
075-061-027-000	02	1.00	109.66	33.07	142.72

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-061-028-000	02	1.00	109.66	33.07	142.72
075-061-029-000	02	1.00	109.66	33.07	142.72
075-061-030-000	02	1.00	109.66	33.07	142.72
075-061-031-000	02	1.00	109.66	33.07	142.72
075-061-032-000	02	1.00	109.66	33.07	142.72
075-061-033-000	02	1.00	109.66	33.07	142.72
075-061-034-000	02	1.00	109.66	33.07	142.72
075-061-035-000	02	1.00	109.66	33.07	142.72
075-061-036-000	02	1.00	109.66	33.07	142.72
075-061-037-000	02	1.00	109.66	33.07	142.72
075-061-038-000	02	1.00	109.66	33.07	142.72
075-061-039-000	02	1.00	109.66	33.07	142.72
075-061-040-000	02	1.00	109.66	33.07	142.72
075-061-041-000	02	1.00	109.66	33.07	142.72
075-061-042-000	02	1.00	109.66	33.07	142.72
075-061-043-000	02	1.00	109.66	33.07	142.72
075-061-044-000	02	1.00	109.66	33.07	142.72
075-061-045-000	02	1.00	109.66	33.07	142.72
075-061-046-000	02	1.00	109.66	33.07	142.72
075-061-047-000	02	1.00	109.66	33.07	142.72
075-061-048-000	02	1.00	109.66	33.07	142.72
075-061-049-000	02	1.00	109.66	33.07	142.72
075-061-050-000	02	1.00	109.66	33.07	142.72
075-061-051-000	02	1.00	109.66	33.07	142.72
075-061-052-000	02	1.00	109.66	33.07	142.72
075-061-053-000	02	1.00	109.66	33.07	142.72
075-061-054-000	02	1.00	109.66	33.07	142.72
075-061-055-000	02	1.00	109.66	33.07	142.72
075-061-056-000	02	1.00	109.66	33.07	142.72
075-061-057-000	02	1.00	109.66	33.07	142.72
075-061-058-000	02	1.00	109.66	33.07	142.72
075-061-059-000	02	1.00	109.66	33.07	142.72
075-061-060-000	02	1.00	109.66	33.07	142.72
075-061-061-000	02	1.00	109.66	33.07	142.72
075-061-062-000	02	1.00	109.66	33.07	142.72
075-061-063-000	02	1.00	109.66	33.07	142.72
075-061-064-000	02	1.00	109.66	33.07	142.72
075-061-065-000	02	1.00	109.66	33.07	142.72
075-061-066-000	02	1.00	109.66	33.07	142.72
075-061-067-000	02	1.00	109.66	33.07	142.72
075-061-068-000	02	1.00	109.66	33.07	142.72
075-061-069-000	02	1.00	109.66	33.07	142.72
075-062-001-000	02	1.00	109.66	33.07	142.72
075-062-002-000	02	1.00	109.66	33.07	142.72
075-062-003-000	02	1.00	109.66	33.07	142.72
075-062-004-000	02	1.00	109.66	33.07	142.72
075-062-005-000	02	1.00	109.66	33.07	142.72
075-062-006-000	02	1.00	109.66	33.07	142.72
075-062-007-000	02	1.00	109.66	33.07	142.72
075-062-008-000	02	1.00	109.66	33.07	142.72
075-062-009-000	02	1.00	109.66	33.07	142.72
075-062-010-000	02	1.00	109.66	33.07	142.72
075-062-011-000	02	1.00	109.66	33.07	142.72
075-062-012-000	02	1.00	109.66	33.07	142.72
075-062-013-000	02	1.00	109.66	33.07	142.72
075-062-014-000	02	1.00	109.66	33.07	142.72
075-062-015-000	02	1.00	109.66	33.07	142.72
075-062-016-000	02	1.00	109.66	33.07	142.72
075-062-017-000	02	1.00	109.66	33.07	142.72
075-062-018-000	02	1.00	109.66	33.07	142.72
075-062-019-000	02	1.00	109.66	33.07	142.72

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-062-020-000	02	1.00	109.66	33.07	142.72
075-062-021-000	02	1.00	109.66	33.07	142.72
075-062-022-000	02	1.00	109.66	33.07	142.72
075-062-023-000	02	1.00	109.66	33.07	142.72
075-062-024-000	02	1.00	109.66	33.07	142.72
075-062-025-000	02	1.00	109.66	33.07	142.72
075-062-026-000	02	1.00	109.66	33.07	142.72
075-062-027-000	02	1.00	109.66	33.07	142.72
075-062-028-000	02	1.00	109.66	33.07	142.72
075-062-029-000	02	1.00	109.66	33.07	142.72
075-062-030-000	02	1.00	109.66	33.07	142.72
075-062-031-000	02	1.00	109.66	33.07	142.72
075-062-032-000	02	1.00	109.66	33.07	142.72
075-079-001-000	02	1.00	109.66	33.07	142.72
075-079-002-000	02	1.00	109.66	33.07	142.72
075-079-003-000	02	1.00	109.66	33.07	142.72
075-079-004-000	02	1.00	109.66	33.07	142.72
075-079-005-000	02	1.00	109.66	33.07	142.72
075-079-006-000	02	1.00	109.66	33.07	142.72
075-079-007-000	02	1.00	109.66	33.07	142.72
075-079-008-000	02	1.00	109.66	33.07	142.72
075-079-009-000	02	1.00	109.66	33.07	142.72
075-079-010-000	02	1.00	109.66	33.07	142.72
075-079-011-000	02	1.00	109.66	33.07	142.72
075-079-012-000	02	1.00	109.66	33.07	142.72
075-079-013-000	02	1.00	109.66	33.07	142.72
075-079-014-000	02	1.00	109.66	33.07	142.72
075-079-015-000	02	1.00	109.66	33.07	142.72
075-079-016-000	02	1.00	109.66	33.07	142.72
075-079-017-000	02	1.00	109.66	33.07	142.72
075-079-018-000	02	1.00	109.66	33.07	142.72
075-079-019-000	02	1.00	109.66	33.07	142.72
075-079-020-000	02	1.00	109.66	33.07	142.72
075-079-021-000	02	1.00	109.66	33.07	142.72
075-079-022-000	02	1.00	109.66	33.07	142.72
075-079-023-000	02	1.00	109.66	33.07	142.72
075-079-024-000	02	1.00	109.66	33.07	142.72
075-079-025-000	02	1.00	109.66	33.07	142.72
075-079-026-000	02	1.00	109.66	33.07	142.72
075-079-027-000	02	1.00	109.66	33.07	142.72
075-079-028-000	02	1.00	109.66	33.07	142.72
075-079-029-000	02	1.00	109.66	33.07	142.72
075-079-030-000	02	1.00	109.66	33.07	142.72
075-079-031-000	02	1.00	109.66	33.07	142.72
075-079-032-000	02	1.00	109.66	33.07	142.72
075-079-033-000	02	1.00	109.66	33.07	142.72
075-079-034-000	02	1.00	109.66	33.07	142.72
075-079-035-000	02	1.00	109.66	33.07	142.72
075-079-036-000	02	1.00	109.66	33.07	142.72
075-079-037-000	02	1.00	109.66	33.07	142.72
075-079-038-000	02	1.00	109.66	33.07	142.72
075-079-039-000	02	1.00	109.66	33.07	142.72
075-079-040-000	02	1.00	109.66	33.07	142.72
075-079-041-000	02	1.00	109.66	33.07	142.72
075-079-042-000	02	1.00	109.66	33.07	142.72
075-079-043-000	02	1.00	109.66	33.07	142.72
075-079-044-000	02	1.00	109.66	33.07	142.72
075-079-045-000	02	1.00	109.66	33.07	142.72
075-079-046-000	02	1.00	109.66	33.07	142.72
075-079-047-000	02	1.00	109.66	33.07	142.72
075-079-048-000	02	1.00	109.66	33.07	142.72

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-079-049-000	02	1.00	109.66	33.07	142.72
075-079-050-000	02	1.00	109.66	33.07	142.72
075-079-051-000	02	1.00	109.66	33.07	142.72
075-079-052-000	02	1.00	109.66	33.07	142.72
075-079-053-000	02	1.00	109.66	33.07	142.72
075-079-054-000	02	1.00	109.66	33.07	142.72
075-079-055-000	02	1.00	109.66	33.07	142.72
075-079-056-000	02	1.00	109.66	33.07	142.72
075-079-057-000	02	1.00	109.66	33.07	142.72
075-079-058-000	02	1.00	109.66	33.07	142.72
075-079-059-000	02	1.00	109.66	33.07	142.72
075-079-060-000	02	1.00	109.66	33.07	142.72
075-079-061-000	02	1.00	109.66	33.07	142.72
075-079-062-000	02	1.00	109.66	33.07	142.72
075-079-063-000	02	1.00	109.66	33.07	142.72
075-079-064-000	02	1.00	109.66	33.07	142.72
075-079-065-000	02	1.00	109.66	33.07	142.72
075-079-066-000	02	1.00	109.66	33.07	142.72
075-079-067-000	02	1.00	109.66	33.07	142.72
075-079-068-000	02	1.00	109.66	33.07	142.72
075-014-026-000	03	1.00	1,210.65	0.00	1,210.64
075-014-027-000	03	1.00	109.66	0.00	109.66
075-021-001-000	03	1.00	109.66	0.00	109.66
075-021-002-000	03	1.00	109.66	0.00	109.66
075-021-020-000	03	1.00	109.66	0.00	109.66
075-021-021-000	03	1.00	109.66	0.00	109.66
075-021-022-000	03	1.00	109.66	0.00	109.66
075-025-003-000	03	1.00	109.66	0.00	109.66
075-025-005-000	03	1.00	109.66	0.00	109.66
075-025-007-000	03	1.00	407.94	0.00	407.92
075-025-008-000	03	1.00	407.94	0.00	407.92
075-025-009-000	03	1.00	407.94	0.00	407.92
075-025-010-000	03	1.00	1,447.51	0.00	1,447.50
075-025-011-000	03	1.00	767.62	0.00	767.62
075-069-002-000	03	1.00	109.66	0.00	109.66
075-069-003-000	03	1.00	109.66	0.00	109.66
075-073-002-000	03	1.00	109.66	0.00	109.66
075-093-024-000	03	0.36	157.91	0.00	157.90
075-093-025-000	03	2.11	231.38	0.00	231.38
075-093-030-000	03	10.96	2,623.07	0.00	2,623.06
075-093-031-000	03	10.00	2,144.95	0.00	2,144.94
075-093-034-000	03	1.81	684.28	0.00	684.26
075-093-035-000	03	0.90	394.78	0.00	394.76
075-093-036-000	03	1.08	473.73	0.00	473.72
075-093-037-000	03	0.73	320.21	0.00	320.20
075-093-038-000	03	1.35	592.16	0.00	592.16
075-093-039-000	03	1.14	125.01	0.00	125.00
075-093-040-000	03	0.95	416.71	0.00	416.70
075-093-041-000	03	6.57	2,881.86	0.00	2,881.86
075-093-043-000	03	1.45	636.03	0.00	636.02
075-093-047-000	03	0.84	92.11	0.00	92.10
075-093-049-000	03	1.28	561.46	0.00	561.44
075-093-051-000	03	5.98	2,623.07	0.00	2,623.06
075-093-052-000	03	4.89	2,144.95	0.00	2,144.94
075-093-053-000	03	1.56	171.07	0.00	171.06
075-093-054-000	03	4.24	464.96	0.00	464.94
075-093-058-000	03	4.24	464.96	0.00	464.94
075-093-061-000	03	8.00	877.28	0.00	877.28
075-093-062-000	03	1.21	132.69	0.00	132.68
075-093-063-000	03	4.52	495.66	0.00	495.66
075-064-001-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-064-002-000	04	1.00	109.66	32.15	141.80
075-064-003-000	04	1.00	109.66	32.15	141.80
075-064-004-000	04	1.00	109.66	32.15	141.80
075-064-005-000	04	1.00	109.66	32.15	141.80
075-064-006-000	04	1.00	109.66	32.15	141.80
075-064-007-000	04	1.00	109.66	32.15	141.80
075-064-008-000	04	1.00	109.66	32.15	141.80
075-064-009-000	04	1.00	109.66	32.15	141.80
075-064-010-000	04	1.00	109.66	32.15	141.80
075-064-011-000	04	1.00	109.66	32.15	141.80
075-064-012-000	04	1.00	109.66	32.15	141.80
075-064-013-000	04	1.00	109.66	32.15	141.80
075-064-014-000	04	1.00	109.66	32.15	141.80
075-064-015-000	04	1.00	109.66	32.15	141.80
075-064-016-000	04	1.00	109.66	32.15	141.80
075-064-017-000	04	1.00	109.66	32.15	141.80
075-064-018-000	04	1.00	109.66	32.15	141.80
075-064-019-000	04	1.00	109.66	32.15	141.80
075-064-020-000	04	1.00	109.66	32.15	141.80
075-064-021-000	04	1.00	109.66	32.15	141.80
075-064-022-000	04	1.00	109.66	32.15	141.80
075-064-023-000	04	1.00	109.66	32.15	141.80
075-064-024-000	04	1.00	109.66	32.15	141.80
075-064-025-000	04	1.00	109.66	32.15	141.80
075-064-026-000	04	1.00	109.66	32.15	141.80
075-064-027-000	04	1.00	109.66	32.15	141.80
075-064-028-000	04	1.00	109.66	32.15	141.80
075-064-029-000	04	1.00	109.66	32.15	141.80
075-064-030-000	04	1.00	109.66	32.15	141.80
075-064-031-000	04	1.00	109.66	32.15	141.80
075-064-032-000	04	1.00	109.66	32.15	141.80
075-064-033-000	04	1.00	109.66	32.15	141.80
075-064-034-000	04	1.00	109.66	32.15	141.80
075-064-035-000	04	1.00	109.66	32.15	141.80
075-064-036-000	04	1.00	109.66	32.15	141.80
075-064-037-000	04	1.00	109.66	32.15	141.80
075-064-038-000	04	1.00	109.66	32.15	141.80
075-064-040-000	04	1.00	109.66	32.15	141.80
075-064-041-000	04	1.00	109.66	32.15	141.80
075-064-042-000	04	1.00	109.66	32.15	141.80
075-064-043-000	04	1.00	109.66	32.15	141.80
075-064-044-000	04	1.00	109.66	32.15	141.80
075-064-045-000	04	1.00	109.66	32.15	141.80
075-064-046-000	04	1.00	109.66	32.15	141.80
075-064-047-000	04	1.00	109.66	32.15	141.80
075-064-048-000	04	1.00	109.66	32.15	141.80
075-064-049-000	04	1.00	109.66	32.15	141.80
075-064-050-000	04	1.00	109.66	32.15	141.80
075-064-051-000	04	1.00	109.66	32.15	141.80
075-064-052-000	04	1.00	109.66	32.15	141.80
075-064-053-000	04	1.00	109.66	32.15	141.80
075-064-054-000	04	1.00	109.66	32.15	141.80
075-064-055-000	04	1.00	109.66	32.15	141.80
075-064-056-000	04	1.00	109.66	32.15	141.80
075-064-057-000	04	1.00	109.66	32.15	141.80
075-064-058-000	04	1.00	109.66	32.15	141.80
075-064-059-000	04	1.00	109.66	32.15	141.80
075-064-060-000	04	1.00	109.66	32.15	141.80
075-064-061-000	04	1.00	109.66	32.15	141.80
075-064-062-000	04	1.00	109.66	32.15	141.80
075-064-063-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-064-064-000	04	1.00	109.66	32.15	141.80
075-064-065-000	04	1.00	109.66	32.15	141.80
075-064-066-000	04	1.00	109.66	32.15	141.80
075-064-067-000	04	1.00	109.66	32.15	141.80
075-064-068-000	04	1.00	109.66	32.15	141.80
075-064-069-000	04	1.00	109.66	32.15	141.80
075-064-070-000	04	1.00	109.66	32.15	141.80
075-065-001-000	04	1.00	109.66	32.15	141.80
075-065-002-000	04	1.00	109.66	32.15	141.80
075-065-003-000	04	1.00	109.66	32.15	141.80
075-065-004-000	04	1.00	109.66	32.15	141.80
075-065-005-000	04	1.00	109.66	32.15	141.80
075-065-006-000	04	1.00	109.66	32.15	141.80
075-065-007-000	04	1.00	109.66	32.15	141.80
075-065-008-000	04	1.00	109.66	32.15	141.80
075-065-009-000	04	1.00	109.66	32.15	141.80
075-065-010-000	04	1.00	109.66	32.15	141.80
075-065-011-000	04	1.00	109.66	32.15	141.80
075-065-012-000	04	1.00	109.66	32.15	141.80
075-065-013-000	04	1.00	109.66	32.15	141.80
075-065-014-000	04	1.00	109.66	32.15	141.80
075-065-015-000	04	1.00	109.66	32.15	141.80
075-065-016-000	04	1.00	109.66	32.15	141.80
075-065-018-000	04	1.00	109.66	32.15	141.80
075-065-019-000	04	1.00	109.66	32.15	141.80
075-065-020-000	04	1.00	109.66	32.15	141.80
075-065-021-000	04	1.00	109.66	32.15	141.80
075-065-022-000	04	1.00	109.66	32.15	141.80
075-065-023-000	04	1.00	109.66	32.15	141.80
075-065-024-000	04	1.00	109.66	32.15	141.80
075-065-025-000	04	1.00	109.66	32.15	141.80
075-065-026-000	04	1.00	109.66	32.15	141.80
075-065-027-000	04	1.00	109.66	32.15	141.80
075-065-028-000	04	1.00	109.66	32.15	141.80
075-065-029-000	04	1.00	109.66	32.15	141.80
075-065-030-000	04	1.00	109.66	32.15	141.80
075-065-031-000	04	1.00	109.66	32.15	141.80
075-065-032-000	04	1.00	109.66	32.15	141.80
075-065-033-000	04	1.00	109.66	32.15	141.80
075-065-034-000	04	1.00	109.66	32.15	141.80
075-065-035-000	04	1.00	109.66	32.15	141.80
075-065-036-000	04	1.00	109.66	32.15	141.80
075-065-037-000	04	1.00	109.66	32.15	141.80
075-065-038-000	04	1.00	109.66	32.15	141.80
075-065-039-000	04	1.00	109.66	32.15	141.80
075-065-040-000	04	1.00	109.66	32.15	141.80
075-065-041-000	04	1.00	109.66	32.15	141.80
075-065-042-000	04	1.00	109.66	32.15	141.80
075-065-043-000	04	1.00	109.66	32.15	141.80
075-065-044-000	04	1.00	109.66	32.15	141.80
075-065-045-000	04	1.00	109.66	32.15	141.80
075-065-046-000	04	1.00	109.66	32.15	141.80
075-065-047-000	04	1.00	109.66	32.15	141.80
075-065-048-000	04	1.00	109.66	32.15	141.80
075-065-049-000	04	1.00	109.66	32.15	141.80
075-065-050-000	04	1.00	109.66	32.15	141.80
075-065-051-000	04	1.00	109.66	32.15	141.80
075-065-052-000	04	1.00	109.66	32.15	141.80
075-065-053-000	04	1.00	109.66	32.15	141.80
075-065-054-000	04	1.00	109.66	32.15	141.80
075-066-006-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-066-007-000	04	1.00	109.66	32.15	141.80
075-066-008-000	04	1.00	109.66	32.15	141.80
075-066-009-000	04	1.00	109.66	32.15	141.80
075-066-010-000	04	1.00	109.66	32.15	141.80
075-066-011-000	04	1.00	109.66	32.15	141.80
075-066-012-000	04	1.00	109.66	32.15	141.80
075-066-013-000	04	1.00	109.66	32.15	141.80
075-066-014-000	04	1.00	109.66	32.15	141.80
075-066-015-000	04	1.00	109.66	32.15	141.80
075-066-016-000	04	1.00	109.66	32.15	141.80
075-066-017-000	04	1.00	109.66	32.15	141.80
075-066-018-000	04	1.00	109.66	32.15	141.80
075-066-019-000	04	1.00	109.66	32.15	141.80
075-066-020-000	04	1.00	109.66	32.15	141.80
075-066-021-000	04	1.00	109.66	32.15	141.80
075-066-022-000	04	1.00	109.66	32.15	141.80
075-066-023-000	04	1.00	109.66	32.15	141.80
075-066-024-000	04	1.00	109.66	32.15	141.80
075-066-025-000	04	1.00	109.66	32.15	141.80
075-066-026-000	04	1.00	109.66	32.15	141.80
075-066-027-000	04	1.00	109.66	32.15	141.80
075-066-028-000	04	1.00	109.66	32.15	141.80
075-066-029-000	04	1.00	109.66	32.15	141.80
075-066-030-000	04	1.00	109.66	32.15	141.80
075-066-031-000	04	1.00	109.66	32.15	141.80
075-066-032-000	04	1.00	109.66	32.15	141.80
075-066-033-000	04	1.00	109.66	32.15	141.80
075-066-034-000	04	1.00	109.66	32.15	141.80
075-066-035-000	04	1.00	109.66	32.15	141.80
075-066-036-000	04	1.00	109.66	32.15	141.80
075-066-037-000	04	1.00	109.66	32.15	141.80
075-066-038-000	04	1.00	109.66	32.15	141.80
075-066-039-000	04	1.00	109.66	32.15	141.80
075-066-040-000	04	1.00	109.66	32.15	141.80
075-066-041-000	04	1.00	109.66	32.15	141.80
075-066-042-000	04	1.00	109.66	32.15	141.80
075-067-001-000	04	1.00	109.66	32.15	141.80
075-067-002-000	04	1.00	109.66	32.15	141.80
075-067-003-000	04	1.00	109.66	32.15	141.80
075-067-004-000	04	1.00	109.66	32.15	141.80
075-067-005-000	04	1.00	109.66	32.15	141.80
075-067-006-000	04	1.00	109.66	32.15	141.80
075-067-007-000	04	1.00	109.66	32.15	141.80
075-067-008-000	04	1.00	109.66	32.15	141.80
075-067-009-000	04	1.00	109.66	32.15	141.80
075-067-010-000	04	1.00	109.66	32.15	141.80
075-067-011-000	04	1.00	109.66	32.15	141.80
075-067-012-000	04	1.00	109.66	32.15	141.80
075-067-013-000	04	1.00	109.66	32.15	141.80
075-067-014-000	04	1.00	109.66	32.15	141.80
075-067-015-000	04	1.00	109.66	32.15	141.80
075-067-016-000	04	1.00	109.66	32.15	141.80
075-067-017-000	04	1.00	109.66	32.15	141.80
075-067-018-000	04	1.00	109.66	32.15	141.80
075-067-019-000	04	1.00	109.66	32.15	141.80
075-067-020-000	04	1.00	109.66	32.15	141.80
075-067-021-000	04	1.00	109.66	32.15	141.80
075-067-022-000	04	1.00	109.66	32.15	141.80
075-067-023-000	04	1.00	109.66	32.15	141.80
075-067-024-000	04	1.00	109.66	32.15	141.80
075-067-025-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-067-026-000	04	1.00	109.66	32.15	141.80
075-067-027-000	04	1.00	109.66	32.15	141.80
075-067-028-000	04	1.00	109.66	32.15	141.80
075-067-029-000	04	1.00	109.66	32.15	141.80
075-067-030-000	04	1.00	109.66	32.15	141.80
075-067-031-000	04	1.00	109.66	32.15	141.80
075-067-032-000	04	1.00	109.66	32.15	141.80
075-067-033-000	04	1.00	109.66	32.15	141.80
075-067-034-000	04	1.00	109.66	32.15	141.80
075-067-035-000	04	1.00	109.66	32.15	141.80
075-067-036-000	04	1.00	109.66	32.15	141.80
075-067-037-000	04	1.00	109.66	32.15	141.80
075-067-038-000	04	1.00	109.66	32.15	141.80
075-067-039-000	04	1.00	109.66	32.15	141.80
075-067-040-000	04	1.00	109.66	32.15	141.80
075-067-041-000	04	1.00	109.66	32.15	141.80
075-067-042-000	04	1.00	109.66	32.15	141.80
075-067-043-000	04	1.00	109.66	32.15	141.80
075-067-044-000	04	1.00	109.66	32.15	141.80
075-067-045-000	04	1.00	109.66	32.15	141.80
075-067-046-000	04	1.00	109.66	32.15	141.80
075-067-047-000	04	1.00	109.66	32.15	141.80
075-067-048-000	04	1.00	109.66	32.15	141.80
075-067-049-000	04	1.00	109.66	32.15	141.80
075-067-050-000	04	1.00	109.66	32.15	141.80
075-067-051-000	04	1.00	109.66	32.15	141.80
075-067-052-000	04	1.00	109.66	32.15	141.80
075-067-053-000	04	1.00	109.66	32.15	141.80
075-067-054-000	04	1.00	109.66	32.15	141.80
075-067-055-000	04	1.00	109.66	32.15	141.80
075-067-056-000	04	1.00	109.66	32.15	141.80
075-067-057-000	04	1.00	109.66	32.15	141.80
075-067-058-000	04	1.00	109.66	32.15	141.80
075-067-059-000	04	1.00	109.66	32.15	141.80
075-067-060-000	04	1.00	109.66	32.15	141.80
075-067-061-000	04	1.00	109.66	32.15	141.80
075-067-062-000	04	1.00	109.66	32.15	141.80
075-067-063-000	04	1.00	109.66	32.15	141.80
075-067-064-000	04	1.00	109.66	32.15	141.80
075-067-065-000	04	1.00	109.66	32.15	141.80
075-067-066-000	04	1.00	109.66	32.15	141.80
075-067-067-000	04	1.00	109.66	32.15	141.80
075-067-068-000	04	1.00	109.66	32.15	141.80
075-067-069-000	04	1.00	109.66	32.15	141.80
075-067-070-000	04	1.00	109.66	32.15	141.80
075-067-071-000	04	1.00	109.66	32.15	141.80
075-067-072-000	04	1.00	109.66	32.15	141.80
075-067-073-000	04	1.00	109.66	32.15	141.80
075-067-074-000	04	1.00	109.66	32.15	141.80
075-067-075-000	04	1.00	109.66	32.15	141.80
075-067-076-000	04	1.00	109.66	32.15	141.80
075-067-077-000	04	1.00	109.66	32.15	141.80
075-067-078-000	04	1.00	109.66	32.15	141.80
075-067-079-000	04	1.00	109.66	32.15	141.80
075-067-080-000	04	1.00	109.66	32.15	141.80
075-067-081-000	04	1.00	109.66	32.15	141.80
075-067-082-000	04	1.00	109.66	32.15	141.80
075-067-083-000	04	1.00	109.66	32.15	141.80
075-067-084-000	04	1.00	109.66	32.15	141.80
075-067-085-000	04	1.00	109.66	32.15	141.80
075-067-086-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-067-087-000	04	1.00	109.66	32.15	141.80
075-067-088-000	04	1.00	109.66	32.15	141.80
075-067-089-000	04	1.00	109.66	32.15	141.80
075-068-001-000	04	1.00	109.66	32.15	141.80
075-068-002-000	04	1.00	109.66	32.15	141.80
075-068-003-000	04	1.00	109.66	32.15	141.80
075-068-004-000	04	1.00	109.66	32.15	141.80
075-068-005-000	04	1.00	109.66	32.15	141.80
075-068-006-000	04	1.00	109.66	32.15	141.80
075-068-007-000	04	1.00	109.66	32.15	141.80
075-068-008-000	04	1.00	109.66	32.15	141.80
075-068-009-000	04	1.00	109.66	32.15	141.80
075-068-010-000	04	1.00	109.66	32.15	141.80
075-068-012-000	04	1.00	109.66	32.15	141.80
075-068-013-000	04	1.00	109.66	32.15	141.80
075-068-014-000	04	1.00	109.66	32.15	141.80
075-068-015-000	04	1.00	109.66	32.15	141.80
075-068-016-000	04	1.00	109.66	32.15	141.80
075-068-017-000	04	1.00	109.66	32.15	141.80
075-068-018-000	04	1.00	109.66	32.15	141.80
075-068-019-000	04	1.00	109.66	32.15	141.80
075-068-020-000	04	1.00	109.66	32.15	141.80
075-068-021-000	04	1.00	109.66	32.15	141.80
075-068-022-000	04	1.00	109.66	32.15	141.80
075-068-023-000	04	1.00	109.66	32.15	141.80
075-068-024-000	04	1.00	109.66	32.15	141.80
075-068-025-000	04	1.00	109.66	32.15	141.80
075-068-026-000	04	1.00	109.66	32.15	141.80
075-068-027-000	04	1.00	109.66	32.15	141.80
075-068-028-000	04	1.00	109.66	32.15	141.80
075-068-029-000	04	1.00	109.66	32.15	141.80
075-068-030-000	04	1.00	109.66	32.15	141.80
075-068-031-000	04	1.00	109.66	32.15	141.80
075-068-032-000	04	1.00	109.66	32.15	141.80
075-068-033-000	04	1.00	109.66	32.15	141.80
075-068-034-000	04	1.00	109.66	32.15	141.80
075-068-035-000	04	1.00	109.66	32.15	141.80
075-068-036-000	04	1.00	109.66	32.15	141.80
075-068-037-000	04	1.00	109.66	32.15	141.80
075-068-038-000	04	1.00	109.66	32.15	141.80
075-068-039-000	04	1.00	109.66	32.15	141.80
075-068-040-000	04	1.00	109.66	32.15	141.80
075-068-041-000	04	1.00	109.66	32.15	141.80
075-068-042-000	04	1.00	109.66	32.15	141.80
075-068-043-000	04	1.00	109.66	32.15	141.80
075-068-044-000	04	1.00	109.66	32.15	141.80
075-068-045-000	04	1.00	109.66	32.15	141.80
075-068-046-000	04	1.00	109.66	32.15	141.80
075-068-047-000	04	1.00	109.66	32.15	141.80
075-068-048-000	04	1.00	109.66	32.15	141.80
075-068-049-000	04	1.00	109.66	32.15	141.80
075-068-050-000	04	1.00	109.66	32.15	141.80
075-068-051-000	04	1.00	109.66	32.15	141.80
075-068-052-000	04	1.00	109.66	32.15	141.80
075-068-053-000	04	1.00	109.66	32.15	141.80
075-068-054-000	04	1.00	109.66	32.15	141.80
075-068-055-000	04	1.00	109.66	32.15	141.80
075-068-056-000	04	1.00	109.66	32.15	141.80
075-068-057-000	04	1.00	109.66	32.15	141.80
075-068-058-000	04	1.00	109.66	32.15	141.80
075-068-059-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-068-060-000	04	1.00	109.66	32.15	141.80
075-069-004-000	04	1.00	109.66	32.15	141.80
075-069-005-000	04	1.00	109.66	32.15	141.80
075-069-006-000	04	1.00	109.66	32.15	141.80
075-069-007-000	04	1.00	109.66	32.15	141.80
075-069-008-000	04	1.00	109.66	32.15	141.80
075-069-009-000	04	1.00	109.66	32.15	141.80
075-069-010-000	04	1.00	109.66	32.15	141.80
075-069-011-000	04	1.00	109.66	32.15	141.80
075-069-012-000	04	1.00	109.66	32.15	141.80
075-069-013-000	04	1.00	109.66	32.15	141.80
075-069-014-000	04	1.00	109.66	32.15	141.80
075-069-015-000	04	1.00	109.66	32.15	141.80
075-069-016-000	04	1.00	109.66	32.15	141.80
075-069-017-000	04	1.00	109.66	32.15	141.80
075-069-018-000	04	1.00	109.66	32.15	141.80
075-069-019-000	04	1.00	109.66	32.15	141.80
075-069-020-000	04	1.00	109.66	32.15	141.80
075-069-021-000	04	1.00	109.66	32.15	141.80
075-069-022-000	04	1.00	109.66	32.15	141.80
075-069-023-000	04	1.00	109.66	32.15	141.80
075-069-024-000	04	1.00	109.66	32.15	141.80
075-069-025-000	04	1.00	109.66	32.15	141.80
075-069-026-000	04	1.00	109.66	32.15	141.80
075-069-027-000	04	1.00	109.66	32.15	141.80
075-069-028-000	04	1.00	109.66	32.15	141.80
075-070-001-000	04	1.00	109.66	32.15	141.80
075-070-002-000	04	1.00	109.66	32.15	141.80
075-070-003-000	04	1.00	109.66	32.15	141.80
075-071-001-000	04	1.00	109.66	32.15	141.80
075-071-002-000	04	1.00	109.66	32.15	141.80
075-071-003-000	04	1.00	109.66	32.15	141.80
075-071-004-000	04	1.00	109.66	32.15	141.80
075-071-005-000	04	1.00	109.66	32.15	141.80
075-071-006-000	04	1.00	109.66	32.15	141.80
075-071-007-000	04	1.00	109.66	32.15	141.80
075-071-008-000	04	1.00	109.66	32.15	141.80
075-071-009-000	04	1.00	109.66	32.15	141.80
075-071-010-000	04	1.00	109.66	32.15	141.80
075-071-011-000	04	1.00	109.66	32.15	141.80
075-071-012-000	04	1.00	109.66	32.15	141.80
075-071-013-000	04	1.00	109.66	32.15	141.80
075-071-014-000	04	1.00	109.66	32.15	141.80
075-071-015-000	04	1.00	109.66	32.15	141.80
075-071-016-000	04	1.00	109.66	32.15	141.80
075-071-017-000	04	1.00	109.66	32.15	141.80
075-071-018-000	04	1.00	109.66	32.15	141.80
075-071-019-000	04	1.00	109.66	32.15	141.80
075-071-020-000	04	1.00	109.66	32.15	141.80
075-071-021-000	04	1.00	109.66	32.15	141.80
075-071-023-000	04	1.00	109.66	32.15	141.80
075-071-024-000	04	1.00	109.66	32.15	141.80
075-071-025-000	04	1.00	109.66	32.15	141.80
075-071-026-000	04	1.00	109.66	32.15	141.80
075-071-027-000	04	1.00	109.66	32.15	141.80
075-071-028-000	04	1.00	109.66	32.15	141.80
075-071-029-000	04	1.00	109.66	32.15	141.80
075-071-030-000	04	1.00	109.66	32.15	141.80
075-071-031-000	04	1.00	109.66	32.15	141.80
075-071-032-000	04	1.00	109.66	32.15	141.80
075-071-033-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-071-034-000	04	1.00	109.66	32.15	141.80
075-071-035-000	04	1.00	109.66	32.15	141.80
075-071-036-000	04	1.00	109.66	32.15	141.80
075-071-037-000	04	1.00	109.66	32.15	141.80
075-071-038-000	04	1.00	109.66	32.15	141.80
075-071-039-000	04	1.00	109.66	32.15	141.80
075-071-040-000	04	1.00	109.66	32.15	141.80
075-071-041-000	04	1.00	109.66	32.15	141.80
075-071-042-000	04	1.00	109.66	32.15	141.80
075-071-043-000	04	1.00	109.66	32.15	141.80
075-071-044-000	04	1.00	109.66	32.15	141.80
075-071-045-000	04	1.00	109.66	32.15	141.80
075-071-046-000	04	1.00	109.66	32.15	141.80
075-071-047-000	04	1.00	109.66	32.15	141.80
075-071-048-000	04	1.00	109.66	32.15	141.80
075-071-049-000	04	1.00	109.66	32.15	141.80
075-071-050-000	04	1.00	109.66	32.15	141.80
075-071-051-000	04	1.00	109.66	32.15	141.80
075-071-052-000	04	1.00	109.66	32.15	141.80
075-071-056-000	04	1.00	109.66	32.15	141.80
075-071-057-000	04	1.00	109.66	32.15	141.80
075-071-059-000	04	1.00	109.66	32.15	141.80
075-071-060-000	04	1.00	109.66	32.15	141.80
075-071-061-000	04	1.00	109.66	32.15	141.80
075-072-001-000	04	1.00	109.66	32.15	141.80
075-072-002-000	04	1.00	109.66	32.15	141.80
075-072-003-000	04	1.00	109.66	32.15	141.80
075-072-004-000	04	1.00	109.66	32.15	141.80
075-072-005-000	04	1.00	109.66	32.15	141.80
075-072-006-000	04	1.00	109.66	32.15	141.80
075-072-007-000	04	1.00	109.66	32.15	141.80
075-072-008-000	04	1.00	109.66	32.15	141.80
075-072-009-000	04	1.00	109.66	32.15	141.80
075-072-010-000	04	1.00	109.66	32.15	141.80
075-072-011-000	04	1.00	109.66	32.15	141.80
075-072-012-000	04	1.00	109.66	32.15	141.80
075-072-013-000	04	1.00	109.66	32.15	141.80
075-072-014-000	04	1.00	109.66	32.15	141.80
075-072-015-000	04	1.00	109.66	32.15	141.80
075-072-016-000	04	1.00	109.66	32.15	141.80
075-072-017-000	04	1.00	109.66	32.15	141.80
075-072-018-000	04	1.00	109.66	32.15	141.80
075-072-019-000	04	1.00	109.66	32.15	141.80
075-072-020-000	04	1.00	109.66	32.15	141.80
075-072-021-000	04	1.00	109.66	32.15	141.80
075-072-022-000	04	1.00	109.66	32.15	141.80
075-072-023-000	04	1.00	109.66	32.15	141.80
075-072-024-000	04	1.00	109.66	32.15	141.80
075-072-025-000	04	1.00	109.66	32.15	141.80
075-072-026-000	04	1.00	109.66	32.15	141.80
075-072-027-000	04	1.00	109.66	32.15	141.80
075-072-028-000	04	1.00	109.66	32.15	141.80
075-072-029-000	04	1.00	109.66	32.15	141.80
075-072-030-000	04	1.00	109.66	32.15	141.80
075-072-031-000	04	1.00	109.66	32.15	141.80
075-072-032-000	04	1.00	109.66	32.15	141.80
075-072-033-000	04	1.00	109.66	32.15	141.80
075-072-034-000	04	1.00	109.66	32.15	141.80
075-072-035-000	04	1.00	109.66	32.15	141.80
075-072-036-000	04	1.00	109.66	32.15	141.80
075-072-037-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-072-038-000	04	1.00	109.66	32.15	141.80
075-072-039-000	04	1.00	109.66	32.15	141.80
075-072-040-000	04	1.00	109.66	32.15	141.80
075-072-041-000	04	1.00	109.66	32.15	141.80
075-072-042-000	04	1.00	109.66	32.15	141.80
075-072-043-000	04	1.00	109.66	32.15	141.80
075-072-044-000	04	1.00	109.66	32.15	141.80
075-072-045-000	04	1.00	109.66	32.15	141.80
075-072-046-000	04	1.00	109.66	32.15	141.80
075-072-047-000	04	1.00	109.66	32.15	141.80
075-072-048-000	04	1.00	109.66	32.15	141.80
075-072-049-000	04	1.00	109.66	32.15	141.80
075-072-050-000	04	1.00	109.66	32.15	141.80
075-072-051-000	04	1.00	109.66	32.15	141.80
075-072-052-000	04	1.00	109.66	32.15	141.80
075-072-053-000	04	1.00	109.66	32.15	141.80
075-072-054-000	04	1.00	109.66	32.15	141.80
075-072-055-000	04	1.00	109.66	32.15	141.80
075-072-056-000	04	1.00	109.66	32.15	141.80
075-072-057-000	04	1.00	109.66	32.15	141.80
075-072-058-000	04	1.00	109.66	32.15	141.80
075-072-059-000	04	1.00	109.66	32.15	141.80
075-072-060-000	04	1.00	109.66	32.15	141.80
075-072-061-000	04	1.00	109.66	32.15	141.80
075-072-062-000	04	1.00	109.66	32.15	141.80
075-072-063-000	04	1.00	109.66	32.15	141.80
075-072-064-000	04	1.00	109.66	32.15	141.80
075-072-065-000	04	1.00	109.66	32.15	141.80
075-072-066-000	04	1.00	109.66	32.15	141.80
075-072-067-000	04	1.00	109.66	32.15	141.80
075-072-068-000	04	1.00	109.66	32.15	141.80
075-072-069-000	04	1.00	109.66	32.15	141.80
075-072-070-000	04	1.00	109.66	32.15	141.80
075-072-071-000	04	1.00	109.66	32.15	141.80
075-072-072-000	04	1.00	109.66	32.15	141.80
075-072-073-000	04	1.00	109.66	32.15	141.80
075-072-074-000	04	1.00	109.66	32.15	141.80
075-072-075-000	04	1.00	109.66	32.15	141.80
075-072-076-000	04	1.00	109.66	32.15	141.80
075-072-077-000	04	1.00	109.66	32.15	141.80
075-072-078-000	04	1.00	109.66	32.15	141.80
075-072-081-000	04	1.00	109.66	32.15	141.80
075-072-082-000	04	1.00	109.66	32.15	141.80
075-072-083-000	04	1.00	109.66	32.15	141.80
075-072-084-000	04	1.00	109.66	32.15	141.80
075-072-085-000	04	1.00	109.66	32.15	141.80
075-072-086-000	04	1.00	109.66	32.15	141.80
075-072-087-000	04	1.00	109.66	32.15	141.80
075-072-088-000	04	1.00	109.66	32.15	141.80
075-072-089-000	04	1.00	109.66	32.15	141.80
075-072-090-000	04	1.00	109.66	32.15	141.80
075-072-091-000	04	1.00	109.66	32.15	141.80
075-072-092-000	04	1.00	109.66	32.15	141.80
075-072-093-000	04	1.00	109.66	32.15	141.80
075-072-094-000	04	1.00	109.66	32.15	141.80
075-072-095-000	04	1.00	109.66	32.15	141.80
075-072-096-000	04	1.00	109.66	32.15	141.80
075-073-005-000	04	1.00	109.66	32.15	141.80
075-073-006-000	04	1.00	109.66	32.15	141.80
075-073-007-000	04	1.00	109.66	32.15	141.80
075-073-008-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-073-009-000	04	1.00	109.66	32.15	141.80
075-073-010-000	04	1.00	109.66	32.15	141.80
075-073-011-000	04	1.00	109.66	32.15	141.80
075-073-012-000	04	1.00	109.66	32.15	141.80
075-073-013-000	04	1.00	109.66	32.15	141.80
075-073-014-000	04	1.00	109.66	32.15	141.80
075-073-015-000	04	1.00	109.66	32.15	141.80
075-073-016-000	04	1.00	109.66	32.15	141.80
075-073-017-000	04	1.00	109.66	32.15	141.80
075-073-018-000	04	1.00	109.66	32.15	141.80
075-073-019-000	04	1.00	109.66	32.15	141.80
075-073-020-000	04	1.00	109.66	32.15	141.80
075-073-021-000	04	1.00	109.66	32.15	141.80
075-073-022-000	04	1.00	109.66	32.15	141.80
075-073-023-000	04	1.00	109.66	32.15	141.80
075-073-024-000	04	1.00	109.66	32.15	141.80
075-073-025-000	04	1.00	109.66	32.15	141.80
075-073-026-000	04	1.00	109.66	32.15	141.80
075-073-027-000	04	1.00	109.66	32.15	141.80
075-073-028-000	04	1.00	109.66	32.15	141.80
075-073-029-000	04	1.00	109.66	32.15	141.80
075-073-030-000	04	1.00	109.66	32.15	141.80
075-073-031-000	04	1.00	109.66	32.15	141.80
075-073-032-000	04	1.00	109.66	32.15	141.80
075-073-033-000	04	1.00	109.66	32.15	141.80
075-073-034-000	04	1.00	109.66	32.15	141.80
075-073-035-000	04	1.00	109.66	32.15	141.80
075-073-036-000	04	1.00	109.66	32.15	141.80
075-073-037-000	04	1.00	109.66	32.15	141.80
075-073-038-000	04	1.00	109.66	32.15	141.80
075-073-039-000	04	1.00	109.66	32.15	141.80
075-073-040-000	04	1.00	109.66	32.15	141.80
075-073-041-000	04	1.00	109.66	32.15	141.80
075-073-042-000	04	1.00	109.66	32.15	141.80
075-073-043-000	04	1.00	109.66	32.15	141.80
075-073-044-000	04	1.00	109.66	32.15	141.80
075-073-045-000	04	1.00	109.66	32.15	141.80
075-073-046-000	04	1.00	109.66	32.15	141.80
075-073-047-000	04	1.00	109.66	32.15	141.80
075-073-048-000	04	1.00	109.66	32.15	141.80
075-073-049-000	04	1.00	109.66	32.15	141.80
075-073-050-000	04	1.00	109.66	32.15	141.80
075-073-051-000	04	1.00	109.66	32.15	141.80
075-073-052-000	04	1.00	109.66	32.15	141.80
075-073-053-000	04	1.00	109.66	32.15	141.80
075-073-054-000	04	1.00	109.66	32.15	141.80
075-073-055-000	04	1.00	109.66	32.15	141.80
075-073-056-000	04	1.00	109.66	32.15	141.80
075-073-057-000	04	0.75	109.66	32.15	141.80
075-073-058-000	04	0.75	109.66	32.15	141.80
075-073-059-000	04	0.75	109.66	32.15	141.80
075-073-060-000	04	0.75	109.66	32.15	141.80
075-073-061-000	04	0.75	109.66	32.15	141.80
075-073-062-000	04	0.75	109.66	32.15	141.80
075-073-063-000	04	9.00	986.94	289.35	1,276.28
075-073-064-000	04	9.00	986.94	289.35	1,276.28
075-073-065-000	04	0.75	109.66	32.15	141.80
075-073-066-000	04	0.75	109.66	32.15	141.80
075-073-067-000	04	0.75	109.66	32.15	141.80
075-073-068-000	04	0.75	109.66	32.15	141.80
075-073-069-000	04	0.75	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-073-070-000	04	0.75	109.66	32.15	141.80
075-073-071-000	04	0.75	109.66	32.15	141.80
075-073-072-000	04	0.75	109.66	32.15	141.80
075-073-073-000	04	0.75	109.66	32.15	141.80
075-073-074-000	04	0.75	109.66	32.15	141.80
075-073-075-000	04	0.75	109.66	32.15	141.80
075-073-076-000	04	0.75	109.66	32.15	141.80
075-073-077-000	04	0.75	109.66	32.15	141.80
075-073-078-000	04	0.75	109.66	32.15	141.80
075-073-079-000	04	0.75	109.66	32.15	141.80
075-073-080-000	04	0.75	109.66	32.15	141.80
075-073-081-000	04	1.00	109.66	32.15	141.80
075-073-082-000	04	1.00	109.66	32.15	141.80
075-073-083-000	04	1.00	109.66	32.15	141.80
075-073-084-000	04	1.00	109.66	32.15	141.80
075-073-085-000	04	1.00	109.66	32.15	141.80
075-073-086-000	04	1.00	109.66	32.15	141.80
075-073-087-000	04	1.00	109.66	32.15	141.80
075-073-088-000	04	1.00	109.66	32.15	141.80
075-073-089-000	04	1.00	109.66	32.15	141.80
075-073-090-000	04	1.00	109.66	32.15	141.80
075-073-091-000	04	1.00	109.66	32.15	141.80
075-073-092-000	04	1.00	109.66	32.15	141.80
075-073-093-000	04	1.00	109.66	32.15	141.80
075-073-094-000	04	1.00	109.66	32.15	141.80
075-073-095-000	04	1.00	109.66	32.15	141.80
075-073-096-000	04	1.00	109.66	32.15	141.80
075-073-097-000	04	1.00	109.66	32.15	141.80
075-073-098-000	04	1.00	109.66	32.15	141.80
075-073-099-000	04	1.00	109.66	32.15	141.80
075-073-100-000	04	1.00	109.66	32.15	141.80
075-073-101-000	04	1.00	109.66	32.15	141.80
075-073-102-000	04	1.00	109.66	32.15	141.80
075-073-103-000	04	1.00	109.66	32.15	141.80
075-073-104-000	04	1.00	109.66	32.15	141.80
075-073-105-000	04	1.00	109.66	32.15	141.80
075-073-106-000	04	1.00	109.66	32.15	141.80
075-073-107-000	04	1.00	109.66	32.15	141.80
075-073-108-000	04	1.00	109.66	32.15	141.80
075-073-109-000	04	1.00	109.66	32.15	141.80
075-073-110-000	04	1.00	109.66	32.15	141.80
075-073-111-000	04	1.00	109.66	32.15	141.80
075-074-001-000	04	1.00	109.66	32.15	141.80
075-074-002-000	04	1.00	109.66	32.15	141.80
075-074-003-000	04	1.00	109.66	32.15	141.80
075-074-004-000	04	1.00	109.66	32.15	141.80
075-074-005-000	04	1.00	109.66	32.15	141.80
075-074-006-000	04	1.00	109.66	32.15	141.80
075-074-007-000	04	1.00	109.66	32.15	141.80
075-074-008-000	04	1.00	109.66	32.15	141.80
075-074-009-000	04	1.00	109.66	32.15	141.80
075-074-010-000	04	1.00	109.66	32.15	141.80
075-074-011-000	04	1.00	109.66	32.15	141.80
075-074-012-000	04	1.00	109.66	32.15	141.80
075-074-013-000	04	1.00	109.66	32.15	141.80
075-074-014-000	04	1.00	109.66	32.15	141.80
075-074-015-000	04	1.00	109.66	32.15	141.80
075-074-016-000	04	1.00	109.66	32.15	141.80
075-074-017-000	04	1.00	109.66	32.15	141.80
075-074-018-000	04	1.00	109.66	32.15	141.80
075-074-019-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-074-020-000	04	1.00	109.66	32.15	141.80
075-074-021-000	04	1.00	109.66	32.15	141.80
075-074-022-000	04	1.00	109.66	32.15	141.80
075-074-023-000	04	1.00	109.66	32.15	141.80
075-074-024-000	04	1.00	109.66	32.15	141.80
075-074-025-000	04	1.00	109.66	32.15	141.80
075-074-026-000	04	1.00	109.66	32.15	141.80
075-074-027-000	04	1.00	109.66	32.15	141.80
075-074-028-000	04	1.00	109.66	32.15	141.80
075-074-029-000	04	1.00	109.66	32.15	141.80
075-074-030-000	04	1.00	109.66	32.15	141.80
075-074-031-000	04	1.00	109.66	32.15	141.80
075-074-032-000	04	1.00	109.66	32.15	141.80
075-074-033-000	04	1.00	109.66	32.15	141.80
075-074-034-000	04	1.00	109.66	32.15	141.80
075-074-035-000	04	1.00	109.66	32.15	141.80
075-074-036-000	04	1.00	109.66	32.15	141.80
075-074-037-000	04	1.00	109.66	32.15	141.80
075-074-038-000	04	1.00	109.66	32.15	141.80
075-074-039-000	04	1.00	109.66	32.15	141.80
075-074-040-000	04	1.00	109.66	32.15	141.80
075-074-041-000	04	1.00	109.66	32.15	141.80
075-074-042-000	04	1.00	109.66	32.15	141.80
075-074-043-000	04	1.00	109.66	32.15	141.80
075-074-044-000	04	1.00	109.66	32.15	141.80
075-074-045-000	04	1.00	109.66	32.15	141.80
075-074-046-000	04	1.00	109.66	32.15	141.80
075-074-047-000	04	1.00	109.66	32.15	141.80
075-074-048-000	04	1.00	109.66	32.15	141.80
075-074-049-000	04	1.00	109.66	32.15	141.80
075-074-050-000	04	1.00	109.66	32.15	141.80
075-074-051-000	04	1.00	109.66	32.15	141.80
075-074-052-000	04	1.00	109.66	32.15	141.80
075-074-053-000	04	1.00	109.66	32.15	141.80
075-074-054-000	04	1.00	109.66	32.15	141.80
075-074-055-000	04	1.00	109.66	32.15	141.80
075-074-056-000	04	1.00	109.66	32.15	141.80
075-074-057-000	04	1.00	109.66	32.15	141.80
075-074-058-000	04	1.00	109.66	32.15	141.80
075-074-059-000	04	1.00	109.66	32.15	141.80
075-074-060-000	04	1.00	109.66	32.15	141.80
075-074-061-000	04	1.00	109.66	32.15	141.80
075-074-062-000	04	1.00	109.66	32.15	141.80
075-074-063-000	04	1.00	109.66	32.15	141.80
075-074-064-000	04	1.00	109.66	32.15	141.80
075-074-065-000	04	1.00	109.66	32.15	141.80
075-074-066-000	04	1.00	109.66	32.15	141.80
075-074-067-000	04	1.00	109.66	32.15	141.80
075-074-068-000	04	1.00	109.66	32.15	141.80
075-074-069-000	04	1.00	109.66	32.15	141.80
075-074-070-000	04	1.00	109.66	32.15	141.80
075-074-071-000	04	1.00	109.66	32.15	141.80
075-074-072-000	04	1.00	109.66	32.15	141.80
075-074-073-000	04	1.00	109.66	32.15	141.80
075-074-074-000	04	1.00	109.66	32.15	141.80
075-074-075-000	04	1.00	109.66	32.15	141.80
075-074-076-000	04	1.00	109.66	32.15	141.80
075-074-077-000	04	1.00	109.66	32.15	141.80
075-074-078-000	04	1.00	109.66	32.15	141.80
075-074-079-000	04	1.00	109.66	32.15	141.80
075-074-080-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-075-001-000	04	1.00	109.66	32.15	141.80
075-075-002-000	04	1.00	109.66	32.15	141.80
075-075-003-000	04	1.00	109.66	32.15	141.80
075-075-004-000	04	1.00	109.66	32.15	141.80
075-075-005-000	04	1.00	109.66	32.15	141.80
075-075-006-000	04	1.00	109.66	32.15	141.80
075-075-007-000	04	1.00	109.66	32.15	141.80
075-075-008-000	04	1.00	109.66	32.15	141.80
075-075-009-000	04	1.00	109.66	32.15	141.80
075-075-010-000	04	1.00	109.66	32.15	141.80
075-075-011-000	04	1.00	109.66	32.15	141.80
075-075-012-000	04	1.00	109.66	32.15	141.80
075-075-013-000	04	1.00	109.66	32.15	141.80
075-075-014-000	04	1.00	109.66	32.15	141.80
075-075-015-000	04	1.00	109.66	32.15	141.80
075-075-016-000	04	1.00	109.66	32.15	141.80
075-075-017-000	04	1.00	109.66	32.15	141.80
075-075-018-000	04	1.00	109.66	32.15	141.80
075-075-019-000	04	1.00	109.66	32.15	141.80
075-075-020-000	04	1.00	109.66	32.15	141.80
075-075-021-000	04	1.00	109.66	32.15	141.80
075-075-022-000	04	1.00	109.66	32.15	141.80
075-075-023-000	04	1.00	109.66	32.15	141.80
075-075-024-000	04	1.00	109.66	32.15	141.80
075-075-025-000	04	1.00	109.66	32.15	141.80
075-075-026-000	04	1.00	109.66	32.15	141.80
075-075-027-000	04	1.00	109.66	32.15	141.80
075-075-028-000	04	1.00	109.66	32.15	141.80
075-075-029-000	04	1.00	109.66	32.15	141.80
075-075-030-000	04	1.00	109.66	32.15	141.80
075-075-032-000	04	1.00	109.66	32.15	141.80
075-075-033-000	04	1.00	109.66	32.15	141.80
075-075-034-000	04	1.00	109.66	32.15	141.80
075-075-035-000	04	1.00	109.66	32.15	141.80
075-075-036-000	04	1.00	109.66	32.15	141.80
075-075-037-000	04	1.00	109.66	32.15	141.80
075-075-038-000	04	1.00	109.66	32.15	141.80
075-075-039-000	04	1.00	109.66	32.15	141.80
075-075-040-000	04	1.00	109.66	32.15	141.80
075-075-041-000	04	1.00	109.66	32.15	141.80
075-075-042-000	04	1.00	109.66	32.15	141.80
075-075-043-000	04	1.00	109.66	32.15	141.80
075-075-044-000	04	1.00	109.66	32.15	141.80
075-075-045-000	04	1.00	109.66	32.15	141.80
075-075-046-000	04	1.00	109.66	32.15	141.80
075-075-047-000	04	1.00	109.66	32.15	141.80
075-075-048-000	04	1.00	109.66	32.15	141.80
075-075-049-000	04	1.00	109.66	32.15	141.80
075-075-050-000	04	1.00	109.66	32.15	141.80
075-075-051-000	04	1.00	109.66	32.15	141.80
075-076-001-000	04	1.00	109.66	32.15	141.80
075-076-002-000	04	1.00	109.66	32.15	141.80
075-076-003-000	04	1.00	109.66	32.15	141.80
075-076-004-000	04	1.00	109.66	32.15	141.80
075-076-005-000	04	1.00	109.66	32.15	141.80
075-076-006-000	04	1.00	109.66	32.15	141.80
075-076-007-000	04	1.00	109.66	32.15	141.80
075-076-008-000	04	1.00	109.66	32.15	141.80
075-076-009-000	04	1.00	109.66	32.15	141.80
075-076-010-000	04	1.00	109.66	32.15	141.80
075-076-011-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-076-012-000	04	1.00	109.66	32.15	141.80
075-076-013-000	04	1.00	109.66	32.15	141.80
075-076-014-000	04	1.00	109.66	32.15	141.80
075-076-015-000	04	1.00	109.66	32.15	141.80
075-076-016-000	04	1.00	109.66	32.15	141.80
075-076-017-000	04	1.00	109.66	32.15	141.80
075-076-018-000	04	1.00	109.66	32.15	141.80
075-076-019-000	04	1.00	109.66	32.15	141.80
075-076-020-000	04	1.00	109.66	32.15	141.80
075-076-021-000	04	1.00	109.66	32.15	141.80
075-076-022-000	04	1.00	109.66	32.15	141.80
075-076-023-000	04	1.00	109.66	32.15	141.80
075-076-024-000	04	1.00	109.66	32.15	141.80
075-076-025-000	04	1.00	109.66	32.15	141.80
075-076-026-000	04	1.00	109.66	32.15	141.80
075-076-027-000	04	1.00	109.66	32.15	141.80
075-076-028-000	04	1.00	109.66	32.15	141.80
075-076-029-000	04	1.00	109.66	32.15	141.80
075-076-030-000	04	1.00	109.66	32.15	141.80
075-076-031-000	04	1.00	109.66	32.15	141.80
075-076-033-000	04	1.00	109.66	32.15	141.80
075-076-034-000	04	1.00	109.66	32.15	141.80
075-076-035-000	04	1.00	109.66	32.15	141.80
075-076-036-000	04	1.00	109.66	32.15	141.80
075-076-037-000	04	1.00	109.66	32.15	141.80
075-076-038-000	04	1.00	109.66	32.15	141.80
075-076-039-000	04	1.00	109.66	32.15	141.80
075-076-040-000	04	1.00	109.66	32.15	141.80
075-076-041-000	04	1.00	109.66	32.15	141.80
075-076-042-000	04	1.00	109.66	32.15	141.80
075-076-043-000	04	1.00	109.66	32.15	141.80
075-076-044-000	04	1.00	109.66	32.15	141.80
075-076-045-000	04	1.00	109.66	32.15	141.80
075-076-046-000	04	1.00	109.66	32.15	141.80
075-076-047-000	04	1.00	109.66	32.15	141.80
075-076-048-000	04	1.00	109.66	32.15	141.80
075-076-049-000	04	1.00	109.66	32.15	141.80
075-076-050-000	04	1.00	109.66	32.15	141.80
075-076-051-000	04	1.00	109.66	32.15	141.80
075-076-052-000	04	1.00	109.66	32.15	141.80
075-076-053-000	04	1.00	109.66	32.15	141.80
075-076-054-000	04	1.00	109.66	32.15	141.80
075-077-001-000	04	1.00	109.66	32.15	141.80
075-077-002-000	04	1.00	109.66	32.15	141.80
075-077-003-000	04	1.00	109.66	32.15	141.80
075-077-004-000	04	1.00	109.66	32.15	141.80
075-077-005-000	04	1.00	109.66	32.15	141.80
075-077-006-000	04	1.00	109.66	32.15	141.80
075-077-007-000	04	1.00	109.66	32.15	141.80
075-077-008-000	04	1.00	109.66	32.15	141.80
075-077-009-000	04	1.00	109.66	32.15	141.80
075-077-010-000	04	1.00	109.66	32.15	141.80
075-077-011-000	04	1.00	109.66	32.15	141.80
075-077-012-000	04	1.00	109.66	32.15	141.80
075-077-013-000	04	1.00	109.66	32.15	141.80
075-077-014-000	04	1.00	109.66	32.15	141.80
075-077-015-000	04	1.00	109.66	32.15	141.80
075-077-016-000	04	1.00	109.66	32.15	141.80
075-077-017-000	04	1.00	109.66	32.15	141.80
075-077-018-000	04	1.00	109.66	32.15	141.80
075-077-019-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-077-020-000	04	1.00	109.66	32.15	141.80
075-077-021-000	04	1.00	109.66	32.15	141.80
075-077-022-000	04	1.00	109.66	32.15	141.80
075-077-023-000	04	1.00	109.66	32.15	141.80
075-077-024-000	04	1.00	109.66	32.15	141.80
075-077-025-000	04	1.00	109.66	32.15	141.80
075-077-026-000	04	1.00	109.66	32.15	141.80
075-077-027-000	04	1.00	109.66	32.15	141.80
075-077-028-000	04	1.00	109.66	32.15	141.80
075-077-029-000	04	1.00	109.66	32.15	141.80
075-077-030-000	04	1.00	109.66	32.15	141.80
075-077-031-000	04	1.00	109.66	32.15	141.80
075-077-032-000	04	1.00	109.66	32.15	141.80
075-077-033-000	04	1.00	109.66	32.15	141.80
075-077-034-000	04	1.00	109.66	32.15	141.80
075-077-035-000	04	1.00	109.66	32.15	141.80
075-077-036-000	04	1.00	109.66	32.15	141.80
075-077-037-000	04	1.00	109.66	32.15	141.80
075-077-038-000	04	1.00	109.66	32.15	141.80
075-077-039-000	04	1.00	109.66	32.15	141.80
075-077-040-000	04	1.00	109.66	32.15	141.80
075-077-041-000	04	1.00	109.66	32.15	141.80
075-077-042-000	04	1.00	109.66	32.15	141.80
075-077-043-000	04	1.00	109.66	32.15	141.80
075-077-044-000	04	1.00	109.66	32.15	141.80
075-077-045-000	04	1.00	109.66	32.15	141.80
075-077-046-000	04	1.00	109.66	32.15	141.80
075-077-047-000	04	1.00	109.66	32.15	141.80
075-077-048-000	04	1.00	109.66	32.15	141.80
075-077-049-000	04	1.00	109.66	32.15	141.80
075-077-050-000	04	1.00	109.66	32.15	141.80
075-077-051-000	04	1.00	109.66	32.15	141.80
075-077-052-000	04	1.00	109.66	32.15	141.80
075-077-053-000	04	1.00	109.66	32.15	141.80
075-077-054-000	04	1.00	109.66	32.15	141.80
075-077-055-000	04	1.00	109.66	32.15	141.80
075-077-056-000	04	1.00	109.66	32.15	141.80
075-077-057-000	04	1.00	109.66	32.15	141.80
075-077-058-000	04	1.00	109.66	32.15	141.80
075-077-059-000	04	1.00	109.66	32.15	141.80
075-077-060-000	04	1.00	109.66	32.15	141.80
075-077-061-000	04	1.00	109.66	32.15	141.80
075-077-062-000	04	1.00	109.66	32.15	141.80
075-077-063-000	04	1.00	109.66	32.15	141.80
075-077-064-000	04	1.00	109.66	32.15	141.80
075-077-065-000	04	1.00	109.66	32.15	141.80
075-077-066-000	04	1.00	109.66	32.15	141.80
075-077-067-000	04	1.00	109.66	32.15	141.80
075-077-068-000	04	1.00	109.66	32.15	141.80
075-077-069-000	04	1.00	109.66	32.15	141.80
075-078-001-000	04	1.00	109.66	32.15	141.80
075-078-002-000	04	1.00	109.66	32.15	141.80
075-078-003-000	04	1.00	109.66	32.15	141.80
075-078-004-000	04	1.00	109.66	32.15	141.80
075-078-007-000	04	1.00	109.66	32.15	141.80
075-078-008-000	04	1.00	109.66	32.15	141.80
075-078-009-000	04	1.00	109.66	32.15	141.80
075-078-010-000	04	1.00	109.66	32.15	141.80
075-078-011-000	04	1.00	109.66	32.15	141.80
075-078-012-000	04	1.00	109.66	32.15	141.80
075-078-013-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-078-014-000	04	1.00	109.66	32.15	141.80
075-078-015-000	04	1.00	109.66	32.15	141.80
075-078-016-000	04	1.00	109.66	32.15	141.80
075-078-017-000	04	1.00	109.66	32.15	141.80
075-078-018-000	04	1.00	109.66	32.15	141.80
075-078-019-000	04	1.00	109.66	32.15	141.80
075-078-020-000	04	1.00	109.66	32.15	141.80
075-078-021-000	04	1.00	109.66	32.15	141.80
075-078-022-000	04	1.00	109.66	32.15	141.80
075-078-023-000	04	1.00	109.66	32.15	141.80
075-078-024-000	04	1.00	109.66	32.15	141.80
075-078-025-000	04	1.00	109.66	32.15	141.80
075-078-026-000	04	1.00	109.66	32.15	141.80
075-078-027-000	04	1.00	109.66	32.15	141.80
075-078-028-000	04	1.00	109.66	32.15	141.80
075-078-029-000	04	1.00	109.66	32.15	141.80
075-078-030-000	04	1.00	109.66	32.15	141.80
075-078-031-000	04	1.00	109.66	32.15	141.80
075-078-032-000	04	1.00	109.66	32.15	141.80
075-078-033-000	04	1.00	109.66	32.15	141.80
075-078-034-000	04	1.00	109.66	32.15	141.80
075-078-035-000	04	1.00	109.66	32.15	141.80
075-078-036-000	04	1.00	109.66	32.15	141.80
075-078-037-000	04	1.00	109.66	32.15	141.80
075-078-038-000	04	1.00	109.66	32.15	141.80
075-078-039-000	04	1.00	109.66	32.15	141.80
075-078-040-000	04	1.00	109.66	32.15	141.80
075-078-041-000	04	1.00	109.66	32.15	141.80
075-078-042-000	04	1.00	109.66	32.15	141.80
075-078-043-000	04	1.00	109.66	32.15	141.80
075-078-044-000	04	1.00	109.66	32.15	141.80
075-078-045-000	04	1.00	109.66	32.15	141.80
075-078-046-000	04	1.00	109.66	32.15	141.80
075-078-047-000	04	1.00	109.66	32.15	141.80
075-078-048-000	04	1.00	109.66	32.15	141.80
075-078-049-000	04	1.00	109.66	32.15	141.80
075-078-050-000	04	1.00	109.66	32.15	141.80
075-078-051-000	04	1.00	109.66	32.15	141.80
075-078-052-000	04	1.00	109.66	32.15	141.80
075-078-053-000	04	1.00	109.66	32.15	141.80
075-078-054-000	04	1.00	109.66	32.15	141.80
075-078-055-000	04	1.00	109.66	32.15	141.80
075-078-056-000	04	1.00	109.66	32.15	141.80
075-078-057-000	04	1.00	109.66	32.15	141.80
075-078-058-000	04	1.00	109.66	32.15	141.80
075-078-059-000	04	1.00	109.66	32.15	141.80
075-078-060-000	04	1.00	109.66	32.15	141.80
075-078-061-000	04	1.00	109.66	32.15	141.80
075-078-062-000	04	1.00	109.66	32.15	141.80
075-078-063-000	04	1.00	109.66	32.15	141.80
075-078-064-000	04	1.00	109.66	32.15	141.80
075-078-065-000	04	1.00	109.66	32.15	141.80
075-078-066-000	04	1.00	109.66	32.15	141.80
075-078-068-000	04	1.00	109.66	32.15	141.80
075-078-069-000	04	1.00	109.66	32.15	141.80
075-080-001-000	04	1.00	109.66	32.15	141.80
075-080-002-000	04	1.00	109.66	32.15	141.80
075-080-003-000	04	1.00	109.66	32.15	141.80
075-080-004-000	04	1.00	109.66	32.15	141.80
075-080-005-000	04	1.00	109.66	32.15	141.80
075-080-006-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-080-007-000	04	1.00	109.66	32.15	141.80
075-080-008-000	04	1.00	109.66	32.15	141.80
075-080-009-000	04	1.00	109.66	32.15	141.80
075-080-010-000	04	1.00	109.66	32.15	141.80
075-080-011-000	04	1.00	109.66	32.15	141.80
075-080-012-000	04	1.00	109.66	32.15	141.80
075-080-013-000	04	1.00	109.66	32.15	141.80
075-080-014-000	04	1.00	109.66	32.15	141.80
075-080-015-000	04	1.00	109.66	32.15	141.80
075-080-016-000	04	1.00	109.66	32.15	141.80
075-080-017-000	04	1.00	109.66	32.15	141.80
075-080-018-000	04	1.00	109.66	32.15	141.80
075-080-019-000	04	1.00	109.66	32.15	141.80
075-080-020-000	04	1.00	109.66	32.15	141.80
075-080-021-000	04	1.00	109.66	32.15	141.80
075-080-022-000	04	1.00	109.66	32.15	141.80
075-080-023-000	04	1.00	109.66	32.15	141.80
075-080-024-000	04	1.00	109.66	32.15	141.80
075-080-025-000	04	1.00	109.66	32.15	141.80
075-080-026-000	04	1.00	109.66	32.15	141.80
075-080-027-000	04	1.00	109.66	32.15	141.80
075-080-028-000	04	1.00	109.66	32.15	141.80
075-080-029-000	04	1.00	109.66	32.15	141.80
075-080-030-000	04	1.00	109.66	32.15	141.80
075-080-031-000	04	1.00	109.66	32.15	141.80
075-080-032-000	04	1.00	109.66	32.15	141.80
075-080-033-000	04	1.00	109.66	32.15	141.80
075-080-034-000	04	1.00	109.66	32.15	141.80
075-080-035-000	04	1.00	109.66	32.15	141.80
075-080-036-000	04	1.00	109.66	32.15	141.80
075-080-037-000	04	1.00	109.66	32.15	141.80
075-080-038-000	04	1.00	109.66	32.15	141.80
075-080-039-000	04	1.00	109.66	32.15	141.80
075-080-040-000	04	1.00	109.66	32.15	141.80
075-080-041-000	04	1.00	109.66	32.15	141.80
075-080-042-000	04	1.00	109.66	32.15	141.80
075-080-043-000	04	1.00	109.66	32.15	141.80
075-080-044-000	04	1.00	109.66	32.15	141.80
075-080-045-000	04	1.00	109.66	32.15	141.80
075-080-046-000	04	1.00	109.66	32.15	141.80
075-080-047-000	04	1.00	109.66	32.15	141.80
075-080-048-000	04	1.00	109.66	32.15	141.80
075-080-049-000	04	1.00	109.66	32.15	141.80
075-080-050-000	04	1.00	109.66	32.15	141.80
075-080-051-000	04	1.00	109.66	32.15	141.80
075-080-052-000	04	1.00	109.66	32.15	141.80
075-080-053-000	04	1.00	109.66	32.15	141.80
075-080-054-000	04	1.00	109.66	32.15	141.80
075-081-001-000	04	1.00	109.66	32.15	141.80
075-081-002-000	04	1.00	109.66	32.15	141.80
075-081-003-000	04	1.00	109.66	32.15	141.80
075-081-004-000	04	1.00	109.66	32.15	141.80
075-081-005-000	04	1.00	109.66	32.15	141.80
075-081-006-000	04	1.00	109.66	32.15	141.80
075-081-007-000	04	1.00	109.66	32.15	141.80
075-081-008-000	04	1.00	109.66	32.15	141.80
075-081-009-000	04	1.00	109.66	32.15	141.80
075-081-010-000	04	1.00	109.66	32.15	141.80
075-081-011-000	04	1.00	109.66	32.15	141.80
075-081-012-000	04	1.00	109.66	32.15	141.80
075-081-013-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-081-014-000	04	1.00	109.66	32.15	141.80
075-081-015-000	04	1.00	109.66	32.15	141.80
075-081-016-000	04	1.00	109.66	32.15	141.80
075-081-017-000	04	1.00	109.66	32.15	141.80
075-081-018-000	04	1.00	109.66	32.15	141.80
075-081-019-000	04	1.00	109.66	32.15	141.80
075-081-020-000	04	1.00	109.66	32.15	141.80
075-081-021-000	04	1.00	109.66	32.15	141.80
075-081-022-000	04	1.00	109.66	32.15	141.80
075-081-023-000	04	1.00	109.66	32.15	141.80
075-081-024-000	04	1.00	109.66	32.15	141.80
075-081-025-000	04	1.00	109.66	32.15	141.80
075-081-026-000	04	1.00	109.66	32.15	141.80
075-081-027-000	04	1.00	109.66	32.15	141.80
075-081-028-000	04	1.00	109.66	32.15	141.80
075-081-029-000	04	1.00	109.66	32.15	141.80
075-081-030-000	04	1.00	109.66	32.15	141.80
075-081-031-000	04	1.00	109.66	32.15	141.80
075-081-032-000	04	1.00	109.66	32.15	141.80
075-081-034-000	04	1.00	109.66	32.15	141.80
075-081-035-000	04	1.00	109.66	32.15	141.80
075-081-036-000	04	1.00	109.66	32.15	141.80
075-081-037-000	04	1.00	109.66	32.15	141.80
075-081-038-000	04	1.00	109.66	32.15	141.80
075-081-039-000	04	1.00	109.66	32.15	141.80
075-081-040-000	04	1.00	109.66	32.15	141.80
075-081-041-000	04	1.00	109.66	32.15	141.80
075-081-042-000	04	1.00	109.66	32.15	141.80
075-081-043-000	04	1.00	109.66	32.15	141.80
075-081-044-000	04	1.00	109.66	32.15	141.80
075-081-045-000	04	1.00	109.66	32.15	141.80
075-081-046-000	04	1.00	109.66	32.15	141.80
075-081-047-000	04	1.00	109.66	32.15	141.80
075-081-048-000	04	1.00	109.66	32.15	141.80
075-081-049-000	04	1.00	109.66	32.15	141.80
075-081-050-000	04	1.00	109.66	32.15	141.80
075-081-051-000	04	1.00	109.66	32.15	141.80
075-081-052-000	04	1.00	109.66	32.15	141.80
075-081-053-000	04	1.00	109.66	32.15	141.80
075-081-054-000	04	1.00	109.66	32.15	141.80
075-081-055-000	04	1.00	109.66	32.15	141.80
075-081-056-000	04	1.00	109.66	32.15	141.80
075-081-057-000	04	1.00	109.66	32.15	141.80
075-081-058-000	04	1.00	109.66	32.15	141.80
075-081-059-000	04	1.00	109.66	32.15	141.80
075-081-060-000	04	1.00	109.66	32.15	141.80
075-082-001-000	04	1.00	109.66	32.15	141.80
075-082-002-000	04	1.00	109.66	32.15	141.80
075-082-003-000	04	1.00	109.66	32.15	141.80
075-082-004-000	04	1.00	109.66	32.15	141.80
075-082-005-000	04	1.00	109.66	32.15	141.80
075-082-006-000	04	1.00	109.66	32.15	141.80
075-082-007-000	04	1.00	109.66	32.15	141.80
075-082-008-000	04	1.00	109.66	32.15	141.80
075-082-009-000	04	1.00	109.66	32.15	141.80
075-082-010-000	04	1.00	109.66	32.15	141.80
075-082-011-000	04	1.00	109.66	32.15	141.80
075-082-012-000	04	1.00	109.66	32.15	141.80
075-082-013-000	04	1.00	109.66	32.15	141.80
075-082-014-000	04	1.00	109.66	32.15	141.80
075-082-015-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-082-016-000	04	1.00	109.66	32.15	141.80
075-082-017-000	04	1.00	109.66	32.15	141.80
075-082-018-000	04	1.00	109.66	32.15	141.80
075-082-019-000	04	1.00	109.66	32.15	141.80
075-082-020-000	04	1.00	109.66	32.15	141.80
075-082-021-000	04	1.00	109.66	32.15	141.80
075-082-022-000	04	1.00	109.66	32.15	141.80
075-082-023-000	04	1.00	109.66	32.15	141.80
075-082-024-000	04	1.00	109.66	32.15	141.80
075-082-025-000	04	1.00	109.66	32.15	141.80
075-082-026-000	04	1.00	109.66	32.15	141.80
075-082-027-000	04	1.00	109.66	32.15	141.80
075-082-028-000	04	1.00	109.66	32.15	141.80
075-082-029-000	04	1.00	109.66	32.15	141.80
075-082-030-000	04	1.00	109.66	32.15	141.80
075-082-031-000	04	1.00	109.66	32.15	141.80
075-082-032-000	04	1.00	109.66	32.15	141.80
075-082-033-000	04	1.00	109.66	32.15	141.80
075-082-034-000	04	1.00	109.66	32.15	141.80
075-082-035-000	04	1.00	109.66	32.15	141.80
075-082-036-000	04	1.00	109.66	32.15	141.80
075-082-037-000	04	1.00	109.66	32.15	141.80
075-082-038-000	04	1.00	109.66	32.15	141.80
075-082-039-000	04	1.00	109.66	32.15	141.80
075-082-040-000	04	1.00	109.66	32.15	141.80
075-082-041-000	04	1.00	109.66	32.15	141.80
075-082-042-000	04	1.00	109.66	32.15	141.80
075-082-043-000	04	1.00	109.66	32.15	141.80
075-082-044-000	04	1.00	109.66	32.15	141.80
075-082-045-000	04	1.00	109.66	32.15	141.80
075-082-046-000	04	1.00	109.66	32.15	141.80
075-082-047-000	04	1.00	109.66	32.15	141.80
075-082-048-000	04	1.00	109.66	32.15	141.80
075-082-049-000	04	1.00	109.66	32.15	141.80
075-082-050-000	04	1.00	109.66	32.15	141.80
075-082-051-000	04	1.00	109.66	32.15	141.80
075-082-052-000	04	1.00	109.66	32.15	141.80
075-082-053-000	04	1.00	109.66	32.15	141.80
075-082-054-000	04	1.00	109.66	32.15	141.80
075-083-001-000	04	1.00	109.66	32.15	141.80
075-083-002-000	04	1.00	109.66	32.15	141.80
075-083-003-000	04	1.00	109.66	32.15	141.80
075-083-004-000	04	1.00	109.66	32.15	141.80
075-083-005-000	04	1.00	109.66	32.15	141.80
075-083-006-000	04	1.00	109.66	32.15	141.80
075-083-007-000	04	1.00	109.66	32.15	141.80
075-083-008-000	04	1.00	109.66	32.15	141.80
075-083-009-000	04	1.00	109.66	32.15	141.80
075-083-010-000	04	1.00	109.66	32.15	141.80
075-083-011-000	04	1.00	109.66	32.15	141.80
075-083-012-000	04	1.00	109.66	32.15	141.80
075-083-013-000	04	1.00	109.66	32.15	141.80
075-083-014-000	04	1.00	109.66	32.15	141.80
075-083-015-000	04	1.00	109.66	32.15	141.80
075-083-016-000	04	1.00	109.66	32.15	141.80
075-083-017-000	04	1.00	109.66	32.15	141.80
075-083-018-000	04	1.00	109.66	32.15	141.80
075-083-019-000	04	1.00	109.66	32.15	141.80
075-083-020-000	04	1.00	109.66	32.15	141.80
075-083-021-000	04	1.00	109.66	32.15	141.80
075-083-022-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-083-023-000	04	1.00	109.66	32.15	141.80
075-083-024-000	04	1.00	109.66	32.15	141.80
075-083-025-000	04	1.00	109.66	32.15	141.80
075-083-026-000	04	1.00	109.66	32.15	141.80
075-083-027-000	04	1.00	109.66	32.15	141.80
075-083-028-000	04	1.00	109.66	32.15	141.80
075-083-029-000	04	1.00	109.66	32.15	141.80
075-083-030-000	04	1.00	109.66	32.15	141.80
075-083-031-000	04	1.00	109.66	32.15	141.80
075-083-032-000	04	1.00	109.66	32.15	141.80
075-083-033-000	04	1.00	109.66	32.15	141.80
075-083-034-000	04	1.00	109.66	32.15	141.80
075-083-035-000	04	1.00	109.66	32.15	141.80
075-083-036-000	04	1.00	109.66	32.15	141.80
075-083-037-000	04	1.00	109.66	32.15	141.80
075-083-038-000	04	1.00	109.66	32.15	141.80
075-083-039-000	04	1.00	109.66	32.15	141.80
075-083-040-000	04	1.00	109.66	32.15	141.80
075-083-041-000	04	1.00	109.66	32.15	141.80
075-083-042-000	04	1.00	109.66	32.15	141.80
075-083-043-000	04	1.00	109.66	32.15	141.80
075-083-044-000	04	1.00	109.66	32.15	141.80
075-083-045-000	04	1.00	109.66	32.15	141.80
075-083-046-000	04	1.00	109.66	32.15	141.80
075-083-047-000	04	1.00	109.66	32.15	141.80
075-083-048-000	04	1.00	109.66	32.15	141.80
075-083-049-000	04	1.00	109.66	32.15	141.80
075-083-050-000	04	1.00	109.66	32.15	141.80
075-083-051-000	04	1.00	109.66	32.15	141.80
075-084-001-000	04	1.00	109.66	32.15	141.80
075-084-002-000	04	1.00	109.66	32.15	141.80
075-084-003-000	04	1.00	109.66	32.15	141.80
075-084-004-000	04	1.00	109.66	32.15	141.80
075-084-005-000	04	1.00	109.66	32.15	141.80
075-084-006-000	04	1.00	109.66	32.15	141.80
075-084-007-000	04	1.00	109.66	32.15	141.80
075-084-008-000	04	1.00	109.66	32.15	141.80
075-084-009-000	04	1.00	109.66	32.15	141.80
075-084-010-000	04	1.00	109.66	32.15	141.80
075-084-011-000	04	1.00	109.66	32.15	141.80
075-084-012-000	04	1.00	109.66	32.15	141.80
075-084-013-000	04	1.00	109.66	32.15	141.80
075-084-014-000	04	1.00	109.66	32.15	141.80
075-084-015-000	04	1.00	109.66	32.15	141.80
075-084-016-000	04	1.00	109.66	32.15	141.80
075-084-017-000	04	1.00	109.66	32.15	141.80
075-084-018-000	04	1.00	109.66	32.15	141.80
075-084-019-000	04	1.00	109.66	32.15	141.80
075-084-020-000	04	1.00	109.66	32.15	141.80
075-084-021-000	04	1.00	109.66	32.15	141.80
075-084-022-000	04	1.00	109.66	32.15	141.80
075-084-023-000	04	1.00	109.66	32.15	141.80
075-084-024-000	04	1.00	109.66	32.15	141.80
075-084-025-000	04	1.00	109.66	32.15	141.80
075-084-026-000	04	1.00	109.66	32.15	141.80
075-084-027-000	04	1.00	109.66	32.15	141.80
075-084-028-000	04	1.00	109.66	32.15	141.80
075-084-029-000	04	1.00	109.66	32.15	141.80
075-084-030-000	04	1.00	109.66	32.15	141.80
075-084-031-000	04	1.00	109.66	32.15	141.80
075-084-032-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-084-033-000	04	1.00	109.66	32.15	141.80
075-084-034-000	04	1.00	109.66	32.15	141.80
075-084-035-000	04	1.00	109.66	32.15	141.80
075-084-036-000	04	1.00	109.66	32.15	141.80
075-084-037-000	04	1.00	109.66	32.15	141.80
075-084-038-000	04	1.00	109.66	32.15	141.80
075-084-039-000	04	1.00	109.66	32.15	141.80
075-084-040-000	04	1.00	109.66	32.15	141.80
075-084-041-000	04	1.00	109.66	32.15	141.80
075-084-042-000	04	1.00	109.66	32.15	141.80
075-084-043-000	04	1.00	109.66	32.15	141.80
075-084-044-000	04	1.00	109.66	32.15	141.80
075-084-045-000	04	1.00	109.66	32.15	141.80
075-084-046-000	04	1.00	109.66	32.15	141.80
075-084-047-000	04	1.00	109.66	32.15	141.80
075-084-048-000	04	1.00	109.66	32.15	141.80
075-084-049-000	04	1.00	109.66	32.15	141.80
075-084-050-000	04	1.00	109.66	32.15	141.80
075-084-051-000	04	1.00	109.66	32.15	141.80
075-084-052-000	04	1.00	109.66	32.15	141.80
075-084-053-000	04	1.00	109.66	32.15	141.80
075-084-054-000	04	1.00	109.66	32.15	141.80
075-084-055-000	04	1.00	109.66	32.15	141.80
075-084-056-000	04	1.00	109.66	32.15	141.80
075-084-057-000	04	1.00	109.66	32.15	141.80
075-084-058-000	04	1.00	109.66	32.15	141.80
075-084-059-000	04	1.00	109.66	32.15	141.80
075-084-060-000	04	1.00	109.66	32.15	141.80
075-084-061-000	04	1.00	109.66	32.15	141.80
075-084-062-000	04	1.00	109.66	32.15	141.80
075-084-063-000	04	1.00	109.66	32.15	141.80
075-084-064-000	04	1.00	109.66	32.15	141.80
075-084-065-000	04	1.00	109.66	32.15	141.80
075-084-066-000	04	1.00	109.66	32.15	141.80
075-084-067-000	04	1.00	109.66	32.15	141.80
075-085-001-000	04	1.00	109.66	32.15	141.80
075-085-002-000	04	1.00	109.66	32.15	141.80
075-085-003-000	04	1.00	109.66	32.15	141.80
075-085-004-000	04	1.00	109.66	32.15	141.80
075-085-005-000	04	1.00	109.66	32.15	141.80
075-085-006-000	04	1.00	109.66	32.15	141.80
075-085-007-000	04	1.00	109.66	32.15	141.80
075-085-008-000	04	1.00	109.66	32.15	141.80
075-085-009-000	04	1.00	109.66	32.15	141.80
075-085-010-000	04	1.00	109.66	32.15	141.80
075-085-011-000	04	1.00	109.66	32.15	141.80
075-085-012-000	04	1.00	109.66	32.15	141.80
075-085-013-000	04	1.00	109.66	32.15	141.80
075-085-014-000	04	1.00	109.66	32.15	141.80
075-085-015-000	04	1.00	109.66	32.15	141.80
075-085-016-000	04	1.00	109.66	32.15	141.80
075-085-017-000	04	1.00	109.66	32.15	141.80
075-085-018-000	04	1.00	109.66	32.15	141.80
075-085-019-000	04	1.00	109.66	32.15	141.80
075-085-020-000	04	1.00	109.66	32.15	141.80
075-085-021-000	04	1.00	109.66	32.15	141.80
075-085-022-000	04	1.00	109.66	32.15	141.80
075-085-023-000	04	1.00	109.66	32.15	141.80
075-085-024-000	04	1.00	109.66	32.15	141.80
075-085-025-000	04	1.00	109.66	32.15	141.80
075-085-026-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-085-027-000	04	1.00	109.66	32.15	141.80
075-085-028-000	04	1.00	109.66	32.15	141.80
075-085-029-000	04	1.00	109.66	32.15	141.80
075-085-030-000	04	1.00	109.66	32.15	141.80
075-085-031-000	04	1.00	109.66	32.15	141.80
075-085-032-000	04	1.00	109.66	32.15	141.80
075-085-033-000	04	1.00	109.66	32.15	141.80
075-085-034-000	04	1.00	109.66	32.15	141.80
075-085-035-000	04	1.00	109.66	32.15	141.80
075-085-036-000	04	1.00	109.66	32.15	141.80
075-085-037-000	04	1.00	109.66	32.15	141.80
075-085-038-000	04	1.00	109.66	32.15	141.80
075-085-039-000	04	1.00	109.66	32.15	141.80
075-085-040-000	04	1.00	109.66	32.15	141.80
075-085-041-000	04	1.00	109.66	32.15	141.80
075-085-042-000	04	1.00	109.66	32.15	141.80
075-085-043-000	04	1.00	109.66	32.15	141.80
075-085-044-000	04	1.00	109.66	32.15	141.80
075-085-045-000	04	1.00	109.66	32.15	141.80
075-085-046-000	04	1.00	109.66	32.15	141.80
075-085-047-000	04	1.00	109.66	32.15	141.80
075-085-048-000	04	1.00	109.66	32.15	141.80
075-085-049-000	04	1.00	109.66	32.15	141.80
075-085-050-000	04	1.00	109.66	32.15	141.80
075-085-051-000	04	1.00	109.66	32.15	141.80
075-085-052-000	04	1.00	109.66	32.15	141.80
075-085-053-000	04	1.00	109.66	32.15	141.80
075-085-054-000	04	1.00	109.66	32.15	141.80
075-085-055-000	04	1.00	109.66	32.15	141.80
075-085-056-000	04	1.00	109.66	32.15	141.80
075-085-057-000	04	1.00	109.66	32.15	141.80
075-085-058-000	04	1.00	109.66	32.15	141.80
075-085-059-000	04	1.00	109.66	32.15	141.80
075-085-060-000	04	1.00	109.66	32.15	141.80
075-085-061-000	04	1.00	109.66	32.15	141.80
075-085-062-000	04	1.00	109.66	32.15	141.80
075-085-063-000	04	1.00	109.66	32.15	141.80
075-085-064-000	04	1.00	109.66	32.15	141.80
075-085-065-000	04	1.00	109.66	32.15	141.80
075-085-066-000	04	1.00	109.66	32.15	141.80
075-085-067-000	04	1.00	109.66	32.15	141.80
075-085-068-000	04	1.00	109.66	32.15	141.80
075-085-069-000	04	1.00	109.66	32.15	141.80
075-085-070-000	04	1.00	109.66	32.15	141.80
075-085-071-000	04	1.00	109.66	32.15	141.80
075-085-072-000	04	1.00	109.66	32.15	141.80
075-085-073-000	04	1.00	109.66	32.15	141.80
075-085-074-000	04	1.00	109.66	32.15	141.80
075-085-075-000	04	1.00	109.66	32.15	141.80
075-085-076-000	04	1.00	109.66	32.15	141.80
075-085-077-000	04	1.00	109.66	32.15	141.80
075-085-078-000	04	1.00	109.66	32.15	141.80
075-085-079-000	04	1.00	109.66	32.15	141.80
075-086-001-000	04	1.00	109.66	32.15	141.80
075-086-002-000	04	1.00	109.66	32.15	141.80
075-086-003-000	04	1.00	109.66	32.15	141.80
075-086-004-000	04	1.00	109.66	32.15	141.80
075-086-005-000	04	1.00	109.66	32.15	141.80
075-086-006-000	04	1.00	109.66	32.15	141.80
075-086-007-000	04	1.00	109.66	32.15	141.80
075-086-008-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-086-009-000	04	1.00	109.66	32.15	141.80
075-086-010-000	04	1.00	109.66	32.15	141.80
075-086-011-000	04	1.00	109.66	32.15	141.80
075-086-012-000	04	1.00	109.66	32.15	141.80
075-086-013-000	04	1.00	109.66	32.15	141.80
075-086-014-000	04	1.00	109.66	32.15	141.80
075-086-015-000	04	1.00	109.66	32.15	141.80
075-086-016-000	04	1.00	109.66	32.15	141.80
075-086-017-000	04	1.00	109.66	32.15	141.80
075-086-018-000	04	1.00	109.66	32.15	141.80
075-086-019-000	04	1.00	109.66	32.15	141.80
075-086-020-000	04	1.00	109.66	32.15	141.80
075-086-021-000	04	1.00	109.66	32.15	141.80
075-086-022-000	04	1.00	109.66	32.15	141.80
075-086-023-000	04	1.00	109.66	32.15	141.80
075-086-024-000	04	1.00	109.66	32.15	141.80
075-086-025-000	04	1.00	109.66	32.15	141.80
075-086-026-000	04	1.00	109.66	32.15	141.80
075-086-027-000	04	1.00	109.66	32.15	141.80
075-086-028-000	04	1.00	109.66	32.15	141.80
075-086-029-000	04	1.00	109.66	32.15	141.80
075-086-030-000	04	1.00	109.66	32.15	141.80
075-086-031-000	04	1.00	109.66	32.15	141.80
075-086-032-000	04	1.00	109.66	32.15	141.80
075-086-033-000	04	1.00	109.66	32.15	141.80
075-086-034-000	04	1.00	109.66	32.15	141.80
075-086-035-000	04	1.00	109.66	32.15	141.80
075-086-036-000	04	1.00	109.66	32.15	141.80
075-086-037-000	04	1.00	109.66	32.15	141.80
075-086-038-000	04	1.00	109.66	32.15	141.80
075-086-039-000	04	1.00	109.66	32.15	141.80
075-086-040-000	04	1.00	109.66	32.15	141.80
075-086-041-000	04	1.00	109.66	32.15	141.80
075-086-042-000	04	1.00	109.66	32.15	141.80
075-086-043-000	04	1.00	109.66	32.15	141.80
075-086-044-000	04	1.00	109.66	32.15	141.80
075-086-045-000	04	1.00	109.66	32.15	141.80
075-086-046-000	04	1.00	109.66	32.15	141.80
075-086-047-000	04	1.00	109.66	32.15	141.80
075-086-048-000	04	1.00	109.66	32.15	141.80
075-086-049-000	04	1.00	109.66	32.15	141.80
075-086-050-000	04	1.00	109.66	32.15	141.80
075-086-051-000	04	1.00	109.66	32.15	141.80
075-086-052-000	04	1.00	109.66	32.15	141.80
075-086-053-000	04	1.00	109.66	32.15	141.80
075-086-054-000	04	1.00	109.66	32.15	141.80
075-086-055-000	04	1.00	109.66	32.15	141.80
075-087-001-000	04	1.00	109.66	32.15	141.80
075-087-002-000	04	1.00	109.66	32.15	141.80
075-087-003-000	04	1.00	109.66	32.15	141.80
075-087-004-000	04	1.00	109.66	32.15	141.80
075-087-005-000	04	1.00	109.66	32.15	141.80
075-087-006-000	04	1.00	109.66	32.15	141.80
075-087-007-000	04	1.00	109.66	32.15	141.80
075-087-008-000	04	1.00	109.66	32.15	141.80
075-087-009-000	04	1.00	109.66	32.15	141.80
075-087-010-000	04	1.00	109.66	32.15	141.80
075-087-011-000	04	1.00	109.66	32.15	141.80
075-087-012-000	04	1.00	109.66	32.15	141.80
075-087-013-000	04	1.00	109.66	32.15	141.80
075-087-014-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-087-015-000	04	1.00	109.66	32.15	141.80
075-087-016-000	04	1.00	109.66	32.15	141.80
075-087-017-000	04	1.00	109.66	32.15	141.80
075-087-018-000	04	1.00	109.66	32.15	141.80
075-087-019-000	04	1.00	109.66	32.15	141.80
075-087-020-000	04	1.00	109.66	32.15	141.80
075-087-021-000	04	1.00	109.66	32.15	141.80
075-087-022-000	04	1.00	109.66	32.15	141.80
075-087-023-000	04	1.00	109.66	32.15	141.80
075-087-024-000	04	1.00	109.66	32.15	141.80
075-087-025-000	04	1.00	109.66	32.15	141.80
075-087-026-000	04	1.00	109.66	32.15	141.80
075-087-027-000	04	1.00	109.66	32.15	141.80
075-087-028-000	04	1.00	109.66	32.15	141.80
075-087-029-000	04	1.00	109.66	32.15	141.80
075-087-030-000	04	1.00	109.66	32.15	141.80
075-087-031-000	04	1.00	109.66	32.15	141.80
075-087-032-000	04	1.00	109.66	32.15	141.80
075-087-033-000	04	1.00	109.66	32.15	141.80
075-087-034-000	04	1.00	109.66	32.15	141.80
075-091-001-000	04	1.00	109.66	32.15	141.80
075-091-002-000	04	1.00	109.66	32.15	141.80
075-091-003-000	04	1.00	109.66	32.15	141.80
075-091-004-000	04	1.00	109.66	32.15	141.80
075-091-005-000	04	1.00	109.66	32.15	141.80
075-091-006-000	04	1.00	109.66	32.15	141.80
075-091-007-000	04	1.00	109.66	32.15	141.80
075-091-008-000	04	1.00	109.66	32.15	141.80
075-091-009-000	04	1.00	109.66	32.15	141.80
075-091-010-000	04	1.00	109.66	32.15	141.80
075-091-011-000	04	1.00	109.66	32.15	141.80
075-091-012-000	04	1.00	109.66	32.15	141.80
075-091-013-000	04	1.00	109.66	32.15	141.80
075-091-014-000	04	1.00	109.66	32.15	141.80
075-091-015-000	04	1.00	109.66	32.15	141.80
075-091-016-000	04	1.00	109.66	32.15	141.80
075-091-017-000	04	1.00	109.66	32.15	141.80
075-091-018-000	04	1.00	109.66	32.15	141.80
075-091-019-000	04	1.00	109.66	32.15	141.80
075-091-020-000	04	1.00	109.66	32.15	141.80
075-091-021-000	04	1.00	109.66	32.15	141.80
075-091-022-000	04	1.00	109.66	32.15	141.80
075-091-023-000	04	1.00	109.66	32.15	141.80
075-091-024-000	04	1.00	109.66	32.15	141.80
075-091-025-000	04	1.00	109.66	32.15	141.80
075-091-026-000	04	1.00	109.66	32.15	141.80
075-091-027-000	04	1.00	109.66	32.15	141.80
075-091-028-000	04	1.00	109.66	32.15	141.80
075-091-029-000	04	1.00	109.66	32.15	141.80
075-091-030-000	04	1.00	109.66	32.15	141.80
075-091-031-000	04	1.00	109.66	32.15	141.80
075-091-032-000	04	1.00	109.66	32.15	141.80
075-091-033-000	04	1.00	109.66	32.15	141.80
075-091-034-000	04	1.00	109.66	32.15	141.80
075-091-035-000	04	1.00	109.66	32.15	141.80
075-091-036-000	04	1.00	109.66	32.15	141.80
075-091-037-000	04	1.00	109.66	32.15	141.80
075-091-038-000	04	1.00	109.66	32.15	141.80
075-091-039-000	04	1.00	109.66	32.15	141.80
075-091-040-000	04	1.00	109.66	32.15	141.80
075-091-041-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-092-001-000	04	1.00	109.66	32.15	141.80
075-092-002-000	04	1.00	109.66	32.15	141.80
075-092-003-000	04	1.00	109.66	32.15	141.80
075-092-004-000	04	1.00	109.66	32.15	141.80
075-092-005-000	04	1.00	109.66	32.15	141.80
075-092-006-000	04	1.00	109.66	32.15	141.80
075-092-007-000	04	1.00	109.66	32.15	141.80
075-092-008-000	04	1.00	109.66	32.15	141.80
075-092-009-000	04	1.00	109.66	32.15	141.80
075-092-010-000	04	1.00	109.66	32.15	141.80
075-092-011-000	04	1.00	109.66	32.15	141.80
075-092-012-000	04	1.00	109.66	32.15	141.80
075-092-013-000	04	1.00	109.66	32.15	141.80
075-092-014-000	04	1.00	109.66	32.15	141.80
075-092-015-000	04	1.00	109.66	32.15	141.80
075-092-016-000	04	1.00	109.66	32.15	141.80
075-092-017-000	04	1.00	109.66	32.15	141.80
075-092-018-000	04	1.00	109.66	32.15	141.80
075-092-019-000	04	1.00	109.66	32.15	141.80
075-092-020-000	04	1.00	109.66	32.15	141.80
075-092-021-000	04	1.00	109.66	32.15	141.80
075-092-022-000	04	1.00	109.66	32.15	141.80
075-092-023-000	04	1.00	109.66	32.15	141.80
075-092-024-000	04	1.00	109.66	32.15	141.80
075-092-025-000	04	1.00	109.66	32.15	141.80
075-096-001-000	04	1.00	109.66	32.15	141.80
075-096-002-000	04	1.00	109.66	32.15	141.80
075-096-003-000	04	1.00	109.66	32.15	141.80
075-096-004-000	04	1.00	109.66	32.15	141.80
075-096-005-000	04	1.00	109.66	32.15	141.80
075-096-006-000	04	1.00	109.66	32.15	141.80
075-096-007-000	04	1.00	109.66	32.15	141.80
075-096-008-000	04	1.00	109.66	32.15	141.80
075-096-009-000	04	1.00	109.66	32.15	141.80
075-096-010-000	04	1.00	109.66	32.15	141.80
075-096-011-000	04	1.00	109.66	32.15	141.80
075-096-012-000	04	1.00	109.66	32.15	141.80
075-096-013-000	04	1.00	109.66	32.15	141.80
075-096-014-000	04	1.00	109.66	32.15	141.80
075-096-015-000	04	1.00	109.66	32.15	141.80
075-096-016-000	04	1.00	109.66	32.15	141.80
075-096-017-000	04	1.00	109.66	32.15	141.80
075-096-018-000	04	1.00	109.66	32.15	141.80
075-096-019-000	04	1.00	109.66	32.15	141.80
075-096-020-000	04	1.00	109.66	32.15	141.80
075-096-021-000	04	1.00	109.66	32.15	141.80
075-096-022-000	04	1.00	109.66	32.15	141.80
075-096-023-000	04	1.00	109.66	32.15	141.80
075-096-024-000	04	1.00	109.66	32.15	141.80
075-096-025-000	04	1.00	109.66	32.15	141.80
075-096-026-000	04	1.00	109.66	32.15	141.80
075-096-027-000	04	1.00	109.66	32.15	141.80
075-096-028-000	04	1.00	109.66	32.15	141.80
075-096-029-000	04	1.00	109.66	32.15	141.80
075-096-030-000	04	1.00	109.66	32.15	141.80
075-096-031-000	04	1.00	109.66	32.15	141.80
075-096-032-000	04	1.00	109.66	32.15	141.80
075-096-033-000	04	1.00	109.66	32.15	141.80
075-096-034-000	04	1.00	109.66	32.15	141.80
075-096-035-000	04	1.00	109.66	32.15	141.80
075-096-036-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-096-037-000	04	1.00	109.66	32.15	141.80
075-096-038-000	04	1.00	109.66	32.15	141.80
075-096-039-000	04	1.00	109.66	32.15	141.80
075-096-040-000	04	1.00	109.66	32.15	141.80
075-096-041-000	04	1.00	109.66	32.15	141.80
075-096-042-000	04	1.00	109.66	32.15	141.80
075-096-043-000	04	1.00	109.66	32.15	141.80
075-096-044-000	04	1.00	109.66	32.15	141.80
075-096-045-000	04	1.00	109.66	32.15	141.80
075-096-046-000	04	1.00	109.66	32.15	141.80
075-096-047-000	04	1.00	109.66	32.15	141.80
075-096-048-000	04	1.00	109.66	32.15	141.80
075-096-049-000	04	1.00	109.66	32.15	141.80
075-096-050-000	04	1.00	109.66	32.15	141.80
075-096-051-000	04	1.00	109.66	32.15	141.80
075-096-052-000	04	1.00	109.66	32.15	141.80
075-096-053-000	04	1.00	109.66	32.15	141.80
075-096-054-000	04	1.00	109.66	32.15	141.80
075-097-001-000	04	1.00	109.66	32.15	141.80
075-097-002-000	04	1.00	109.66	32.15	141.80
075-097-003-000	04	1.00	109.66	32.15	141.80
075-097-004-000	04	1.00	109.66	32.15	141.80
075-097-005-000	04	1.00	109.66	32.15	141.80
075-097-006-000	04	1.00	109.66	32.15	141.80
075-097-007-000	04	1.00	109.66	32.15	141.80
075-097-008-000	04	1.00	109.66	32.15	141.80
075-097-009-000	04	1.00	109.66	32.15	141.80
075-097-010-000	04	1.00	109.66	32.15	141.80
075-097-011-000	04	1.00	109.66	32.15	141.80
075-097-012-000	04	1.00	109.66	32.15	141.80
075-097-013-000	04	1.00	109.66	32.15	141.80
075-097-014-000	04	1.00	109.66	32.15	141.80
075-097-015-000	04	1.00	109.66	32.15	141.80
075-097-016-000	04	1.00	109.66	32.15	141.80
075-097-017-000	04	1.00	109.66	32.15	141.80
075-097-018-000	04	1.00	109.66	32.15	141.80
075-097-019-000	04	1.00	109.66	32.15	141.80
075-097-020-000	04	1.00	109.66	32.15	141.80
075-097-021-000	04	1.00	109.66	32.15	141.80
075-097-022-000	04	1.00	109.66	32.15	141.80
075-097-023-000	04	1.00	109.66	32.15	141.80
075-097-024-000	04	1.00	109.66	32.15	141.80
075-097-025-000	04	1.00	109.66	32.15	141.80
075-097-026-000	04	1.00	109.66	32.15	141.80
075-097-027-000	04	1.00	109.66	32.15	141.80
075-097-028-000	04	1.00	109.66	32.15	141.80
075-097-029-000	04	1.00	109.66	32.15	141.80
075-097-030-000	04	1.00	109.66	32.15	141.80
075-097-031-000	04	1.00	109.66	32.15	141.80
075-097-032-000	04	1.00	109.66	32.15	141.80
075-097-033-000	04	1.00	109.66	32.15	141.80
075-097-034-000	04	1.00	109.66	32.15	141.80
075-097-035-000	04	1.00	109.66	32.15	141.80
075-097-036-000	04	1.00	109.66	32.15	141.80
075-097-037-000	04	1.00	109.66	32.15	141.80
075-097-038-000	04	1.00	109.66	32.15	141.80
075-097-039-000	04	1.00	109.66	32.15	141.80
075-097-040-000	04	1.00	109.66	32.15	141.80
075-097-041-000	04	1.00	109.66	32.15	141.80
075-097-042-000	04	1.00	109.66	32.15	141.80
075-098-001-000	04	1.00	109.66	32.15	141.80

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-098-002-000	04	1.00	109.66	32.15	141.80
075-098-003-000	04	1.00	109.66	32.15	141.80
075-098-004-000	04	1.00	109.66	32.15	141.80
075-098-005-000	04	1.00	109.66	32.15	141.80
075-098-006-000	04	1.00	109.66	32.15	141.80
075-098-007-000	04	1.00	109.66	32.15	141.80
075-098-008-000	04	1.00	109.66	32.15	141.80
075-098-009-000	04	1.00	109.66	32.15	141.80
075-098-010-000	04	1.00	109.66	32.15	141.80
075-098-011-000	04	1.00	109.66	32.15	141.80
075-098-012-000	04	1.00	109.66	32.15	141.80
075-098-013-000	04	1.00	109.66	32.15	141.80
075-098-014-000	04	1.00	109.66	32.15	141.80
075-098-015-000	04	1.00	109.66	32.15	141.80
075-098-016-000	04	1.00	109.66	32.15	141.80
075-098-017-000	04	1.00	109.66	32.15	141.80
075-098-018-000	04	1.00	109.66	32.15	141.80
075-098-019-000	04	1.00	109.66	32.15	141.80
075-098-020-000	04	1.00	109.66	32.15	141.80
075-098-021-000	04	1.00	109.66	32.15	141.80
075-098-022-000	04	1.00	109.66	32.15	141.80
075-098-023-000	04	1.00	109.66	32.15	141.80
075-098-024-000	04	1.00	109.66	32.15	141.80
075-098-025-000	04	1.00	109.66	32.15	141.80
075-098-026-000	04	1.00	109.66	32.15	141.80
075-098-027-000	04	1.00	109.66	32.15	141.80
075-098-028-000	04	1.00	109.66	32.15	141.80
075-098-029-000	04	1.00	109.66	32.15	141.80
075-098-030-000	04	1.00	109.66	32.15	141.80
075-098-031-000	04	1.00	109.66	32.15	141.80
075-098-032-000	04	1.00	109.66	32.15	141.80
075-098-033-000	04	1.00	109.66	32.15	141.80
075-098-034-000	04	1.00	109.66	32.15	141.80
075-098-035-000	04	1.00	109.66	32.15	141.80
075-098-036-000	04	1.00	109.66	32.15	141.80
075-098-037-000	04	1.00	109.66	32.15	141.80
075-098-038-000	04	1.00	109.66	32.15	141.80
075-098-039-000	04	1.00	109.66	32.15	141.80
075-098-040-000	04	1.00	109.66	32.15	141.80
075-098-041-000	04	1.00	109.66	32.15	141.80
075-098-042-000	04	1.00	109.66	32.15	141.80
075-098-043-000	04	1.00	109.66	32.15	141.80
075-098-044-000	04	1.00	109.66	32.15	141.80
075-098-045-000	04	1.00	109.66	32.15	141.80
075-098-046-000	04	1.00	109.66	32.15	141.80
075-098-047-000	04	1.00	109.66	32.15	141.80
075-098-048-000	04	1.00	109.66	32.15	141.80
075-098-049-000	04	1.00	109.66	32.15	141.80
075-098-050-000	04	1.00	109.66	32.15	141.80
075-098-051-000	04	1.00	109.66	32.15	141.80
075-098-052-000	04	1.00	109.66	32.15	141.80
075-098-053-000	04	1.00	109.66	32.15	141.80
075-098-054-000	04	1.00	109.66	32.15	141.80
075-098-055-000	04	1.00	109.66	32.15	141.80
075-098-056-000	04	1.00	109.66	32.15	141.80
075-099-001-000	04	0.75	82.25	24.11	106.34
075-099-002-000	04	0.75	82.25	24.11	106.34
075-099-003-000	04	0.75	82.25	24.11	106.34
075-099-004-000	04	0.75	82.25	24.11	106.34
075-099-005-000	04	0.75	82.25	24.11	106.34
075-099-006-000	04	0.75	82.25	24.11	106.34

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-099-007-000	04	0.75	82.25	24.11	106.34
075-099-008-000	04	0.75	82.25	24.11	106.34
075-099-009-000	04	0.75	82.25	24.11	106.34
075-099-010-000	04	0.75	82.25	24.11	106.34
075-099-011-000	04	0.75	82.25	24.11	106.34
075-099-012-000	04	0.75	82.25	24.11	106.34
075-099-013-000	04	0.75	82.25	24.11	106.34
075-099-014-000	04	0.75	82.25	24.11	106.34
075-099-015-000	04	0.75	82.25	24.11	106.34
075-099-016-000	04	0.75	82.25	24.11	106.34
075-099-017-000	04	0.75	82.25	24.11	106.34
075-099-018-000	04	0.75	82.25	24.11	106.34
075-099-019-000	04	0.75	82.25	24.11	106.34
075-099-020-000	04	0.75	109.66	32.15	141.80
075-099-021-000	04	0.75	109.66	32.15	141.80
075-099-022-000	04	0.75	82.25	24.11	106.34
075-099-023-000	04	0.75	109.66	32.15	141.80
075-099-024-000	04	0.75	82.25	24.11	106.34
075-099-025-000	04	0.75	82.25	24.11	106.34
075-099-026-000	04	0.75	82.25	24.11	106.34
075-099-027-000	04	0.75	82.25	24.11	106.34
075-099-028-000	04	0.75	82.25	24.11	106.34
075-099-029-000	04	0.75	82.25	24.11	106.34
075-099-030-000	04	0.75	82.25	24.11	106.34
075-099-031-000	04	0.75	82.25	24.11	106.34
075-099-032-000	04	0.75	82.25	24.11	106.34
075-099-033-000	04	0.75	82.25	24.11	106.34
075-099-034-000	04	0.75	82.25	24.11	106.34
075-099-035-000	04	0.75	82.25	24.11	106.34
075-099-036-000	04	0.75	82.25	24.11	106.34
075-099-037-000	04	0.75	82.25	24.11	106.34
075-099-038-000	04	0.75	82.25	24.11	106.34
075-099-039-000	04	0.75	82.25	24.11	106.34
075-099-040-000	04	0.75	82.25	24.11	106.34
075-099-041-000	04	0.75	82.25	24.11	106.34
075-099-042-000	04	0.75	82.25	24.11	106.34
075-099-043-000	04	0.75	82.25	24.11	106.34
075-099-044-000	04	0.75	82.25	24.11	106.34
075-099-045-000	04	0.75	82.25	24.11	106.34
075-099-046-000	04	0.75	82.25	24.11	106.34
075-099-047-000	04	0.75	82.25	24.11	106.34
075-099-048-000	04	0.75	82.25	24.11	106.34
075-099-049-000	04	0.75	82.25	24.11	106.34
075-099-050-000	04	0.75	82.25	24.11	106.34
075-099-051-000	04	0.75	82.25	24.11	106.34
075-099-052-000	04	0.75	82.25	24.11	106.34
075-099-053-000	04	0.75	82.25	24.11	106.34
075-099-054-000	04	0.75	82.25	24.11	106.34
075-099-055-000	04	0.75	82.25	24.11	106.34
075-099-056-000	04	0.75	82.25	24.11	106.34
075-099-057-000	04	0.75	82.25	24.11	106.34
075-099-058-000	04	0.75	82.25	24.11	106.34
075-099-059-000	04	0.75	82.25	24.11	106.34
075-099-060-000	04	0.75	82.25	24.11	106.34
075-099-061-000	04	0.75	82.25	24.11	106.34
075-099-062-000	04	0.75	82.25	24.11	106.34
075-099-063-000	04	0.75	82.25	24.11	106.34
075-099-064-000	04	0.75	82.25	24.11	106.34
075-099-065-000	04	0.75	82.25	24.11	106.34
075-099-066-000	04	0.75	82.25	24.11	106.34
075-099-067-000	04	0.75	82.25	24.11	106.34

APN	Zone	Zone EDU	District Wide Charge	Zone Charge	Total Charge
075-100-001-000	04	0.75	82.25	24.11	106.34
075-100-002-000	04	0.75	82.25	24.11	106.34
075-100-003-000	04	0.75	82.25	24.11	106.34
075-100-004-000	04	0.75	82.25	24.11	106.34
075-100-005-000	04	0.75	82.25	24.11	106.34
075-100-006-000	04	0.75	82.25	24.11	106.34
075-100-007-000	04	0.75	82.25	24.11	106.34
075-100-008-000	04	0.75	82.25	24.11	106.34
075-100-009-000	04	0.75	82.25	24.11	106.34
075-100-010-000	04	0.75	82.25	24.11	106.34
075-100-011-000	04	0.75	82.25	24.11	106.34
075-100-012-000	04	0.75	82.25	24.11	106.34
075-100-013-000	04	0.75	82.25	24.11	106.34
075-100-014-000	04	0.75	82.25	24.11	106.34
075-100-015-000	04	0.75	82.25	24.11	106.34
075-100-016-000	04	0.75	82.25	24.11	106.34
075-100-017-000	04	0.75	82.25	24.11	106.34
075-100-018-000	04	0.75	82.25	24.11	106.34
075-100-019-000	04	0.75	82.25	24.11	106.34
075-100-020-000	04	0.75	82.25	24.11	106.34
075-100-021-000	04	0.75	82.25	24.11	106.34
075-100-022-000	04	0.75	82.25	24.11	106.34
075-100-023-000	04	0.75	82.25	24.11	106.34
075-100-024-000	04	0.75	82.25	24.11	106.34
075-100-025-000	04	0.75	82.25	24.11	106.34
075-100-026-000	04	0.75	82.25	24.11	106.34
075-100-027-000	04	0.75	82.25	24.11	106.34
075-100-028-000	04	0.75	82.25	24.11	106.34
075-100-029-000	04	0.75	82.25	24.11	106.34
075-100-030-000	04	0.75	82.25	24.11	106.34
075-100-031-000	04	0.75	82.25	24.11	106.34
075-100-032-000	04	0.75	82.25	24.11	106.34
075-100-033-000	04	0.75	82.25	24.11	106.34
075-100-034-000	04	0.75	82.25	24.11	106.34
075-100-035-000	04	0.75	82.25	24.11	106.34
075-100-036-000	04	0.75	82.25	24.11	106.34
075-100-037-000	04	0.75	82.25	24.11	106.34
075-100-038-000	04	0.75	82.25	24.11	106.34
075-100-039-000	04	0.75	82.25	24.11	106.34
075-100-040-000	04	0.75	82.25	24.11	106.34
075-100-041-000	04	0.75	82.25	24.11	106.34
075-100-042-000	04	0.75	82.25	24.11	106.34
075-100-043-000	04	0.75	82.25	24.11	106.34
075-100-044-000	04	0.75	82.25	24.11	106.34
075-100-045-000	04	0.75	82.25	24.11	106.34
075-100-046-000	04	0.75	82.25	24.11	106.34
075-100-047-000	04	0.75	82.25	24.11	106.34
075-100-048-000	04	0.75	82.25	24.11	106.34
075-102-001-000	04	4.32	473.73	138.89	612.60
075-102-002-000	04	0.91	99.79	29.26	129.04
075-102-003-000	04	3.01	330.08	96.77	426.84
Total		2,228.45	\$261,317.59	\$67,914.88	\$329,209.88

*Total may differ from budget due to rounding.

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, the City Council, desires to levy and collected annual assessments against parcels of land within said territory designated as “**Riverbank Crossroads Landscaping and Lighting District**” (hereafter referred to as the “District”) and the Zones therein for Fiscal Year 2022/2023 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, 2022, and ending June 30, 2023, 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 28, 2022, 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE CROSSROADS LANDSCAPING AND LIGHTING DISTRICT AS FOLLOWS:

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

Section 2 The City Council desires to levy and collect assessments against parcels of land within the District for the fiscal year commencing July 1, 2022 and ending June 30, 2023, 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, 2022 and ending June 30, 2023 is apportioned by a formula and method which fairly distributes the net amount among all eligible parcels in proportion to the special benefits to be received by each parcel from the improvements and services and is satisfied that the assessments are levied without regard to property valuation.

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

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

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

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

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

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

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

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

Section 10 The adoption of this Resolution constitutes the District levy for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.7

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

Subject/ Title: Riverbank Storm Drain Maintenance District No. 2006-01 (Heartlands):

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 2022/2023

From: Marisela H. Garcia, 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 2022/2023.

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 2022/2023.

The annual levy per EDU will increase by 5% from \$37.62 to \$39.50 to cover maintenance costs.

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 2022/2023.

FISCAL IMPACT

The annual assessment for residential parcels in the Riverbank Storm Drain District No. 2006-01 (Heartlands) for Fiscal Year 2022/2023 is as follows:

	<u>FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Residential Parcel Assessments	\$37.62	\$39.50	\$1.88

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. Draft City Council Resolution 2022 , Ordering the Levy and Collection of Assessments
2. Engineer's Annual Levy Report Riverbank Storm Drain District No. 2006-01 (Heartlands) Fiscal Year 2022/2023

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

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, 2022 and ending June 30, 2023 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, 2022 and ending June 30, 2023 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE RIVERBANK STORM DRAIN MAINTENANCE DISTRICT NO. 2006-01 (HEARTLANDS) AS FOLLOWS:

Section 1 Following notice duly given, the City Council has held a full and fair Public Hearing regarding the District, the levy and collection of assessments, the Report prepared in connection therewith, and considered all oral and written

statements, protests, and communications made or filed by interested persons regarding these matters.

Section 2 Based upon its review (and amendments, as applicable) of the Report, the City Council hereby finds and determines that:

- i) The land within the District will receive special benefit by the operation, maintenance, and servicing of improvements and facilities located in public places within the boundaries of the District; and,
- ii) The District includes all of the lands so benefited; and,
- iii) The net amount to be assessed upon the lands within the District in accordance with the fee for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023 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, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

**Attachment: Engineer's Report – Storm Drain Maintenance District No. 2006-01
(Heartlands) L&L for FY 2022-23**



City of Riverbank

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

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022

Public Hearing: June 28, 2022



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Suite 200
Temecula, CA 92590
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F 951.587.3510

www.willdan.com

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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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INTRODUCTION

Pursuant to the provisions of the Benefit Assessment Act of 1982, being *Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California commencing with Section 54703* (hereafter referred to as the “1982 Benefit Act”), and in compliance with the substantive and procedural requirements of the *California State Constitution, Article XIII D* (hereafter referred to as the “California Constitution”), the City Council of the City of Riverbank, County of Stanislaus, State of California (hereafter referred to as “City”), in connection with the proceedings required for the assessment of the special benefit assessment district designated as:

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

(hereafter referred to as “District”), to provide for the maintenance and operation of storm drain facilities and improvements associated with the development of properties therein. Said District shall include all lots and parcels of land within the City of Riverbank that receive direct and special benefits from the improvements including the residential subdivisions known as the Heartlands and the Cottages as well as the commercial development located on the north side of Claribel Road between Oakdale Road and the MID Lateral No. 6 (hereafter referred to as the “Crossroads Commercial Center”). This Engineer’s Report (hereafter referred to as “Report”) describes the District, the improvements therein, any annexations or other modifications to the District, including any substantial changes to the improvements, the method of apportionment, the boundaries of the District, and financial information including the district budgets and proposed annual assessments for Fiscal Year 2022/2023. 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 2022/2023.

Pursuant to the 1982 Benefit Act, in no case shall the annual assessments exceed the maximum assessment rate (including the annual inflationary adjustment) established and approved by the property owners as part of the formation proceedings, without subsequent approval of the property owners of such new or increased assessment in accordance with the provisions of the California Constitution, *Article XIII D*. It should be noted that an increased assessment to an individual property resulting from changes in development or land use does not constitute an increased assessment.

This Report consists of five (5) parts:

Plans and Specifications: A description of the District boundaries and the improvements associated with said District. This District is a single benefit zone encompassing all properties within the territory identified as the Heartlands, the Cottages and the Crossroads Commercial Center.

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

District Budget: An estimate of the annual costs to maintain and service the storm drain improvements installed and constructed as part of the development of properties within the District. The maximum assessment and assessment range formula established for the District is based on the development plans and estimated annual cost and expenses associated with the improvements at build-out. The assessments to provide the improvements shall be based on the estimated net annual cost of operating and maintaining of the District improvements for that fiscal year. The maximum assessment (Rate per Equivalent Benefit Unit) identified in the budget of this Report establishes the initial maximum assessment for the District in Fiscal Year 2022/2023.

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

County Assessor's maps for a detailed description of the lines and dimensions of each lot and parcel of land within the District.

Assessment Roll: A listing of the assessment amount to be presented to the property owners of record. Said assessment amounts represent each parcel's proportional special benefit from the improvements and services to be provided by the District based on an initial maximum assessment rate per Equivalent Benefit Unit (EBU). The maximum assessment rate has been established based on the planned development of properties within the District and the net annual cost to maintain and service the improvements as outlined in the District budget and method of apportionment described herein.

PART I - PLANS AND SPECIFICATIONS

A. DESCRIPTION OF THE DISTRICT

The territory within the District consists of all lots, parcels and subdivisions of land within the residential and commercial subdivisions known as the Heartlands, the Cottages and the Crossroads Commercial Center, which encompass an area of land totaling approximately eighty-eight acres (88.11 acres) of which approximately four acres (4.01 acres) is the drainage basin area, twenty-two acres (22.22 acres) that represents the area of residential development consisting of one hundred fifty-two (152) planned single-family residential units and approximately sixty-two acres (61.88 acres) that represents the area of commercial development. The residential area includes the subdivisions of the Heartlands and the Cottages representing 96 and 56 single-family residential homes, respectively. The District and parcels therein are generally located:

East of Oakland Road,
North of Claribel Road, and
South and West of the M.I.D Lateral No. 6.

The parcels within the District at the time of the Resolution of Intention are identified by the Stanislaus County Assessor's Office as:

Parcel number 075-097-043 for the drainage basin area, which is located on the northwest corner of the District;

All parcels within Book 075 Pages 096, 097 and 098 for the residential subdivisions known as the Heartlands and the Cottages, which are located along the northern areas of the District; and

All parcels within Book 075 Page 093 for the commercial area referred to as the Crossroads Commercial Center that is located south of the planned residential development within the District, with the exception of parcel number 075-093-026-000 which is the Hetch Hetchy 110' R O W.

B. IMPROVEMENTS AUTHORIZED BY THE 1972 ACT

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

- The installation or planting of landscaping.

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

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

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

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

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

- The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

C. DESCRIPTION OF IMPROVEMENTS AND SERVICES

The purpose of this District is to ensure the ongoing maintenance, operation and servicing of storm drain improvements established or installed in connection with development of properties within the District. The improvements may consist of all or a portion of the storm drain infrastructure and appurtenant facilities within and associated with the development of properties within the residential subdivisions known as the Heartlands and the Cottages, and the commercial development located on the north side of Claribel Road between Oakdale Road and the MID Lateral No. 6, referred to as the Crossroads Commercial Center. The District improvements generally include but are not limited to inlets, catch basins, storm-drain-pipes, outlets, pumps, filters, drainage basins, and appurtenant facilities. The special benefit assessments to be levied for this District are intended to provide a revenue source for the ongoing maintenance and servicing of these District improvements including, but not limited to the materials, equipment, labor and administrative expenses. However, the assessments are not intended to fund reconstruction or major renovations of the improvements and facilities.

Development of each of the properties within the District to their full potential required the construction and installation of the four-acre drainage basin area located in the northwest section of the District and related storm drain infrastructure within the District to address water run-off from these properties. The construction and installation of these improvements and facilities were only necessary for the development of these properties and the ongoing maintenance and servicing of these improvements provided by this District are only necessary to ensure the integrity of these improvements and facilities associated with those properties. The facilities and services to be funded through the District assessments are generally described as:

Improvements and Facilities

The Storm Drain improvements and facilities to be maintained by the District include the four-acre drainage basin site constructed in the northern portion of the District (Assessor's Parcel Number 075-097-043) and the related facilities and infrastructure located within that site (referred to here as basin-site improvements), as well as the pipes, catch basins, inlets and related drainage facilities within the residential and commercial development areas that collect and direct water flow to this drainage basin (referred to here as property-site improvements). The facilities and infrastructure to be funded through the District assessments generally include:

Basin-site Improvements

A 2.95 acre drainage basin facility with 4 inch concrete reinforced side slopes and a soil composition floor that will naturally become vegetated through volunteer native plants; Approximately one acre of "upland" area surrounding the 2.95 acre drainage basin that is primarily constructed of compacted aggregate base material; A 6 foot high chain link fence along the perimeter of the "upland" area surrounding the drainage basin; An 8 inch

concrete reinforced access ramp to the basin floor; Drainage infrastructure facilities within the drainage basin site that include but are not limited to: A twenty foot wide rip-rap swale made up of 4-6" angular rock with a perforated sub-drain underneath the rip-rap to remove silt and sediment from the water runoff entering the basin (required by the Modesto Irrigation District); Screened inlets and galvanized steel storm drain grates; A lift/pump station; Four (4) catch basins; Two (2) cleanouts; One (1) manhole; and Approximately 1,005 linear feet of drain pipe including: 437 linear feet of 10" PVC gravity line. 168 linear feet of 10" PVC forced main line from the pump station to the MID canal. 143 linear feet of 12" perforated PVC. 199 linear feet of 18" RCP. 58 linear feet of 54" RCP (from basin inlet to Oakdale Road RW).

Property-site Improvements

The overall storm drain system to be maintained by the District includes various pipes, catch basins, inlets and other facilities within public right-of-ways and easements that collect and direct water flow from the residential and commercial properties of the District to the drainage basin. These improvements generally include: 73 storm drain manholes; 80 catch basins; and 123,057 lineal feet of piping tributary to the basin.

A detailed description of the storm drain improvement plans associated with the various property developments within the District are on file with the City Engineer and by reference these plans and specifications are made part of this Report.

Maintenance and Services

Annual inspection and stencil maintenance of inlets & catch basins; Cleaning and maintenance of catch basins, cleanouts, manholes, inlet structure and outlet structure as needed, including permits and documentation requirements; Periodic cleaning of storm drain pipes, including permits and documentation requirements; Annual landscape maintenance and rodent control of the drainage basin area; Periodic vegetation and debris control within the drainage basin; Cleaning, debris removal and de-silting of drainage basin and/or biofilter areas as needed; Minor repair of the storm drain outlets if damaged or any other damaged facilities caused by flooding (major repairs or reconstruction are excluded); Regular operational costs to maintain and clean drainage basin pump and filters, including electrical costs (major repairs or replacement are excluded); Annual maintenance and repair of the fencing around the drainage basin.

PART II - METHOD OF APPORTIONMENT

A. BENEFIT ANALYSIS

The 1982 Act permits the establishment of assessment districts by agencies for the purpose of providing for the maintenance, operation and servicing of drainage and flood control improvements. The 1982 Act further requires that the cost of these improvements be levied according to benefit rather than assessed value:

"The amount of the assessment imposed on any parcel of property shall be related to the benefit to the parcel which will be derived from the provision of the service".

Furthermore:

“The annual aggregate amount of the assessment shall not exceed the estimated annual cost of providing the service, except that the legislative body may, by resolution, determine that the estimated cost of work authorized ... is greater than can be conveniently raised from a single annual assessment and order that the estimated cost shall be raised by an assessment levied and collected in installments.... The revenue derived from the assessment shall not be used to pay the cost of any service other than the service for which the assessment was levied.

The method of apportionment described in this Report for allocation of special benefit assessments utilizes commonly accepted engineering practices in compliance with the provisions of the 1982 Act and the California Constitution. The formulas used for calculating assessments reflects the composition of parcels within the District and the improvements and services provided, to fairly apportion the costs based on the special benefits to each parcel.

Each of the improvements and services, and the associated costs and assessments, have been carefully reviewed, identified and allocated based on special benefit pursuant to the provisions of the 1982 Act and the California Constitution. The storm drain improvements associated with this District were necessary and essential requirements for the development of the properties within the District to their full potential, consistent with the development plans and applicable portions of the City General Plan. As such, the ongoing operation, servicing and maintenance of those improvements would otherwise be the direct financial obligation of each individual property owner. Since the parcels to be assessed within the District would not have been developed in the absence of these improvements and facilities, each parcel has a direct investment in the proper maintenance of the various improvements that is over and above any general benefits that may be conferred by such improvements and services.

The ongoing maintenance and servicing of the District improvements is an integral part of the use and preservation of the properties within the District. Such services to be funded by annual assessments confer a particular and distinct special benefit to those parcels. The proper maintenance and servicing of the storm drain system ensures proper water flow and control of excess water during periods of rain, which is essential to the preservation and protection of private property. The storm drain system contributes to a specific enhancement of the parcels within the District and the absence of adequate maintenance and servicing of these improvements could eventually have a negative impact on those properties.

Although the improvements may include storm drain facilities that connect to similar facilities outside the District boundaries, it is clear that the construction and installation of these improvements were only necessary for the development of properties within the District. As such, it has been determined that the ongoing maintenance, servicing, and operation of the District improvements provide no measurable general benefit to properties outside the District or to the public at large, but clearly provide distinct and special benefits to properties within the District. Any improvement or portion thereof

(particularly off-site storm drain facilities) that may be considered general benefit shall be funded by other revenue sources and not included as part of the special benefit assessments allocated to properties within this District. However, the costs associated with installation or improvement of any future off-site facilities that benefit the parcels within this District as well as other properties (shared benefit) may be allocated to the parcels within the District based on their proportional special benefit from such improvements.

B. ASSESSMENT METHODOLOGY

All costs associated with the improvements and services shall be fairly distributed among the parcels based upon the special benefit received by each parcel. Additionally, in compliance with the *California Constitution Article XIID, Section 4*, each parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred to that parcel. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels within the District as well as the actual or planned development of each property as compared to other parcels that benefit from the improvements.

While the parcels within this District include both planned residential development and commercial development, they share a common need to control water runoff associated with their property. It has therefore been determined that the overall acreage of property development (gross acreage) within the District and each parcel's proportional share of that acreage provides a direct correlation to the special benefit each property receives from the improvements and services because it provides a fair and reasonable correlation to each parcel's proportional water runoff and demand on the storm drain infrastructure. Although the specific development of each property may have some impact on the amount of water runoff associated with that property due to variations in the surface area (natural or landscaped surfaces versus building footprint or asphalt area), the need for a well maintained storm drain system is essential to all property development and variations in the development of each property is considered inconsequential to the benefits associated with that storm drain system.

The following table provides a summary of the development acreage within the District that will benefit from the improvements and services to be provided through the revenues collected through the District's annual assessments.

Acreage by Land Use		
Land Use	Acreage	Percentage of 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.

$$\text{All Residential Property EBUs} + \text{Commercial Property EBU's} = \text{Total Parcels' EBU}$$

An assessment amount per EBU (Assessment Rate) for the improvements is established by taking the total net annual cost budgeted for the improvements and dividing that amount by the total number of EBU's.

$$\text{Total Balance to Levy} / \text{Total EBUs} = \text{Assessment Rate per EBU}$$

This Rate is then applied back to each parcel's individual EBU to determine the parcel's proportionate benefit and annual assessment obligation for the improvements.

$$\text{Assessment Rate per EBU} \times \text{Each Parcel's Assigned EBU} = \text{Parcel's Levy Amount}$$

C. ASSESSMENT RANGE FORMULA

Any new or increased assessment requires certain noticing and meeting requirements by law. Prior to the passage of Proposition 218 (*California Constitution, Articles XIII C and XIII D*), legislative changes in the Brown Act defined a "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through Senate Bill 919 (Proposition 218 implementing legislation).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. As part of the District formation, balloting of property owners is required pursuant to the *California Constitution, Article XIII D, Section 4*. As part of the District formation, the notice and assessment ballots presented to the property owners for approval, included a maximum assessment amount for Fiscal Year 2006/2007 (initial maximum assessment), identification of the corresponding maximum assessment rate and a summary of the assessment range formula described herein.

The assessment range formula for this District shall be applied to all future assessments and is generally defined, if the annual assessment (levy per EBU) for the upcoming fiscal year is less than or equal to the adjusted Maximum Assessment, then the annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the (Initial) Maximum Assessment established for fiscal year 2006/2007 adjusted

annually by the annual percentage change in the February Consumer Price Index (CPI) for the San Francisco-Oakland-Hayward Area for All Urban Consumers. The Maximum Assessment for Fiscal Year 2021/2022 was \$775.67/EBU. The CPI for 2022 is 5.19% increasing the Maximum Assessment for Fiscal Year 2022/2023 to \$815.95/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 – 2022/2023 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		
<i>Annual Maintenance</i>		
Inspection & Abatement: Drainage Basins		\$1,500
Landscape Maintenance: Drainage Basins (Including Utilities)		6,100
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		\$15,024
Total Annual Direct Costs: Storm Drain Improvements		\$15,024
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		\$22,079
Reserve Collection/ (Transfers)		55
City Loan — Repayment/(Advance)		0
Total Levy Adjustments		55
BALANCE TO LEVY		\$22,134
DISTRICT STATISTICS		
Total Parcels		175
Parcels Levied		175
Total EBU		84.05
Levy per EBU		\$263.34
Maximum Levy per EBU		\$815.95
FUND BALANCE INFORMATION		
Beginning Reserve Fund Balance		\$81,028
Reserve Fund Activity		55
Ending Reserve Fund Balance		\$81,083

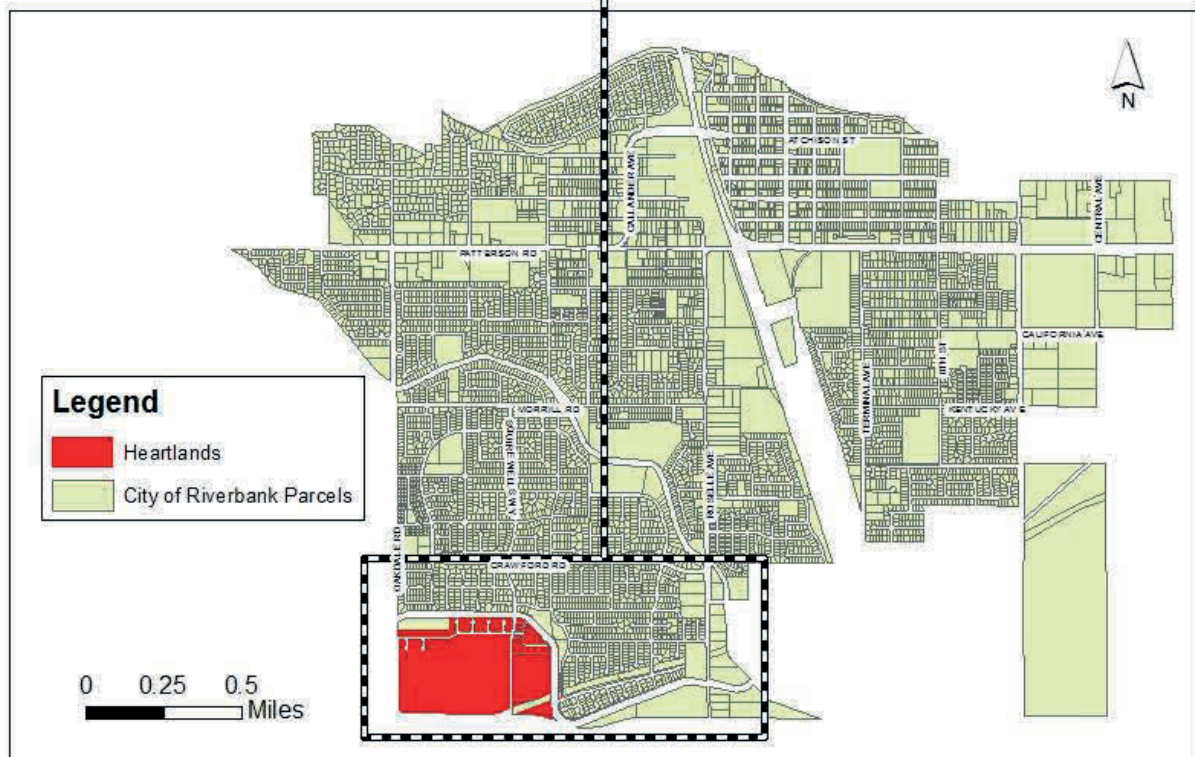
PART IV - DISTRICT DIAGRAMS

The parcels within the Riverbank Storm Drain District No. 2006-01 (Heartlands) consist of all lots, parcels and subdivisions of land located in the planned residential development known as Heartlands. The District covers approximately ninety and one-half acres (90.54 acres).

The following District Diagram is based on the Stanislaus County Assessor's Maps and the Stanislaus County Assessor's Secured Roll and identifies all the parcels of land within the District. The combination of this map and the Assessment Roll contained in this report constitute the District Assessment Diagram.



City of Riverbank Storm Drain Maintenance District No. 2006-1 (Heartlands)



PART V – 2022/2023 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	\$94.80
075-093-025-000	2.11	555.64
075-093-030-000	10.96	2,886.20
075-093-031-000	10.00	2,633.40
075-093-034-000	1.81	476.64
075-093-035-000	0.90	237.00
075-093-036-000	1.08	284.40
075-093-037-000	0.73	192.22
075-093-038-000	1.35	355.50
075-093-039-000	1.14	300.20
075-093-040-000	0.95	250.16
075-093-041-000	6.57	1,730.14
075-093-043-000	1.45	381.84
075-093-047-000	0.84	221.20
075-093-049-000	1.28	337.06
075-093-051-000	6.21	1,635.34
075-093-052-000	4.68	1,232.42
075-093-053-000	1.63	429.24
075-093-054-000	1.43	376.56
075-093-058-000	1.43	376.56
075-093-061-000	2.00	526.68
075-093-062-000	1.21	318.64
075-093-063-000	1.13	297.56
075-096-001-000	0.15	39.50
075-096-002-000	0.15	39.50
075-096-003-000	0.15	39.50
075-096-004-000	0.15	39.50
075-096-005-000	0.15	39.50
075-096-006-000	0.15	39.50
075-096-007-000	0.15	39.50
075-096-008-000	0.15	39.50
075-096-009-000	0.15	39.50
075-096-010-000	0.15	39.50
075-096-011-000	0.15	39.50
075-096-012-000	0.15	39.50
075-096-013-000	0.15	39.50
075-096-014-000	0.15	39.50
075-096-015-000	0.15	39.50
075-096-016-000	0.15	39.50
075-096-017-000	0.15	39.50
075-096-018-000	0.15	39.50
075-096-019-000	0.15	39.50
075-096-020-000	0.15	39.50
075-096-021-000	0.15	39.50
075-096-022-000	0.15	39.50
075-096-023-000	0.15	39.50
075-096-024-000	0.15	39.50
075-096-025-000	0.15	39.50
075-096-026-000	0.15	39.50
075-096-027-000	0.15	39.50
075-096-028-000	0.15	39.50
075-096-029-000	0.15	39.50

APN	EBU	Charge
075-096-030-000	0.15	39.50
075-096-031-000	0.15	39.50
075-096-032-000	0.15	39.50
075-096-033-000	0.15	39.50
075-096-034-000	0.15	39.50
075-096-035-000	0.15	39.50
075-096-036-000	0.15	39.50
075-096-037-000	0.15	39.50
075-096-038-000	0.15	39.50
075-096-039-000	0.15	39.50
075-096-040-000	0.15	39.50
075-096-041-000	0.15	39.50
075-096-042-000	0.15	39.50
075-096-043-000	0.15	39.50
075-096-044-000	0.15	39.50
075-096-045-000	0.15	39.50
075-096-046-000	0.15	39.50
075-096-047-000	0.15	39.50
075-096-048-000	0.15	39.50
075-096-049-000	0.15	39.50
075-096-050-000	0.15	39.50
075-096-051-000	0.15	39.50
075-096-052-000	0.15	39.50
075-096-053-000	0.15	39.50
075-096-054-000	0.15	39.50
075-097-001-000	0.15	39.50
075-097-002-000	0.15	39.50
075-097-003-000	0.15	39.50
075-097-004-000	0.15	39.50
075-097-005-000	0.15	39.50
075-097-006-000	0.15	39.50
075-097-007-000	0.15	39.50
075-097-008-000	0.15	39.50
075-097-009-000	0.15	39.50
075-097-010-000	0.15	39.50
075-097-011-000	0.15	39.50
075-097-012-000	0.15	39.50
075-097-013-000	0.15	39.50
075-097-014-000	0.15	39.50
075-097-015-000	0.15	39.50
075-097-016-000	0.15	39.50
075-097-017-000	0.15	39.50
075-097-018-000	0.15	39.50
075-097-019-000	0.15	39.50
075-097-020-000	0.15	39.50
075-097-021-000	0.15	39.50
075-097-022-000	0.15	39.50
075-097-023-000	0.15	39.50
075-097-024-000	0.15	39.50
075-097-025-000	0.15	39.50
075-097-026-000	0.15	39.50
075-097-027-000	0.15	39.50
075-097-028-000	0.15	39.50
075-097-029-000	0.15	39.50
075-097-030-000	0.15	39.50

APN	EBU	Charge
075-097-031-000	0.15	39.50
075-097-032-000	0.15	39.50
075-097-033-000	0.15	39.50
075-097-034-000	0.15	39.50
075-097-035-000	0.15	39.50
075-097-036-000	0.15	39.50
075-097-037-000	0.15	39.50
075-097-038-000	0.15	39.50
075-097-039-000	0.15	39.50
075-097-040-000	0.15	39.50
075-097-041-000	0.15	39.50
075-097-042-000	0.15	39.50
075-098-001-000	0.15	39.50
075-098-002-000	0.15	39.50
075-098-003-000	0.15	39.50
075-098-004-000	0.15	39.50
075-098-005-000	0.15	39.50
075-098-006-000	0.15	39.50
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075-098-012-000	0.15	39.50
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075-098-032-000	0.15	39.50
075-098-033-000	0.15	39.50
075-098-034-000	0.15	39.50
075-098-035-000	0.15	39.50
075-098-036-000	0.15	39.50
075-098-037-000	0.15	39.50
075-098-038-000	0.15	39.50
075-098-039-000	0.15	39.50
075-098-040-000	0.15	39.50

APN	EBU	Charge
075-098-041-000	0.15	39.50
075-098-042-000	0.15	39.50
075-098-043-000	0.15	39.50
075-098-044-000	0.15	39.50
075-098-045-000	0.15	39.50
075-098-046-000	0.15	39.50
075-098-047-000	0.15	39.50
075-098-048-000	0.15	39.50
075-098-049-000	0.15	39.50
075-098-050-000	0.15	39.50
075-098-051-000	0.15	39.50
075-098-052-000	0.15	39.50
075-098-053-000	0.15	39.50
075-098-054-000	0.15	39.50
075-098-055-000	0.15	39.50
075-098-056-000	0.15	39.50
Total	84.05	\$22,133.40

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.8

SECTION 10: PUBLIC HEARING

Meeting Date: June 28, 2022

Subject/ Title: Sterling Ridge Storm Drain Maintenance District:

A Resolution of the City Council of the City of Riverbank, County of Stanislaus, State of California, Ordering the Levy and Collection of Assessments Within the Sterling Ridge Benefit Assessment District for Fiscal Year 2022/2023

From: Marisela H. Garcia, 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 2022/2023.

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 2022/2023.

The annual levy per EDU will increase by 6% from \$65.22 to \$69.13 to cover maintenance costs.

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 2022/2023.

FISCAL IMPACT

The annual assessments for parcels in the Riverbank Storm Drain District No. 05-01 (Sterling Ridge) for Fiscal Year 2022/2023 is as follows:

	<u>PRIOR FY 21/22</u>	<u>FY 22/23</u>	<u>Change in Assessment</u>
Annual Parcel Assessments	\$65.22	\$69.13	\$3.91

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. Draft City Council Resolution 2022- , Ordering the Levy and Collection of Assessments
2. Engineer's Annual Report Riverbank Storm Drain District No. 05-01 (Sterling Ridge) Engineer's Report for Fiscal Year 2022/2023

CITY OF RIVERBANK

RESOLUTION 2022-

**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 2022/2023**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE "CITY COUNCIL") DOES HEREBY RESOLVE THAT:

WHEREAS, the City Council has by previous Resolutions initiated proceedings and declared its intention to levy assessments for the Sterling Ridge Benefit Assessment District (hereafter referred to as the "District") for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023 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, 2022 and ending June 30, 2023 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, DETERMINED, AND ORDERED BY THE CITY COUNCIL OF THE CITY OF RIVERBANK FOR THE STERLING RIDGE BENEFIT ASSESSMENT DISTRICT AS FOLLOWS:

Section 1 Following notice duly given, the City Council has held a full and fair Public Hearing regarding the District, the levy and collection of assessments, the Report prepared in connection therewith, and considered all oral and written

statements, protests, and communications made or filed by interested persons regarding these matters.

Section 2 Based upon its review (and amendments, as applicable) of the Report, the City Council hereby finds and determines that:

- i) the land within the District will receive special benefit by the operation, maintenance, and servicing of improvements and facilities located in public places within the boundaries of the District; and,
- ii) the District includes all of the lands so benefited; and,
- iii) the net amount to be assessed upon the lands within the District in accordance with the fee for the Fiscal Year commencing July 1, 2022 and ending June 30, 2023 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, 2022 and ending June 30, 2023.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Engineer's Report – Storm Drain District No. 05-01 (Sterling Ridge Benefit Assessment District) L&L for FY 2022-23



City of Riverbank

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

2022/2023 ENGINEER'S ANNUAL LEVY REPORT

Intent Meeting: June 14, 2022

Public Hearing: June 28, 2022

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Temecula, CA 92590
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F 951.587.3510



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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 2022/2023, 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 14th day of June, 2022.

Willdan Financial Services
Assessment Engineer

By: 

Tony Thrasher, Senior Project Manager
District Administration Services

By: 

Tyrone Peter
PE # C 81888



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INTRODUCTION

Pursuant to the provisions of the *Benefit Assessment Act of 1982*, being *Chapter 6.4, Division 2, Title 5 of the Government Code of the State of California* commencing with *Section 54703* (hereafter referred to as the “1982 Benefit Act”), and in compliance with the substantive and procedural requirements of the *California State Constitution, Article XIID* (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 2022/2023, 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 2022/2023. 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 2022/2023.

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 XIID*. 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 2022/2023.

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 XIID, Section 4*, a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel and a parcel may only be assessed for special benefits received.

All improvements and services associated with the District have been identified as necessary, required and/or desired for the orderly development of the properties within the District to their full potential and consistent with the proposed development plans and the City's General Plan. As such, these improvements would be necessary and required of individual property owners for the development of such properties and the ongoing operation, servicing and maintenance of the improvements and facilities would be the financial obligation of those properties. Therefore, the storm drain facilities and infrastructure, and the annual costs of ensuring the maintenance and operation of these improvements provide special benefits to the properties within the District. However, it is also recognized that a portion of the District improvements and services provides some benefits to properties outside the District boundaries or to the public at large and are therefore considered general benefit. Specifically, the drainage basin and related facilities including the drainage basin landscaping, fencing and pumps benefit developments in the area. All District costs have been identified as special benefit and shall be allocated to each property in proportion to the special benefits received.

B. ASSESSMENT METHODOLOGY

The method of apportionment for the District calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels within the District. The special benefit received by each lot or parcel is equated to the overall land use of parcels within the District based on the parcel's actual land use or proposed development.

It has been determined that each of the residential parcels within the District receives special benefits from all the improvements to be funded by annual assessments and, based on the planned property development, a single zone of benefit is appropriate for the

allocation of the assessments and proportional benefit. At the writing of this Report, the parcels within the District had not been fully subdivided, based on available parcel information from the County Assessor's Office. Therefore, the parcels within the District may be identified by one of the following land use classifications and is assigned a weighting factor known as an Equivalent Benefit Unit (EBU) that best reflects both the current and proposed use of each parcel. The EBUs calculated for a specific parcel defines that parcel's proportional special benefits from the proposed District improvements, facilities and services.

Equivalent Benefit Units

To assess benefits equitably it is necessary to relate each property's proportional special benefits to the special benefits of all other properties within the District. The EBU method of apportioning assessments uses the single-family home site as the basic unit of assessment. A single-family home site equals one EBU. All other land uses are converted to EBUs based on an assessment formula that equates the property's specific development status, type of development (land use), and size of the property, as compared to a single-family home site.

The EBU method of apportioning special benefits is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1982 Benefit Act, as the benefits to each parcel from the improvements are apportioned as a function of land use type, size, and development. Although the EBU method of apportioning special benefit is commonly used and applied to districts that have a wide range of land use classifications (residential and non-residential use), this District is comprised of only residential properties and the following apportionment analysis of special benefit addresses only residential land uses. Not all land use types described in the following are necessarily applicable to the development of properties within this District, but are presented for comparison purposes to support the proportional special benefit applied to those land use types within the District:

EBU Application by Land Use:

Single-Family Residential — This land use is defined as a fully subdivided residential home site with or without a structure. This land use is assessed 1.00 EBU per lot or parcel. This EBU is the base value that all other properties are compared and weighted against.

Multi-Family Residential — This land use is defined as a fully subdivided residential parcel that has more than one residential unit developed on the property. This land use typically includes apartments, duplexes, triplex etc. It does not typically include condominiums, town-homes or mobile home parks. Based on average population densities and size of the structure as compared to a typical single-family residential unit, multi-family residential parcels shall be proportionately assessed for the parcel's total number of residential units utilizing a sliding benefit scale. Although multi-family properties typically receive similar benefits to that of a single-family residential property, it would not be reasonable to conclude that on a per unit basis, the benefits are equal. Studies have consistently shown that the average multi-family unit impacts infrastructure approximately 75% as much as a single-family residence (Sample Sources: Institute of Transportation Engineers Informational Report Trip Generation, Fifth Edition; Metcalf and Eddy, Wastewater

Engineering Treatment, Disposal, Reuse, Third Edition). These various studies indicate that most public improvements and infrastructure are utilized and impacted at reduced levels by multi-family residential units and a similar reduction in proportional benefit is appropriate. Furthermore, it is also reasonable to conclude that as the density (number of units) increases; the proportional benefit per unit tends to decline because the unit size and people per unit usually decreases. Based on these considerations and the improvements provided by this District, it has been determined that an appropriate allocation of special benefit for multi-family residential properties is best represented by the following special benefit assignment: 0.75 EBU per unit for the first 5 units; 0.50 EBU per unit for units 6 through 50; and 0.25 EBU per unit for all remaining units.

Condominium/Town-home Units — Condominiums and town-homes tend to share attributes of both single-family residential and multi-family residential properties and for this reason are identified as a separate land use classification. Like most single-family residential properties, these properties are not usually considered rental property and generally the County assigns each unit a separate APN or assessment number. However, condominiums and town-homes often have similarities to multi-family residential properties - they are generally zoned medium to high density and in some cases may involve multiple units on a single APN. In consideration of these factors it has been determined that an appropriate allocation of special benefit for condominiums, town-homes and similar residential properties is best represented by an assignment of 0.75 EBU per unit regardless of whether each unit is assigned an individual APN or there are multiple units assigned to an APN. There is no adjustment for parcels with more than five units.

Planned-Residential Development — This land use is defined as any property for which a tentative or final tract map has been filed and approved (a specific number of residential lots and units has been identified) and the property is expected to be subdivided within the fiscal year or is part of the overall improvement and development plan for the District. This land use classification oftentimes involves more than a single parcel (e.g. the approved tract map encompasses more than a single APN). Each parcel that is part of the approved tract map shall be assessed proportionately for the proposed or estimated residential type and units to be developed on that parcel as part of the approved tract map. Accordingly, each parcel is assigned an appropriate number of benefit units that reflects the development of that property at build-out. The EBU assigned to each parcel shall represent the combination of single-family, condominium, multi-family units to be developed.

Vacant Residential — This land use is defined as property currently zoned for residential development, but a tentative or final tract map for the property has not yet been approved. Based upon the opinions of professional appraisers who appraise market property values for real estate in Southern California, the land value portion of a property typically ranges from 20 to 30 percent of the total value of a developed residential property (the average is about 25 percent). Therefore, it has been determined that a reasonable allocation of special benefit for this type of property would parallel the twenty-five percent (25%) apportionment of property value and the number of single-family residential units typically developed per acre (an average of 4 units per acre). Based on these factors this land use shall be assigned 1.0 EBU per acre (4 units per acre x 25%). Parcels less than one acre shall be assigned a minimum of 1.0 EBU (similar to a vacant lot within a residential tract). Recognizing that the

full and timely utilization of vacant property is reduced as the size of the property increases, it has been determined that the maximum EBU assigned to a vacant residential parcel shall not exceed 25.0 EBU (parcels in excess of 25 acres are assigned 25.0 EBU).

Exempt Parcels — This land use identifies properties that are not assessed and are assigned 0.00 EBU. This land use classification may include but is not limited to:

- Lots or parcels identified as public streets and other roadways (typically not assigned an APN by the County);
- Dedicated public easements including open space areas, utility rights-of-way, greenbelts, parkways, parks or other publicly owned properties that are part of the District improvements or that have little or no improvement value;
- Private properties that cannot be developed independently from an adjacent property, such as common areas, sliver parcels, or bifurcated lots or properties with very restrictive development use.

These types of parcels are considered to receive little or no benefit from the improvements and are therefore exempted from assessment.

Special Cases — In many districts where multiple land use classifications are involved, there is usually one or more properties that the standard land use classifications or usual calculation of benefit will not accurately identify the special benefits received from the improvements. For example, a parcel may be identified as a Vacant Residential property, however only a small percentage of the parcel's total acreage can actually be developed. In this case, an appropriate calculation would be based on the net acreage that can be utilized rather than the gross acreage of the parcel. The following table provides a summary of land use types and the Equivalent Benefit Unit factors used to calculate each parcel's individual EBU as outlined above.

Land Uses and Equivalent Benefit Units

Property Type	Equivalent Benefit Units	Multiplier
Single-family Residential	1.00	Per Unit/Lot/Parcel
Multi-family Residential	0.75	Per Unit for the First 5 Units
	0.50	Per Unit for Units 6-50
	0.25	Per Unit for all remaining units
Condominium/Town-home	0.75	Per Unit
Planned-Residential Development	1.00	Per Planned SF Residential Lot
	0.75	Per Planned Condominium
	0.25	Per Unit for all remaining units
Vacant	1.00	Per Acre
Exempt Parcels	0.00	Per Parcel

The following formula is used to calculate each parcel's EBU (proportional benefit):

Parcel Type EBU x Acres or Units = Parcel EBU

The total number of EBUs is the sum of all individual EBUs applied to parcels that receive special benefit from the improvements. An assessment amount per EBU (Assessment Rate) for the improvements is established by taking the total cost of the improvements and dividing that amount by the total EBUs of all the parcels benefiting from the improvements. This Rate is then applied back to each parcel's individual EBU to determine the parcel's proportionate benefit and assessment obligation for the improvements.

Total Balance to Levy / Total EBU = Levy per EBU**Levy per EBU x Parcel EBU = Parcel Levy Amount****C. ASSESSMENT RANGE FORMULA**

Any new or increased assessment requires certain noticing and meeting requirements by law. Prior to the passage of Proposition 218 (California Constitution Articles XIIC and XIID), legislative changes in the Brown Act defined a "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through Senate Bill 919 (Proposition 218 implementing legislation).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. As part of the District formation, balloting of property owners was required pursuant to the *California Constitution, Article XIID, Section 4*.

The assessment range formula for this District shall be applied to all future assessments and is generally defined as: if the proposed annual assessment (levy per EBU) for the upcoming fiscal year is less than or equal to the adjusted Maximum Assessment, then the proposed annual assessment is not considered an increased assessment. The Maximum Assessment is equal to the (Initial) Maximum Assessment established for Fiscal Year 2005/2006 adjusted annually by the annual percentage change in the Consumer Price Index (CPI) for the San Francisco-Oakland-Hayward Area for All Urban Consumers. The Maximum Assessment Rate for Fiscal Year 2021/2022 was \$204.84 per EBU, the CPI increase for February 2022 is 5.19%. The adjusted Maximum Assessment Rate for Fiscal Year 2022/2023 is \$215.48 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 S

Storm Drain District No. 05-01 (Sterling Ridge)	General Benefit	Special Benefit	Total Budget
DIRECT COSTS			
<i>Annual Maintenance</i>			
Inspection & Abatement: Drainage Basins	\$1,265	\$1,335	\$2,600
Landscape Maint: Drainage Basins (incl utilities)	2,627	2,773	5,400
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	\$6,156	\$11,948	\$18,104
Total Annual Direct Costs	\$6,156	\$11,948	\$18,104
ADMINISTRATION COSTS			
City Administration & Overhead	\$0	\$4,100	\$4,100
Professional Fes & Services	0	2,300	2,300
County Administration Fee	0	102	102
Miscellaneous/Other Admin Fees	0	338	338
Total Annual Administration Costs	\$0	\$6,840	\$6,840
TOTAL DIRECT AND ADMIN COSTS	\$6,156	\$18,788	\$24,944
COLLECTIONS/(CREDITS) APPLIED TO LEVY			
Reserve Collection/(Transfer)	\$0	\$13	\$13
Capital Improvement Fund Collection/(Transfer)	0	0	0
Other Revenues/General Fund (Contributions)	0	0	0
TOTAL ADJUSTMENTS	\$0	\$13	\$13
BALANCE TO LEVY	\$6,156	\$18,801	\$24,957
DISTRICT STATISTICS			
Total Parcels			361
Parcels Levied			361
Total EBU			361.00
Levy per EBU			\$69.13
Maximum Levy per EBU			\$215.48
FUND BALANCE INFORMATION			
Beginning Reserve Fund Balance			\$80,428
Reserve Fund Activity			13
Ending Reserve Fund Balance			\$80,441

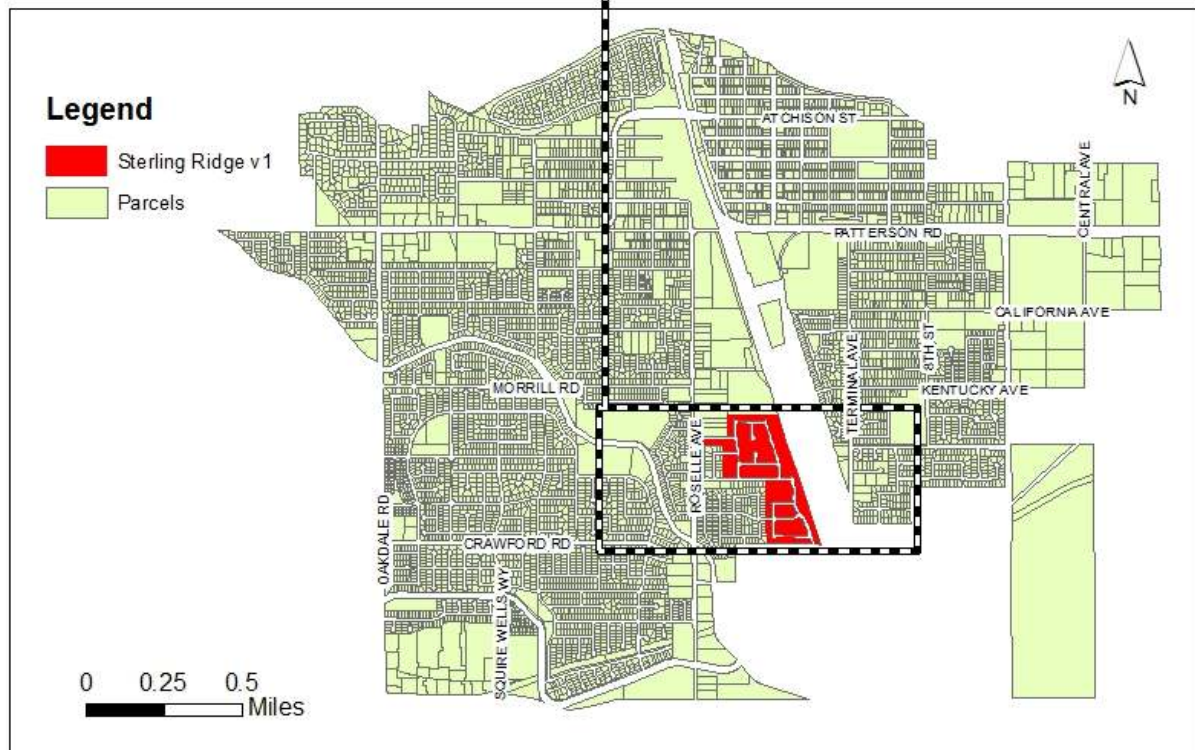
PART IV — DISTRICT BOUNDARY MAPS

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.

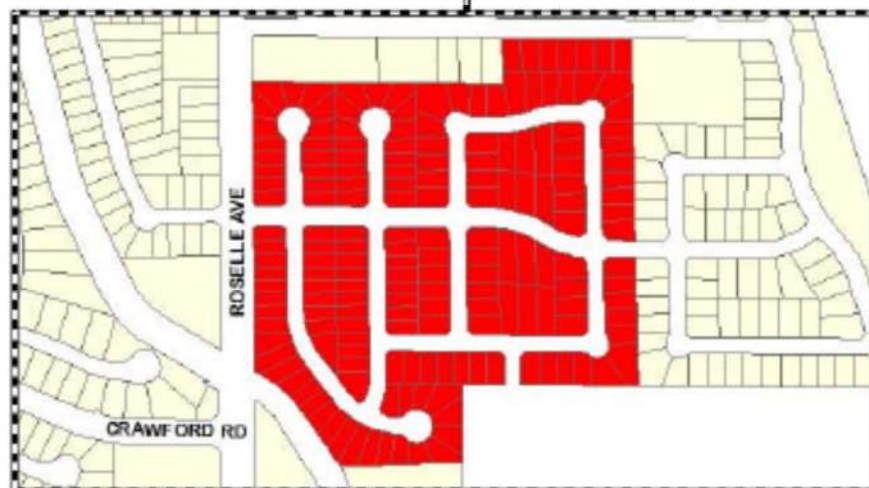


City of Riverbank Sterling Ridge Benefit Assessment District



Legend

- Sterling Ridge Storm Drain
- Parcels



PART V — 2022/2023 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	\$69.12
075-049-002-000	1.0	69.12
075-049-003-000	1.0	69.12
075-049-004-000	1.0	69.12
075-049-005-000	1.0	69.12
075-049-006-000	1.0	69.12
075-049-007-000	1.0	69.12
075-049-008-000	1.0	69.12
075-049-009-000	1.0	69.12
075-049-010-000	1.0	69.12
075-049-011-000	1.0	69.12
075-049-012-000	1.0	69.12
075-049-013-000	1.0	69.12
075-049-014-000	1.0	69.12
075-049-015-000	1.0	69.12
075-049-016-000	1.0	69.12
075-049-017-000	1.0	69.12
075-049-018-000	1.0	69.12
075-049-019-000	1.0	69.12
075-049-020-000	1.0	69.12
075-049-021-000	1.0	69.12
075-049-022-000	1.0	69.12
075-049-023-000	1.0	69.12
075-049-024-000	1.0	69.12
075-049-025-000	1.0	69.12
075-049-026-000	1.0	69.12
075-049-027-000	1.0	69.12
075-049-028-000	1.0	69.12
075-049-029-000	1.0	69.12
075-049-030-000	1.0	69.12
075-049-031-000	1.0	69.12
075-049-032-000	1.0	69.12
075-049-033-000	1.0	69.12
075-049-034-000	1.0	69.12
075-049-035-000	1.0	69.12
075-049-036-000	1.0	69.12
075-049-037-000	1.0	69.12
075-049-038-000	1.0	69.12
075-049-039-000	1.0	69.12
075-049-040-000	1.0	69.12
075-049-041-000	1.0	69.12
075-049-042-000	1.0	69.12
075-049-043-000	1.0	69.12
075-049-044-000	1.0	69.12
075-049-045-000	1.0	69.12
075-049-046-000	1.0	69.12
075-049-047-000	1.0	69.12
075-049-048-000	1.0	69.12
075-049-049-000	1.0	69.12
075-049-050-000	1.0	69.12

APN	EBU	Charge
075-049-051-000	1.0	69.12
075-049-052-000	1.0	69.12
075-049-053-000	1.0	69.12
075-049-054-000	1.0	69.12
075-049-055-000	1.0	69.12
075-049-056-000	1.0	69.12
075-049-057-000	1.0	69.12
075-049-058-000	1.0	69.12
075-049-059-000	1.0	69.12
075-049-060-000	1.0	69.12
075-049-061-000	1.0	69.12
075-049-062-000	1.0	69.12
075-049-063-000	1.0	69.12
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075-049-070-000	1.0	69.12
075-049-071-000	1.0	69.12
075-049-072-000	1.0	69.12
075-049-073-000	1.0	69.12
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075-049-076-000	1.0	69.12
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075-049-081-000	1.0	69.12
075-049-082-000	1.0	69.12
075-049-083-000	1.0	69.12
075-049-084-000	1.0	69.12
075-049-085-000	1.0	69.12
075-049-086-000	1.0	69.12
075-049-087-000	1.0	69.12
075-049-088-000	1.0	69.12
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075-088-001-000	1.0	69.12
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075-088-004-000	1.0	69.12
075-088-005-000	1.0	69.12
075-088-006-000	1.0	69.12
075-088-007-000	1.0	69.12
075-088-008-000	1.0	69.12

APN	EBU	Charge
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075-088-010-000	1.0	69.12
075-088-011-000	1.0	69.12
075-088-012-000	1.0	69.12
075-088-013-000	1.0	69.12
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075-088-015-000	1.0	69.12
075-088-016-000	1.0	69.12
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075-090-035-000	1.0	69.12
075-090-036-000	1.0	69.12
075-090-037-000	1.0	69.12

APN	EBU	Charge
075-090-038-000	1.0	69.12
075-090-039-000	1.0	69.12
075-090-040-000	1.0	69.12
075-090-041-000	1.0	69.12
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075-090-046-000	1.0	69.12
075-090-047-000	1.0	69.12
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075-090-063-000	1.0	69.12
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075-095-005-000	1.0	69.12
075-095-006-000	1.0	69.12
075-095-007-000	1.0	69.12
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075-095-021-000	1.0	69.12
075-095-022-000	1.0	69.12
075-095-023-000	1.0	69.12
075-095-024-000	1.0	69.12
075-095-025-000	1.0	69.12

APN	EBU	Charge
075-095-026-000	1.0	69.12
075-095-027-000	1.0	69.12
075-095-028-000	1.0	69.12
075-095-029-000	1.0	69.12
075-095-030-000	1.0	69.12
075-095-031-000	1.0	69.12
075-095-032-000	1.0	69.12
075-095-033-000	1.0	69.12
075-095-034-000	1.0	69.12
075-095-035-000	1.0	69.12
075-095-036-000	1.0	69.12
075-095-037-000	1.0	69.12
075-095-038-000	1.0	69.12
075-095-039-000	1.0	69.12
075-095-040-000	1.0	69.12
075-095-041-000	1.0	69.12
075-095-042-000	1.0	69.12
075-095-043-000	1.0	69.12
075-095-044-000	1.0	69.12
075-095-045-000	1.0	69.12
075-095-046-000	1.0	69.12
075-095-047-000	1.0	69.12
075-095-048-000	1.0	69.12
075-095-049-000	1.0	69.12
075-095-050-000	1.0	69.12
075-095-051-000	1.0	69.12
075-095-052-000	1.0	69.12
075-095-053-000	1.0	69.12
075-095-054-000	1.0	69.12
075-095-055-000	1.0	69.12
075-095-056-000	1.0	69.12
075-095-057-000	1.0	69.12
075-095-058-000	1.0	69.12
075-095-059-000	1.0	69.12
075-095-060-000	1.0	69.12
075-095-061-000	1.0	69.12
075-095-062-000	1.0	69.12
075-095-063-000	1.0	69.12
075-095-064-000	1.0	69.12
075-095-065-000	1.0	69.12
075-095-066-000	1.0	69.12
075-095-067-000	1.0	69.12
075-095-068-000	1.0	69.12
075-095-069-000	1.0	69.12
075-095-070-000	1.0	69.12
075-095-071-000	1.0	69.12
075-095-072-000	1.0	69.12
075-095-073-000	1.0	69.12
075-095-074-000	1.0	69.12
075-095-075-000	1.0	69.12

APN	EBU	Charge
075-095-076-000	1.0	69.12
075-095-077-000	1.0	69.12
075-095-078-000	1.0	69.12
075-095-079-000	1.0	69.12
075-095-080-000	1.0	69.12
075-095-081-000	1.0	69.12
075-095-082-000	1.0	69.12
075-095-083-000	1.0	69.12
075-095-084-000	1.0	69.12
075-095-085-000	1.0	69.12
075-095-086-000	1.0	69.12
Total	361.0	\$24,952.32

*Total may differ from budget due to rounding.

RIVERBANK CITY COUNCIL/ LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.9

SECTION 10: PUBLIC HEARINGS

Meeting Date:	June 28, 2022
Subject:	Fiscal Year 2022-2023 Annual Operating Budget
From:	Marisela H. Garcia, City Manager

RECOMMENDATION

It is recommended that the City Council consider adopting a Resolution approving the Fiscal Year 2022-2023 Annual Operating Budget.

SUMMARY

The City began its annual budgeting process in January 2022. 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 to begin expending funds in the new fiscal year beginning July 1, 2022.

BACKGROUND

With the assistance of the City's departments, the Fiscal Year 2022-23 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 2021-22 Fiscal Year with a 40% Reserve. Projections for the 2022-23 Fiscal Year are as follows:

Beginning Reserve 07/1/2022	\$4,792,600
Projected Revenues	\$12,948,400
Projected Expenditures	\$13,403,800
Anticipated Ending Reserve 06/30/2023	\$4,337,200
Reserve Level	33%
One-Time Appropriations Requested	\$220,300
On-Going Structural Operating Deficit	(\$235,100)

GENERAL FUND REVENUE PROJECTIONS

Overall, General Fund Revenues, when compared to FY 2021-22 budgeted revenues will experience an increase of 10%.

FY 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
\$11,761,300	\$12,948,400	+\$1,187,100	+10%

Property Tax

Revenue sources such as Property Tax, will continue to see increases as the market continues in an upswing, particularly as new properties are added to the cities tax roll. The Property Tax Department of the State Board of Equalization has notified the County Assessor's office that they may prepare their 2022 assessment roll with an inflationary factor of 2%. The FY 22-23 revenues are based on Assessed Values that are set by the County Assessor as of January 1, 2022 along with an increase for new home constructions.

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 and 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 35% in this revenue stream.

Sales Tax

This revenue source has consistently grown over the past three fiscal years. 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 \$600,000.

GENERAL FUND EXPENDITURE PROJECTIONS

Overall, for the upcoming fiscal year, expenditures are anticipated to increase by 12.5%. This increase includes a one-time allocation of General Fund Reserves for the replastering of the City's pool.

FY 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
\$11,914,700	\$13,403,800	\$1,489,100	+12.5%

Salary & Benefit Projections

The City has reached a Tentative Agreement with the LIUNA Miscellaneous Bargaining Unit for a new labor contract that will begin July 1, 2023 and expire on June 30, 2025. Based on the agreed-upon terms, the employees within this unit will be receiving a 7% Cost of Living Adjustment (COLA).

PERS Unfunded Accrued Liability Costs continue to increase for the City. In the upcoming fiscal year, we will experience a 15% increase in costs, resulting in the City contributing approximately \$638,000 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.

Personnel

In anticipation of the continued growth throughout the city, we are recommending funding for the following new positions:

1. Building Inspector
2. Transition Part-Time Development Services Clerk to Full-Time Community Development Clerk.
3. Sr. Parks Maintenance Worker

Police Services

Cost increases for the Law Enforcement Contract with the Stanislaus County Sheriff's department include:

- Addition of a School Resource Officer Position to be partially funded by Riverbank Unified School District. Contract for approval will be presented to Council at a later date.
- Salary & Benefits: 3.2% Increase
- Vehicle & Replacement Costs: 29.5% Increase
- SR 911 Dispatch: 5.5% decrease

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
Pool Replastering	\$171,000
Budgeting Software for the Finance Department	\$26,000
Community Center Park Gazebo Fascia Replacement	\$5,500
Museum Carpet Replacement	\$10,800
Track Loader for Storm Basin Maintenance	\$7,000

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 2022-23 the Gas Tax Fund is anticipated to end with a reserve of 19%, which is available for SB 1 projects only. A discussion of the on-going operating structural deficit is provided below.

Beginning Reserve 07/1/2022	\$317,663
Projected Revenues	\$1,677,728
Projected Expenditures	\$1,677,558
Anticipated Ending Reserve 06/30/2023	\$317,833 (19%)

For the current fiscal year, the City will see an approximate increase of 6% in Gas Tax Revenues. These revenues fund streets and roads maintenance and operations and major projects (SB1).

	FY 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
Revenues	\$1,585,400	\$1,677,728	\$92,328	+6%
Expenditures	\$2,996,350	\$1,677,558	\$-1,318,792	-44%

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:

- Topeka Street Overlay – Callander to Jackson: \$157,180
- Valley Gutter/ADA Improvements – Stanislaus @ 7th \$96,820
- Second Street Overlay – Atchison to Sierra: \$320,000

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 significant increases in supplies and materials have been on-going. For the current fiscal year, staff is anticipating a shortfall of approximately \$79,800, to be funded via the General Fund.

Personnel Requests

As is the case city-wide, the growth currently experienced by the City is requiring departments to evaluate their staffing needs. For the City's Street Maintenance operations, staff is requesting the addition of a Street/Sewer Maintenance employee. A portion of this new employee's costs will be offset by the citywide Community Facilities District (CFD).

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 3% in revenues as the commercial and industrial rate users are billed for consumption as per the five-year rates adopted.

Beginning Reserve 07/1/2022	\$8,217,600
Projected Revenues	\$4,997,661
Projected Expenditures	\$4,664,522
Anticipated Ending Reserve 06/30/2023	\$8,550,799 (171%)
Structural Surplus	\$333,139

Expenditures will see an overall increase of 6.9%. 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 and capital equipment.

	FY 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
Revenues	\$4,834,600	\$4,997,661	+\$163,061	+3%
Expenditures	\$4,361,150	\$4,664,522	+\$303,372	+6.9%

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: Roselle & Candlewood
- Vac/Jet Combo Truck

Personnel Requests

As is the case city-wide, the growth currently experienced by the City is requiring departments to evaluate their staffing needs. For the City's Sewer Collection and Waste Water Treatment Plant Operations, we are requesting the following positions:

1. Maintenance Worker I: Sewer
2. Waste Water Treatment Plant Operator in Training.

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 3% increase in revenues as a result of consumption billing.

Beginning Reserve 07/1/2022	\$3,653,327
Projected Revenues	\$3,245,549
Projected Expenditures	\$4,407,695
Anticipated Ending Reserve 06/30/2023	\$2,491,181 (77%)
Structural Deficit	\$1,162,146

Overall, expenditures are anticipated to increase by 31% with 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 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
Revenues	\$3,160,800	\$3,245,549	+\$84,749	+3%
Expenditures	\$3,355,550	\$4,407,695	+\$1,052,145	+31%

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 Santa Fe from 8th to 4th Street
- Water Line Replacement on Sierra Alley from 3rd to 8th Street
- Water Line Replacement on Topeka Alley from 1st to Cannery Site

Personnel Requests

As is the case city-wide, the growth currently experienced by the City is requiring departments to evaluate their staffing needs. For the City's Sewer Collection and Waste Water Treatment Plan Operations, we are requesting the following positions:

1. Water Maintenance Worker I – Two positions

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.

Currently, Perfect Union (previously Riverbank Cannabis Collective) is closed and may be in the process of selling. Until such time that occurs, we have taken a conservative approach and have not budgeted any revenues from their site. In addition, Canna+Rise has requested to revisit their Development Agreement and the public benefit fee being assessed to them due to the rising excise taxes they are required to pay to the State of California and a significant drop in the value of cannabis.

Est. Beginning Reserve 07/1/2022	\$1,507,418
Projected Revenues	\$477,000
Projected Expenditures	\$478,900
Anticipated Ending Reserve 06/30/2023	\$1,505,518 (316%)
Structural Deficit	\$1,900

Overview

	FY 2021-22 Budget	FY 2022-23 Budget	Difference	% Change
Revenues	\$360,200	\$477,000	+\$116,800	+32%
Expenditures	\$529,900	\$502,900	-\$27,000	-5%

The upcoming fiscal year includes only those on-going expenses of the fund, including offsets for the Sheriff's Law Enforcement Contract, Neighborhood Improvement, and annual lease payments for the City's Camera System.

CITY-WIDE OPERATING BUDGET

The proposed adoption of the Annual 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
General Fund	\$4,792,600	\$12,948,340	\$13,403,754	\$4,337,186
Special Revenue	\$8,397,081	\$8,803,644	\$8,049,626	\$9,151,099
Sys. Dev. Fees	\$6,837,660	\$3,985,720	\$1,402,301	\$9,421,079
Housing	\$4,126,600	\$84,165	\$1,700,100	\$2,510,665
Sewer Enterprise	\$9,032,500	\$6,013,286	\$6,091,805	\$8,970,981
Water Enterprise	\$8,426,533	\$4,192,699	\$4,487,695	\$8,131,537
Total Annual Budget	\$41,612,974	\$36,027,854	\$35,135,281	\$42,522,547

STRATEGIC PLAN

On August 10, 2021, 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 2022-23 Annual Operating Budget will result in an appropriation of \$35,135,281 in new revenue and reserves towards operations and projects in the City of Riverbank.

ATTACHMENTS

1. Draft City Council Resolution 2022-
2. FY 2022-23 Annual Operating Budget

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK
ADOPTING THE FISCAL YEAR 2022-2023 ANNUAL OPERATING BUDGET**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, The Riverbank City Council has reviewed the submittals from staff for the Fiscal Year 2022-2023 operational budget; and

WHEREAS, The City is required by State statute to adopt a budget by June 30, 2022 in order to begin expending funds on July 1, 2022; and

WHEREAS, Article XIII (B) of the California Constitution provides that the Appropriations limit for the 2022-2023 fiscal year is calculated by adjusting the Appropriations limit for the 2021-2022 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 7.55% increase in Per Capita Personal Income and a 0.61% decrease in the City of Riverbank’s population; and

WHEREAS, the Appropriations limit for Fiscal Year 2022-23 has been calculated by the Finance Department to be \$26,562,780; and

WHEREAS, the City of Riverbank has complied with all the provisions of Article XIII (B) in determining the Appropriations Limit for Fiscal Year 2022-23; and

WHEREAS, the annual operating budget is presented for approval by the City Council which reflects the anticipated revenues and expenditures for the 2022-2023 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 2022-2023 budget.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June, 2022; 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:

Kathy Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Fiscal Year 2022-2023 Annual Operating Budget



**CITY OF RIVERBANK
FUND SUMMARIES
2022-2023 ANNUAL OPERATING BUDGET**

FUND	ESTIMATED	TRANSFERS	ESTIMATED	TRANSFERS	SALARIES	OPERATIONS			ESTIMATED	STRUCTURAL	FUND	FUND	
NO. FUND NAME	REVENUES	IN	TOTAL REVENUES	OUT	AND BENEFITS	AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	TOTAL EXPENDITURES	SURPLUS (DEFICIT)	BALANCE 7/1/2022	BALANCE 6/30/2023	RESERVE %
101 GENERAL FUND	10,482,000	2,466,340	12,948,340	1,017,400	3,949,680	8,184,774	251,900	0	13,403,754	(455,414)	4,792,600	4,337,186	33%

SPECIAL REVENUE FUNDS

102 Gas Tax Fund	1,314,456	363,272	1,677,728	42,633	659,900	401,525	574,000	0	1,678,058	(330)	317,663	317,333	19%
109 Off-Street Parking Fund	150	0	150	0	0	0	0	0	0	150	55,400	55,550	37033%
117 Code Enforcement Fund	50,500	197,700	248,200	0	235,800	12,400	0	0	248,200	0	0	0	0%
118 Community Center Fund	106,500	26,850	133,350	0	16,800	113,550	0	0	130,350	3,000	30,000	33,000	25%
119 Equipment Pool Fund	225,500	114,700	340,200	0	111,000	292,650	30,000	0	433,650	(93,450)	0	(93,450)	-27%
125 Special Projects Fund	0	0	0	0	0	0	0	0	0	0	67,000	67,000	0%
126 Vehicle Tow Fund/Grants	5,000	0	5,000	0	0	5,000	0	0	5,000	0	25,200	25,200	504%
132 Weed Abatement Fund	2,075	0	2,075	0	0	5,000	0	0	5,000	(2,925)	50,500	47,575	2293%
134 Recreation & Park Develop.	83,000	566,750	649,750	0	572,600	77,150	0	0	649,750	0	0	0	0%
136 ARPA Fund	2,976,032	0	2,976,032	0	202,500	0	0	0	202,500	2,773,532	2,066,300	4,839,832	163%
137 Worker's Comp Liability	337,894	0	337,894	0	0	335,924	0	0	335,924	1,970	436,200	438,170	130%
138 General Liability	404,315	0	404,315	0	0	404,046	0	0	404,046	269	173,600	173,869	43%
151 Public Works Grant Fund	150	0	150	0	0	0	0	0	0	150	181,300	181,450	120967%
152 ESG Funding	0	0	0	0	0	163,000	0	0	163,000	(163,000)	(46,350)	(209,350)	0%
156 Assessment District Fund	0	0	0	0	0	0	45,700	0	45,700	(45,700)	273,500	227,800	0%
162 Quimby Fees	56,000	0	56,000	0	0	0	0	0	0	56,000	216,100	272,100	486%
163 Cheese and Wine	35,500	0	35,500	0	0	35,000	0	0	35,000	500	950	1,450	4%
176 P.S. Augmentation Fund	160,000	0	160,000	160,000	0	0	0	0	160,000	0	0	0	0%
180 Facility Improvement Fund	5,000	0	5,000	0	0	0	0	0	0	5,000	12,000	17,000	340%
181 CFD 2016-1	60,000	0	60,000	20,000	0	30,800	16,675	0	67,475	(7,475)	259,100	251,625	419%
196 Teen Center Fund	300	0	300	0	0	0	6,300	0	6,300	(6,000)	6,100	100	33%
229 Measure L	1,235,000	0	1,235,000	0	0	0	3,000,773	0	3,000,773	(1,765,773)	2,765,100	999,327	81%
230 Public Benefit Fund	477,000	0	477,000	388,900	0	90,000	0	0	478,900	(1,900)	1,507,418	1,505,518	316%
GRAND TOTAL	7,534,372	1,269,272	8,803,644	611,533	1,798,600	1,966,045	3,673,448	0	8,049,626	754,018	8,397,081	9,151,099	

SYSTEM DEVELOPMENT FUNDS

140 Sys Dev. Fees - Bridges/Roads	50	0	50	0	0	0	0	0	0	50	35,900	35,950	71900%
145 Sys Dev. Fees - Overpasses	350	0	350	0	0	0	0	0	0	350	190,000	190,350	54386%
146 Sys Dev. Fees - RR Crossing	0	315,000	315,000	0	0	0	400	0	400	314,600	185,400	500,000	159%
205 Sys Dev. Fees-Streets/PW	718,000	73,200	791,200	33,099	0	0	1,245,000	0	1,278,099	(486,899)	3,779,000	3,292,101	416%



**CITY OF RIVERBANK
FUND SUMMARIES
2022-2023 ANNUAL OPERATING BUDGET**

FUND		ESTIMATED		ESTIMATED		SALARIES	OPERATIONS			ESTIMATED	STRUCTURAL	FUND	FUND	
NO.	FUND NAME	ESTIMATED	TRANSFERS	TOTAL	TRANSFERS	AND	AND	CAPITAL	DEBT	TOTAL	SURPLUS	BALANCE	BALANCE	RESERVE
		REVENUES	IN	REVENUES	OUT	BENEFITS	MAINTENANCE	OUTLAY	SERVICE	EXPENDITURES	(DEFICIT)	7/1/2022	6/30/2023	%
208	Sys Dev. Storm Drainage	1,398,500	0	1,398,500	0	0	0	0	0	0	1,398,500	173,160	1,571,660	112%
209	Sys Dev. Parks & Recreation	848,620	0	848,620	0	0	0	0	0	0	848,620	728,500	1,577,120	186%
210	Sys Dev. Police/General Gov.	310,500	0	310,500	0	0	15,000	0	0	15,000	295,500	564,300	859,800	277%
211	System Admin. Fees	276,000	0	276,000	91,802	0	17,000	0	0	108,802	167,198	221,600	388,798	141%
212	Sys Dev. Imaging Fee	40,500	0	40,500	0	0	0	0	0	0	40,500	52,100	92,600	229%
222	Crossroads Undergrounding	5,000	0	5,000	0	0	0	0	0	0	5,000	907,700	912,700	18254%
GRAND TOTAL		3,597,520	388,200	3,985,720	124,901	0	32,000	1,245,400	0	1,402,301	2,583,419	6,837,660	9,421,079	

HOUSING FUNDS

139	HCD Old Program Income	40	0	40	0	0	5,100	0	0	5,100	(5,060)	126,700	121,640	304100%
153	HCD CDBG Fund	67,000	0	67,000	0	25,000	830,000	0	0	855,000	(788,000)	864,600	76,600	114%
154	HCD HOME Fund	17,000	0	17,000	0	40,000	665,000	0	0	705,000	(688,000)	736,700	48,700	286%
155	HCD CAL-HOME Fund	100	0	100	0	20,000	115,000	0	0	135,000	(134,900)	395,600	260,700	260700%
168	LMI Housing Asset Fund	25	0	25	0	0	0	0	0	0	25	3,000	3,025	12100%
203	Transitional Housing Fund	0	0	0	0	0	0	0	0	0	0	2,000,000	2,000,000	0%
GRAND TOTAL		84,165	0	84,165	0	85,000	1,615,100	0	0	1,700,100	(1,615,935)	4,126,600	2,510,665	

SEWER ENTERPRISE FUNDS

106	Sewer Fund	4,916,240	81,421	4,997,661	1,707,797	818,500	1,498,225	640,000	0	4,664,522	333,139	8,217,600	8,550,739	171%
107	Sewer Debt Service	400	539,225	539,625	0	0	17,000	0	459,083	476,083	63,542	323,100	403,642	75%
108	Sewer Capital Imp. Fund	200	48,900	49,100	0	0	0	30,000	0	30,000	19,100	433,700	452,800	922%
158	Sewer Connection Fund	82,000	0	82,000	0	0	0	206,000	0	206,000	(124,000)	(68,000)	(192,000)	-234%
160	Sewer Master Plan Preparation	0	0	0	0	0	0	0	0	0	0	4,000	4,000	0%
207	System Development-WW	344,900	0	344,900	0	0	0	600,000	0	600,000	(255,100)	525,700	270,600	78%
213	Federal & State Grant Fund	0	0	0	0	115,200	0	0	0	115,200	(115,200)	(403,600)	(518,800)	0%
GRAND TOTAL		5,343,740	669,546	6,013,286	1,707,797	933,700	1,515,225	1,476,000	459,083	6,091,805	(78,519)	9,032,500	8,970,981	

WATER ENTERPRISE FUNDS

114	Water Fund	3,245,549	0	3,245,549	1,072,020	862,200	1,000,475	1,085,000	388,000	4,407,695	(1,162,146)	3,653,327	2,491,181	77%
116	Water Capital Imp. Fund	400	56,600	57,000	0	0	0	80,000	0	80,000	(23,000)	2,884,991	2,861,991	5021%
157	Water Connection Fund	104,000	0	104,000	0	0	0	0	0	0	104,000	981,215	1,085,215	1043%
161	Water Master Plan Preparation	500	0	500	0	0	0	0	0	0	500	35,353	35,853	7171%



**CITY OF RIVERBANK
FUND SUMMARIES
2022-2023 ANNUAL OPERATING BUDGET**

FUND		ESTIMATED	TRANSFERS	ESTIMATED		SALARIES	OPERATIONS			ESTIMATED	STRUCTURAL	FUND	FUND	
NO.	FUND NAME	REVENUES	IN	REVENUES	OUT	BENEFITS	AND MAINTENANCE	CAPITAL OUTLAY	DEBT SERVICE	TOTAL EXPENDITURES	SURPLUS (DEFICIT)	BALANCE 7/1/2022	BALANCE 6/30/2023	RESERVE %
206	Sys. Development-Water	785,650	0	785,650	0	0	0	0	0	0	785,650	871,647	1,657,297	211%
	GRAND TOTAL	4,136,099	56,600	4,192,699	1,072,020	862,200	1,000,475	1,165,000	388,000	4,487,695	-294,996	8,426,533	8,131,537	
GRAND TOTAL ALL FUNDS		31,177,896	4,849,958	36,027,854	4,533,651	7,629,180	14,313,619	7,811,748	847,083	35,135,281	892,573	41,612,974	42,522,547	118%

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
GENERAL FUND							
GENERAL FUND							
101-000.000-400.010	PROP TAX CURRENT SECURED	1,296,190.04	1,263,289.19	1,295,619.58	1,352,000.00	1,271,129.45	1,406,100.00
101-000.000-400.020	PROP TAX CURRENT UNSECURED	71,113.30	74,826.94	67,320.62	75,100.00	70,113.81	75,000.00
101-000.000-400.030	PROP TAX PRIOR SECURED	4,768.02	2,276.89	2,722.43	2,000.00	.00	2,000.00
101-000.000-400.040	PROP TAX PRIOR UNSECURED	2,281.48	3,519.19	2,479.86	300.00	563.67	500.00
101-000.000-400.050	SALES TAX	3,618,080.82	3,304,670.79	4,440,844.11	4,100,000.00	3,622,291.63	4,700,000.00
101-000.000-400.060	PROP TRANSFER TAX	70,386.81	62,087.95	82,134.40	44,000.00	50,216.58	82,000.00
101-000.000-400.070	UNITARY TAXES	29,193.52	28,894.41	32,499.51	28,000.00	28,883.61	30,000.00
101-000.000-400.080	PAYMENT IN LIEU OF TAXES PILOT	35,294.14	34,137.24	34,404.46	34,000.00	45,028.40	40,000.00
101-000.000-400.090	MOTOR VEHICLE IN LIEU TAX	12,117.33	20,038.04	18,357.97	29,000.00	29,099.81	29,000.00
101-000.000-400.100	HOMEOWNERS PROP TAX RELIEF	11,660.66	19,252.49	10,847.72	10,000.00	18,543.95	10,000.00
101-000.000-400.130	SB 813 SUPPL. TAXES	40,200.31	27,083.85	31,515.99	17,000.00	5,541.27	17,000.00
101-000.000-400.131	STATE APPORTIONMENTS	.00	.00	.00	.00	.00	.00
101-000.000-400.190	VLF SWAP - PROPERTY TAX	1,967,246.00	2,056,917.00	2,131,438.00	2,243,400.00	2,244,457.00	2,250,000.00
101-000.000-450.000	BUSINESS LICENSE	68,733.25	66,038.80	68,659.60	60,000.00	70,740.00	62,000.00
101-000.000-450.010	ANIMAL CONTROL LICENSE FEES	11,491.00	8,296.00	1,390.00	9,000.00	6,140.00	7,000.00
101-000.000-450.020	MISC LIC-BIKE/DANCE/YARD SALE	693.00	265.00	147.00	400.00	255.00	300.00
101-000.000-450.030	BUILDING PERMIT FEES	139,542.24	127,183.95	242,417.01	240,000.00	357,924.63	325,000.00
101-000.000-501.000	COPS/SLESA	148,746.54	187,738.65	109,637.82	150,000.00	144,169.32	150,000.00
101-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
101-000.000-600.000	FRANCHISE FEES - GARBAGE	326,452.08	323,982.88	299,693.34	320,000.00	301,947.32	330,000.00
101-000.000-600.010	POLICE SERVICES	1,233.35	473.00	958.10	600.00	1,130.00	800.00
101-000.000-600.030	POLICE/TRAFFIC REPORTS	606.00	480.00	457.75	500.00	878.25	700.00
101-000.000-600.040	SB1186 REVENUES	2,993.00	2,666.52	3,446.42	2,500.00	11,376.63	200.00
101-000.000-600.050	BOOKING FEES	686.98	1,101.49	1,062.89	1,000.00	13.90	.00
101-000.000-600.060	PLANNING FEES/SPECIFIC PLAN	.00	.00	.00	.00	.00	.00
101-000.000-600.090	PLAN CHECK FEES	38,562.47	25,410.75	46,302.12	75,000.00	143,612.08	75,000.00
101-000.000-600.100	PLANNING & ZONING FEES	13,951.67	16,998.51	10,497.65	22,000.00	40,881.99	23,100.00
101-000.000-600.101	ENGINEERING FEES	.00	.00	.00	.00	.00	.00
101-000.000-600.120	PEG FEES	19,923.58	20,385.15	20,859.25	21,000.00	15,712.73	21,000.00
101-000.000-600.130	FRANCHISE FEES - UTILITIES	307,209.35	295,023.96	329,366.49	300,000.00	296,285.69	300,000.00
101-000.000-600.160	MISC CURRENT SERVICES	65.10	274.00	288.60	200.00	175.75	200.00
101-000.000-600.170	VEHICLE CODE FINES	59,513.85	47,201.23	38,412.54	40,000.00	36,334.59	40,000.00
101-000.000-600.200	MEASURE L SALARY REIMBURSEME	7,467.43	12,819.53	11,680.43	.00	9,263.50	7,500.00
101-000.000-655.000	FINES, FORFEITURES,PENALTIES	40,794.55	27,675.42	107.16	50,000.00	31,627.69	42,000.00
101-000.000-655.010	OTHER FINES	.00	.00	.00	.00	.00	.00
101-000.000-660.020	ASSET SEIZURE/FORFEITURES	.00	.00	.00	.00	.00	.00
101-000.000-660.040	VEHICLE RELEASES	13,315.00	14,450.00	15,100.00	14,500.00	10,000.00	12,000.00
101-000.000-664.000	INTEREST INCOME	121,778.11	82,090.76	52,574.81	25,000.00	38,374.28	15,000.00
101-000.000-665.000	RENTS	14,400.00	13,200.00	14,520.00	14,400.00	14,520.00	15,800.00
101-000.000-665.020	ELECTRONIC SIGN RENTAL REVENU	.00	.00	15,031.95	7,500.00	6,875.00	7,500.00
101-000.000-671.000	SALE OF SURPLUS EQUIPMENT	.00	.00	.00	.00	.00	.00
101-000.000-672.003	DONATIONS	.00	.00	.00	.00	.00	.00
101-000.000-673.040	LEGAL FEES REIMBURSEMENT	.00	.00	.00	.00	.00	.00
101-000.000-675.020	SUBDIVISION/PARCEL SPLIT	.00	.00	.00	.00	.00	.00
101-000.000-675.030	STRONG MOTION FEES	74.77	62.04	179.89	200.00	145.61	200.00
101-000.000-675.050	AB939 REIMBURSEMENT	.00	.00	65.00	100.00	703.00	100.00
101-000.000-675.060	MISC REV OTHER AGENCIES	.00	.00	.00	.00	.00	.00
101-000.000-675.090	MISCELLANEOUS REVENUES	18,317.43	15,780.94	18,728.49	45,000.00	56,125.83	20,000.00
101-000.000-675.151	FISH & GAME FEES	.00	.00	.00	.00	.00	.00
101-000.000-675.190	RAILROAD CROSSING FEES	90,000.00	.00	.00	87,000.00	.00	315,000.00
101-000.000-675.340	PUBLIC WORKS FEES	22,107.70	41,559.70	48,472.90	30,000.00	53,109.92	40,000.00
101-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	13.00	.00	.00	.00
101-000.000-675.600	CASH OVER-CASH UNDER	10.26	212.04	5.92	.00	26.81	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-000.000-680.025	MISC PROGRAM INCOME	24,315.26	24,402.63	35,099.00	31,000.00	21,567.45	30,000.00
101-000.000-680.034	REALIZED GAIN/LOSS ON INVEST	2,964.00-	.00	.00	.00	.00	.00
101-000.000-699.000	TRANSFERS IN	1,467,924.65	1,577,768.32	2,383,953.54	2,279,600.00	.00	2,466,340.00
Total GENERAL FUND:		10,116,477.05	9,830,535.25	11,919,087.16	11,761,300.00	9,033,032.89	12,948,340.00
CITY COUNCIL							
101-401.000-701.001	PERSONNEL REGULAR	21,775.00	21,600.00	21,775.00	21,600.00	21,600.00	22,000.00
101-401.000-702.031	RENTS & LEASES	11,000.00	11,000.00	11,000.00	12,000.00	.00	12,000.00
101-401.000-702.032	PROFESSIONAL/SPECIAL SERV	21,241.13	10,503.85	6,530.56	22,300.00	15,925.57	22,300.00
101-401.000-703.024	POSTAGE	.00	19.73	1.02	.00	.00	.00
101-401.000-703.025	OFFICE EXPENSE	2,328.42	2,582.64	2,103.64	3,800.00	1,072.96	3,800.00
101-401.000-704.022	COMMUNICATIONS	1,092.36	2,773.86	3,088.62	4,200.00	3,415.90	4,200.00
101-401.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	.00	.00
101-401.000-706.033	PROMOTIONAL EXPENSE	3,598.48	2,860.04	3,078.94	3,000.00	5,363.64	3,000.00
101-401.000-706.034	CENTENNIAL CELEBRATION	.00	.00	.00	50,000.00	28,254.00	20,000.00
101-401.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	11,701.40	13,580.00	14,644.00	15,100.00	14,981.00	15,600.00
101-401.000-706.037	CONFERENCES & MEETINGS	11,088.90	12,255.35	3,800.00	15,500.00	6,842.64	14,000.00
101-401.000-706.046	SISTER CITY	.00	.00	.00	.00	.00	.00
101-401.000-706.056	STATE/COUNTY FEES	25,124.84	24,646.06	25,384.88	26,200.00	26,145.96	27,000.00
101-401.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	4,000.00	2,570.19	2,000.00
101-401.000-708.005	MEDICARE	306.06	304.92	307.46	300.00	304.92	300.00
101-401.000-708.006	PERS RETIREMENT	739.76	632.76	694.08	700.00	682.20	700.00
101-401.000-708.007	PAYROLL TAXES	412.30	520.80	531.65	500.00	520.80	700.00
101-401.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
101-401.000-999.000	TRANSFERS OUT	90,000.00	.00	95,000.00	87,000.00	.00	315,000.00
101-401.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total CITY COUNCIL:		200,408.65	103,280.01	187,939.85	266,200.00	127,679.78	462,600.00
CITY MANAGER							
101-402.000-701.001	PERSONNEL REGULAR	128,806.27	136,953.10	146,763.40	213,800.00	159,256.73	204,100.00
101-402.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
101-402.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-402.000-702.030	MAINT. OPERATION EQUIP	.00	.00	.00	.00	.00	.00
101-402.000-702.031	RENTS & LEASES	4,000.00	4,000.00	4,000.00	5,000.00	237.57	5,000.00
101-402.000-702.032	PROFESSIONAL/SPECIAL SERV	7,465.89	738.84	2,019.63	3,000.00	2,753.69	3,000.00
101-402.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
101-402.000-702.040	SPECIAL EVENT	.00	.00	.00	.00	39.40-	.00
101-402.000-703.024	POSTAGE	.47	4.09	.00	.00	.00	.00
101-402.000-703.025	OFFICE EXPENSE	416.45	1,504.52	224.12	1,000.00	241.29	1,000.00
101-402.000-704.022	COMMUNICATIONS	614.25	590.80	674.63	800.00	399.48	800.00
101-402.000-706.015	EMPLOYEE FUNCTIONS	943.81	2,125.62	3,715.78	8,500.00	6,813.59	8,500.00
101-402.000-706.023	ADVERTISING	.00	.00	.00	.00	.00	.00
101-402.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	.00	.00
101-402.000-706.035	INSURANCE & SURETY BONDS	625.00	625.00	625.00	700.00	.00	700.00
101-402.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	1,153.96	1,694.00	2,430.00	4,400.00	3,559.00	4,500.00
101-402.000-706.037	CONFERENCES & MEETINGS	4,540.14	4,374.29	1,074.00	6,000.00	352.62	6,000.00
101-402.000-706.038	STAFF DEVELOPMENT	1,500.00	.00	.00	1,500.00	.00	1,500.00
101-402.000-708.004	MIS EMPLOYEE BENEFITS	24,624.66	5,118.49	2,554.85	.00	32,298.00-	.00
101-402.000-708.005	MEDICARE	1,845.16	2,246.14	2,012.96	2,900.00	2,181.94	3,000.00
101-402.000-708.006	PERS RETIREMENT	19,188.08	24,241.30	28,436.45	36,600.00	25,680.25	47,600.00
101-402.000-708.007	PAYROLL TAXES	308.00	679.42	290.63	300.00	244.71	300.00
101-402.000-708.008	HEALTH DENTAL VISION INSURANCE	87.94	4,719.47	14,399.24	17,000.00	8,892.40	3,600.00
101-402.000-708.009	NATIONAL RETIREMENT	4,264.00	4,660.12	4,721.14	4,700.00	2,971.90	4,700.00
101-402.000-708.010	SELF INS. PREMIUM	17,729.40	20,544.76	20,387.13	26,200.00	17,778.46	30,700.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-402.000-708.012	DEFERRED COMPENSATION	3,999.99	5,016.34	5,475.02	7,500.00	5,072.00	7,500.00
101-402.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total CITY MANAGER:		222,113.47	219,836.30	239,803.98	339,900.00	204,098.23	332,500.00
FINANCE DEPARTMENT							
101-403.000-701.001	PERSONNEL REGULAR	425,926.98	458,120.68	476,671.43	543,400.00	470,799.07	578,200.00
101-403.000-701.002	PERSONNEL PART TIME	19,950.00	22,764.32	12,362.98	2,000.00	2,346.84	.00
101-403.000-701.003	PERSONNEL OVERTIME	316.20	209.51	721.59	1,000.00	7.50	1,000.00
101-403.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-403.000-702.030	MAINT. OPERATION EQUIP	20,038.78	17,581.73	19,235.32	16,000.00	12,881.32	17,350.00
101-403.000-702.031	RENTS & LEASES	21,000.00	21,000.00	23,000.00	24,000.00	4,829.81	26,800.00
101-403.000-702.032	PROFESSIONAL/SPECIAL SERV	60,205.42	51,993.42	52,643.82	55,200.00	65,537.57	58,400.00
101-403.000-702.034	OTHER CONTRACT SERVICES	15,508.20	17,514.98	27,964.42	30,000.00	27,702.10	32,000.00
101-403.000-703.024	POSTAGE	6,212.72	5,363.69	6,537.26	11,000.00	11,658.88	12,000.00
101-403.000-703.025	OFFICE EXPENSE	11,688.43	8,605.93	6,256.77	9,400.00	5,373.50	9,900.00
101-403.000-704.022	COMMUNICATIONS	957.47	1,091.18	1,947.07	1,900.00	1,199.28	1,900.00
101-403.000-706.023	ADVERTISING	1,368.34	506.57	2,383.20	900.00	1,275.60	1,200.00
101-403.000-706.035	INSURANCE & SURETY BONDS	625.00	625.00	625.00	700.00	625.00	700.00
101-403.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	1,404.00	655.00	579.89	1,100.00	630.00	1,250.00
101-403.000-706.037	CONFERENCES & MEETINGS	11,308.18	7,063.99	6,316.76	13,200.00	5,086.17	15,100.00
101-403.000-706.999	BAD DEBTS	20,761.68	12,091.04	3,770.24	.00	15,918.53	.00
101-403.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	2,000.00	1,028.97	30,000.00
101-403.000-708.004	MIS EMPLOYEE BENEFITS	821.14	8,514.12	2,714.99	.00	47,239.88	.00
101-403.000-708.005	MEDICARE	5,847.67	6,401.34	6,313.66	7,800.00	5,971.49	8,400.00
101-403.000-708.006	PERS RETIREMENT	70,346.33	84,639.15	90,828.16	115,300.00	94,745.04	123,300.00
101-403.000-708.007	PAYROLL TAXES	2,802.87	2,960.14	2,352.01	2,800.00	2,149.01	1,800.00
101-403.000-708.008	HEALTH DENTAL VISION INSURANCE	44,242.22	43,311.84	41,406.31	66,600.00	43,373.50	53,000.00
101-403.000-708.009	NATIONAL RETIREMENT	25,306.25	27,960.72	28,507.64	33,000.00	28,525.72	33,000.00
101-403.000-708.010	SELF INS. PREMIUM	62,113.32	65,333.98	63,644.78	81,900.00	71,242.07	87,100.00
101-403.000-708.012	DEFERRED COMPENSATION	8,425.51	9,024.76	9,662.26	10,900.00	9,919.98	13,800.00
101-403.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total FINANCE DEPARTMENT:		835,534.43	873,333.09	881,015.58	1,030,100.00	835,587.07	1,106,200.00
LEGAL DEPARTMENT							
101-404.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	132.99	.00
101-404.000-702.033	SPECIAL COUNSEL	141,290.30	149,068.04	204,090.41	270,000.00	180,366.06	400,000.00
101-404.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
101-404.000-706.009	LEGAL SETTLEMENT	141,211.69	133,042.41	124,873.18	.00	.00	.00
101-404.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total LEGAL DEPARTMENT:		282,501.99	282,110.45	328,963.59	270,000.00	180,499.05	400,000.00
PLANNING DEPARTMENT							
101-405.000-701.001	PERSONNEL REGULAR	188,760.91	259,624.98	267,894.68	278,800.00	262,108.31	338,600.00
101-405.000-701.002	PERSONNEL PART TIME	.00	.00	.00	27,000.00	9,500.00	.00
101-405.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
101-405.000-701.005	PLANNING COMMISSIONERS COMP	3,650.00	4,163.80	4,200.00	6,600.00	3,350.00	6,600.00
101-405.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-405.000-702.030	MAINT. OPERATION EQUIP	500.00	.00	.00	500.00	.00	500.00
101-405.000-702.031	RENTS & LEASES	2,500.00	4,000.00	6,000.00	7,000.00	1,689.77	7,000.00
101-405.000-702.032	PROFESSIONAL/SPECIAL SERV	19,144.16	7,554.32	7,734.53	20,000.00	13,423.41	20,000.00
101-405.000-702.034	OTHER CONTRACT SERVICES	24,057.61	435.00	.00	.00	.00	.00
101-405.000-703.024	POSTAGE	1,609.06	1,791.15	2,781.40	2,000.00	1,463.84	3,000.00
101-405.000-703.025	OFFICE EXPENSE	3,110.45	3,861.17	2,711.10	4,600.00	4,254.09	4,600.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-405.000-704.022	COMMUNICATIONS	2,130.84	2,178.28	2,261.61	2,300.00	2,189.04	2,500.00
101-405.000-706.016	COMMISSIONERS TRAINING	.00	4,462.21	.00	5,000.00	3,531.48	5,000.00
101-405.000-706.023	ADVERTISING	3,540.00	3,560.00	4,855.16	6,500.00	5,665.97	7,000.00
101-405.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	755.76	727.00	977.00	3,500.00	872.40	3,500.00
101-405.000-706.037	CONFERENCES & MEETINGS	1,139.26	2,089.74	1,533.34	5,000.00	3,052.00	5,000.00
101-405.000-707.002	CAPITAL EXPENDITURES	.00	.00	1,585.47	2,000.00	.00	2,000.00
101-405.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	2,500.00	.00	2,500.00
101-405.000-708.004	MIS EMPLOYEE BENEFITS	2,099.13-	8,808.93	12,470.78	1,200.00	23,123.69-	1,200.00
101-405.000-708.005	MEDICARE	2,443.22	3,298.08	3,395.81	4,400.00	3,515.72	4,900.00
101-405.000-708.006	PERS RETIREMENT	30,091.04	45,954.06	51,702.78	58,300.00	53,587.85	72,700.00
101-405.000-708.007	PAYROLL TAXES	901.03	1,450.96	1,007.98	3,100.00	1,625.00	1,000.00
101-405.000-708.008	HEALTH DENTAL VISION INSURANCE	28,243.21	33,042.92	32,516.72	33,900.00	31,686.92	66,800.00
101-405.000-708.009	NATIONAL RETIREMENT	8,692.00	13,980.36	14,163.42	14,200.00	12,233.38	18,900.00
101-405.000-708.010	SELF INS. PREMIUM	28,093.83	37,838.98	37,557.59	42,500.00	39,196.57	51,700.00
101-405.000-708.012	DEFERRED COMPENSATION	4,196.40	4,196.40	4,196.40	4,200.00	4,115.70	4,200.00
101-405.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total PLANNING DEPARTMENT:		351,459.65	443,018.34	459,545.77	535,100.00	433,937.76	629,200.00
BUILDING DEPARTMENT							
101-406.000-701.001	PERSONNEL REGULAR	161,569.29	169,846.46	181,586.59	191,260.00	201,453.92	276,000.00
101-406.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
101-406.000-701.003	PERSONNEL OVERTIME	1,761.53	1,425.22	.00	2,000.00	1,819.12	2,000.00
101-406.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	110,000.00
101-406.000-702.030	MAINT. OPERATION EQUIP	.00	.00	1,026.33	.00	.00	.00
101-406.000-702.031	RENTS & LEASES	8,000.00	10,000.00	12,000.00	13,000.00	.00	13,000.00
101-406.000-702.032	PROFESSIONAL/SPECIAL SERV	13,770.00	18,140.00	22,587.50	25,000.00	18,780.00	25,000.00
101-406.000-703.024	POSTAGE	55.22	9.65	46.89	100.00	33.70	100.00
101-406.000-703.025	OFFICE EXPENSE	2,185.51	2,050.01	1,977.00	3,000.00	1,976.47	4,000.00
101-406.000-704.022	COMMUNICATIONS	2,776.40	3,177.44	2,835.97	3,200.00	2,628.55	3,200.00
101-406.000-706.023	ADVERTISING	.00	.00	.00	.00	.00	.00
101-406.000-706.027	BOOT & JACKET ALLOWANCE	199.56	274.09	200.00	400.00	181.20	500.00
101-406.000-706.028	SMALL TOOLS	198.19	105.53	165.09	200.00	69.53	300.00
101-406.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	173.74	1,357.75	184.00	1,500.00	145.00	2,500.00
101-406.000-706.037	CONFERENCES & MEETINGS	300.00	457.26	.00	500.00	.00	1,000.00
101-406.000-706.038	STAFF DEVELOPMENT	.00	2,599.78	.00	2,000.00	950.00	4,000.00
101-406.000-706.073	UNIFORMS & RAGS	302.13	338.50	460.43	500.00	470.39	1,000.00
101-406.000-707.002	CAPITAL EXPENDITURES	.00	57,958.14	.00	.00	.00	.00
101-406.000-708.004	MIS EMPLOYEE BENEFITS	2,439.50-	5,446.57	5,035.95	.00	28,033.45-	.00
101-406.000-708.005	MEDICARE	2,084.16	2,173.19	2,307.68	2,700.00	2,588.43	4,000.00
101-406.000-708.006	PERS RETIREMENT	27,184.69	32,682.23	37,430.25	43,200.00	44,884.88	64,000.00
101-406.000-708.007	PAYROLL TAXES	770.00	798.00	672.00	700.00	517.99	900.00
101-406.000-708.008	HEALTH DENTAL VISION INSURANCE	47,275.42	49,674.10	51,364.80	55,200.00	56,005.51	58,200.00
101-406.000-708.009	NATIONAL RETIREMENT	8,528.00	9,320.24	9,442.28	9,400.00	9,401.60	14,200.00
101-406.000-708.010	SELF INS. PREMIUM	22,835.57	24,306.74	24,325.03	29,140.00	29,358.00	42,100.00
101-406.000-708.012	DEFERRED COMPENSATION	.00	1,462.50	1,950.00	2,000.00	1,912.50	3,900.00
101-406.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total BUILDING DEPARTMENT:		297,529.91	393,603.40	355,597.79	385,000.00	345,143.34	629,900.00
BUILDING MAINTENANCE							
101-407.000-701.001	PERSONNEL REGULAR	51,963.66	56,816.47	59,431.75	60,400.00	58,773.39	64,600.00
101-407.000-701.002	PERSONNEL PART TIME	4,992.00	2,989.75	2,453.50	5,000.00	3,470.00	12,900.00
101-407.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
101-407.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-407.000-702.030	MAINT. OPERATION EQUIP	2,000.00	4,155.68	1,524.17	3,500.00	3,538.15	3,100.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-407.000-702.031	RENTS & LEASES	5,000.00	5,000.00	7,000.00	8,000.00	.00	8,000.00
101-407.000-702.032	PROFESSIONAL/SPECIAL SERV	16,779.13	26,740.19	29,073.81	24,000.00	31,966.83	35,000.00
101-407.000-703.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	.00	.00
101-407.000-703.028	SMALL TOOLS	442.28	.00	.00	200.00	.00	200.00
101-407.000-704.021	UTILITIES	28,263.85	30,750.96	30,355.09	35,000.00	29,890.31	31,000.00
101-407.000-704.022	COMMUNICATIONS	21,858.36	29,344.48	28,270.82	29,500.00	32,204.69	29,500.00
101-407.000-706.027	BOOT & JACKET ALLOWANCE	200.00	184.22	200.00	200.00	200.00	250.00
101-407.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	13,370.01	12,702.55	14,090.54	12,500.00	13,008.65	16,000.00
101-407.000-706.038	STAFF DEVELOPMENT	.00	.00	.00	.00	.00	.00
101-407.000-706.056	STATE/COUNTY FEES	2,369.64	2,415.52	2,489.12	2,500.00	2,563.66	2,600.00
101-407.000-706.073	UNIFORMS & RAGS	1,240.60	1,547.52	1,788.37	1,700.00	1,708.05	1,800.00
101-407.000-707.002	CAPITAL EXPENDITURES	.00	.00	4,309.61	2,300.00	2,276.48	17,500.00
101-407.000-707.003	EQUIPMENT/PROJECTS	15,939.00	102,025.02	.00	47,300.00	46,857.00	9,500.00
101-407.000-708.004	MIS EMPLOYEE BENEFITS	1,141.80	2,121.31	252.13	.00	5,156.04	.00
101-407.000-708.005	MEDICARE	730.77	850.45	816.84	1,000.00	797.48	900.00
101-407.000-708.006	PERS RETIREMENT	9,420.09	11,175.63	12,333.62	13,800.00	13,326.52	15,300.00
101-407.000-708.007	PAYROLL TAXES	923.59	1,277.59	786.48	700.00	526.09	300.00
101-407.000-708.008	HEALTH DENTAL VISION INSURANCE	25,929.79	32,091.44	33,748.38	36,200.00	31,859.91	27,100.00
101-407.000-708.009	NATIONAL RETIREMENT	4,264.00	4,660.12	4,721.14	4,700.00	4,318.86	4,700.00
101-407.000-708.010	SELF INS. PREMIUM	8,049.79	8,126.49	8,029.40	9,200.00	8,706.19	9,900.00
101-407.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
101-407.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total BUILDING MAINTENANCE:		212,594.76	334,975.39	241,170.51	297,700.00	280,836.22	290,150.00
ADMIN SERVICES							
101-408.000-701.001	PERSONNEL REGULAR	265,959.43	300,441.56	323,524.70	366,300.00	312,471.42	353,900.00
101-408.000-701.002	PERSONNEL PART TIME	420.00	.00	3,000.00	15,000.00	33,921.50	24,800.00
101-408.000-701.003	PERSONNEL OVERTIME	.00	.00	248.30	500.00	2,250.69	1,000.00
101-408.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-408.000-702.030	MAINT. OPERATION EQUIP	11,200.00	3,535.32	2,430.36	6,800.00	2,658.73	5,800.00
101-408.000-702.031	RENTS & LEASES	6,713.21	8,000.00	10,000.00	11,000.00	5,135.13	12,000.00
101-408.000-702.032	PROFESSIONAL/SPECIAL SERV	75,594.92	92,632.38	79,021.55	80,000.00	94,615.24	98,700.00
101-408.000-702.034	OTHER CONTRACT SERVICES	3,924.56	4,331.00	2,955.00	5,700.00	.00	4,200.00
101-408.000-702.039	SPECIAL COMMUNITY SERVICES	24,469.70	13,006.35	1,039.16	25,000.00	42.96	25,000.00
101-408.000-703.023	ADVERTISING	2,048.00	241.00	1,758.11	2,000.00	6,020.60	5,000.00
101-408.000-703.024	POSTAGE	334.06	373.03	368.37	1,000.00	240.81	1,000.00
101-408.000-703.025	OFFICE EXPENSE	2,271.91	3,743.62	5,268.68	4,500.00	4,485.94	4,500.00
101-408.000-704.022	COMMUNICATIONS	6,423.55	6,766.75	7,219.09	7,300.00	8,507.95	9,100.00
101-408.000-706.014	MISC PERSONNEL EXPENSE	2,250.38	1,546.86	1,858.11	2,500.00	1,156.45	2,500.00
101-408.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	95.98	.00
101-408.000-706.035	INSURANCE & SURETY BONDS	318.00	318.00	318.00	400.00	318.00	400.00
101-408.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	633.17	870.96	971.27	1,300.00	1,023.02	1,400.00
101-408.000-706.037	CONFERENCES & MEETINGS	1,625.61	3,508.16	1,399.00	4,000.00	443.22	4,000.00
101-408.000-706.042	SAFETY	44.36	114.28	63.77	1,000.00	.00	1,000.00
101-408.000-706.047	WEB SITE	9,645.76	10,692.17	10,391.02	10,400.00	10,706.87	11,000.00
101-408.000-706.066	ELECTIONS	15,783.33	56.84	4,729.52	2,000.00	64.35	30,000.00
101-408.000-707.002	CAPITAL EXPENDITURES	.00	20,055.67	.00	2,400.00	.00	2,400.00
101-408.000-707.003	EQUIPMENT/PROJECTS	1,287.96	1,518.56	.00	4,000.00	3,037.67	.00
101-408.000-707.004	SOFTWARE UPGRADE GENERAL	567.57	430.18	.00	1,000.00	.00	1,000.00
101-408.000-707.017	COMPUTER COMPONENTS	2,715.95	6,024.07	8,313.20	14,000.00	13,280.02	15,000.00
101-408.000-708.004	MIS EMPLOYEE BENEFITS	8,654.90	7,191.82	8,349.90	.00	48,079.89	.00
101-408.000-708.005	MEDICARE	3,253.50	3,569.01	3,895.97	5,200.00	3,956.05	5,100.00
101-408.000-708.006	PERS RETIREMENT	43,957.02	56,244.15	65,479.75	76,900.00	64,162.16	81,300.00
101-408.000-708.007	PAYROLL TAXES	1,155.00	1,981.03	1,517.77	2,900.00	3,132.56	2,200.00
101-408.000-708.008	HEALTH DENTAL VISION INSURANCE	58,209.37	63,818.20	65,592.01	67,200.00	65,351.66	86,500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-408.000-708.009	NATIONAL RETIREMENT	14,942.45	18,117.29	18,884.56	18,900.00	15,727.34	18,900.00
101-408.000-708.010	SELF INS. PREMIUM	37,673.50	41,993.75	43,728.08	52,400.00	43,524.89	53,900.00
101-408.000-708.012	DEFERRED COMPENSATION	6,712.50	5,850.00	5,850.00	5,900.00	5,137.50	5,900.00
101-408.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total ADMIN SERVICES:		591,479.87	676,972.01	678,175.25	797,500.00	653,196.86	867,500.00
POLICE DEPARTMENT							
101-409.000-702.030	MAINT. OPERATION EQUIP	917.20	478.98	1,707.96	2,000.00	1,840.43	2,000.00
101-409.000-702.031	RENTS & LEASES	20,000.00	20,000.00	22,000.00	23,000.00	1,747.82	24,000.00
101-409.000-702.032	PROFESSIONAL/SPECIAL SERV	20.00	90.06	96.29	500.00	5.67	500.00
101-409.000-702.034	OTHER CONTRACT SERVICES	166,316.29	155,691.60	147,356.97	196,700.00	147,531.78	334,677.00
101-409.000-702.039	SPECIAL COMMUNITY SERVICES	10,894.72	.00	15,000.00	15,000.00	8,663.79	15,000.00
101-409.000-702.060	CONTRACT SHERIFF SERVICES	3,700,966.11	3,865,466.68	4,018,511.58	4,685,800.00	3,686,651.15	4,886,887.00
101-409.000-703.024	POSTAGE	492.67	764.90	671.26	1,000.00	1,299.32	1,200.00
101-409.000-703.025	OFFICE EXPENSE	2,622.81	2,761.53	1,521.33	3,000.00	1,760.53	3,000.00
101-409.000-704.021	UTILITIES	32,610.47	41,148.74	44,916.38	43,000.00	40,739.83	47,250.00
101-409.000-704.022	COMMUNICATIONS	1,201.69	929.27	938.72	1,000.00	823.41	1,000.00
101-409.000-706.023	ADVERTISING	.00	.00	.00	.00	.00	.00
101-409.000-706.026	MISCELLANEOUS EXPENSE	10.03	151.21	.00	200.00	.00	.00
101-409.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	.00	.00	.00	.00	.00	.00
101-409.000-706.072	SDCA CONTRIBUTION	15,914.00	15,000.00	15,000.00	15,000.00	15,000.00	15,000.00
101-409.000-707.003	EQUIPMENT/PROJECTS	.00	.00	24,428.10	35,000.00	34,776.22	.00
101-409.000-708.006	PERS RETIREMENT	42,421.00	51,549.72	63,791.00	78,000.00	75,371.00	87,800.00
101-409.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total POLICE DEPARTMENT:		3,994,346.99	4,154,032.69	4,355,939.59	5,099,200.00	4,016,210.95	5,418,314.00
ANIMAL & CODE CONTROL							
101-411.000-702.034	OTHER CONTRACT SERVICES	198,563.14	192,358.72	229,282.29	235,000.00	226,356.36	255,000.00
101-411.000-999.000	TRANSFERS OUT	84,454.38	102,931.96	97,900.00	102,900.00	.00	108,800.00
Total ANIMAL & CODE CONTROL:		283,017.52	295,290.68	327,182.29	337,900.00	226,356.36	363,800.00
DEVELOPMENT SERVICES ADMIN							
101-412.000-701.001	PERSONNEL REGULAR	397,251.71	416,956.30	420,035.36	496,975.00	412,068.46	524,100.00
101-412.000-701.002	PERSONNEL PART TIME	.00	.00	6,258.00	27,000.00	13,432.00	.00
101-412.000-701.003	PERSONNEL OVERTIME	.00	.00	2,080.84	1,000.00	318.53	.00
101-412.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
101-412.000-702.031	RENTS & LEASES	8,000.00	8,000.00	10,000.00	11,000.00	1,060.85	11,000.00
101-412.000-702.032	PROFESSIONAL/SPECIAL SERV	3,503.58	5,391.91	12,721.13	29,500.00	6,288.54	22,500.00
101-412.000-702.035	ENGINEERING	36,134.00	28,150.00	40,681.00	40,000.00	26,977.50	40,000.00
101-412.000-703.023	ADVERTISING	660.00	677.00	999.00	2,200.00	1,966.70	2,000.00
101-412.000-703.024	POSTAGE	777.32	351.15	562.67	800.00	152.53	800.00
101-412.000-703.025	OFFICE EXPENSE	2,147.95	1,043.47	2,258.79	8,000.00	4,594.56	2,500.00
101-412.000-704.022	COMMUNICATIONS	1,362.91	1,570.57	2,128.30	2,000.00	1,977.88	.00
101-412.000-706.026	MISCELLANEOUS EXPENSE	876.64	462.22	152.49	2,000.00	500.56	1,000.00
101-412.000-706.027	BOOT & JACKET ALLOWANCE	335.07	.00	136.54	600.00	.00	1,000.00
101-412.000-706.028	SMALL TOOLS	540.37	669.93	31.72	400.00	420.83	600.00
101-412.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	777.22	575.98	747.48	1,100.00	725.79	2,400.00
101-412.000-706.038	STAFF DEVELOPMENT	2,871.91	207.28	832.19	2,100.00	797.74	3,600.00
101-412.000-706.039	SB 1186/AB 1379-CASp EXPENSES	.00	.00	.00	.00	.00	.00
101-412.000-706.050	SAFETY EQUIPMENT	.00	.00	77.39	100.00	77.98	200.00
101-412.000-706.073	UNIFORMS & RAGS	294.59	339.02	546.75	600.00	551.41	1,200.00
101-412.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
101-412.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-412.000-708.004	MIS EMPLOYEE BENEFITS	5,892.94-	114.03-	7,988.83	.00	30,780.26-	.00
101-412.000-708.005	MEDICARE	5,231.02	5,338.11	5,645.65	7,400.00	5,729.07	7,600.00
101-412.000-708.006	PERS RETIREMENT	66,613.78	78,478.99	86,637.95	113,200.00	92,639.91	119,100.00
101-412.000-708.007	PAYROLL TAXES	1,924.98	1,923.17	2,307.88	4,040.00	2,271.92	2,200.00
101-412.000-708.008	HEALTH DENTAL VISION INSURANCE	81,862.93	84,833.18	77,393.35	92,785.00	85,249.14	93,300.00
101-412.000-708.009	NATIONAL RETIREMENT	16,174.50	18,013.53	18,884.56	26,000.00	18,843.88	28,000.00
101-412.000-708.010	SELF INS. PREMIUM	58,501.16	58,876.23	57,651.25	77,500.00	59,882.22	79,800.00
101-412.000-708.012	DEFERRED COMPENSATION	4,550.00	4,082.00	3,866.00	4,600.00	4,192.50	8,200.00
101-412.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total DEVELOPMENT SERVICES ADMIN:		684,498.70	715,411.45	760,625.12	950,900.00	709,940.24	951,100.00
STORM WATER ADMIN.							
101-413.000-702.030	MAINT. OPERATION EQUIP	5,607.22	31,954.69	12,827.95	20,000.00	16,865.95	20,000.00
101-413.000-702.031	RENTS & LEASES	29,392.78	19,000.00	10,000.00	12,000.00	9,731.65	12,000.00
101-413.000-702.032	PROFESSIONAL/SPECIAL SERV	11,461.78	13,699.26	15,457.25	21,300.00	10,458.24	22,400.00
101-413.000-704.021	UTILITIES	8,413.74	10,641.91	13,751.25	12,000.00	10,345.55	12,000.00
101-413.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	1,747.23	528.54	1,502.07	1,500.00	1,202.50	1,500.00
101-413.000-706.056	STATE/COUNTY FEES	750.14	19,611.66	20,157.06	20,900.00	20,865.34	22,000.00
101-413.000-707.003	EQUIPMENT/PROJECTS	20,606.49	.00	.00	.00	.00	7,000.00
101-413.000-999.000	TRANSFERS OUT	.00	54,265.82	132,220.16	117,700.00	.00	79,800.00
Total STORM WATER ADMIN.:		77,979.38	149,701.88	205,915.74	205,400.00	69,469.23	176,700.00
PARKS							
101-414.000-701.001	PERSONNEL REGULAR	212,392.26	223,825.21	245,056.83	247,200.00	249,592.60	270,110.00
101-414.000-701.002	PERSONNEL PART TIME	35,945.27	33,258.81	43,735.67	50,100.00	53,707.82	52,380.00
101-414.000-701.003	PERSONNEL OVERTIME	1,657.14	2,841.40	491.91	2,000.00	2,937.92	2,500.00
101-414.000-701.004	STANDBY PAY	567.41	1,902.60	1,215.10	2,000.00	2,532.79	2,500.00
101-414.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	102,000.00
101-414.000-702.030	MAINT. OPERATION EQUIP	802.01	1,028.03	150.07	1,000.00	771.19	1,000.00
101-414.000-702.031	RENTS & LEASES	51,800.00	53,200.00	55,200.00	56,200.00	2,800.72	59,200.00
101-414.000-702.032	PROFESSIONAL/SPECIAL SERV	90,970.74	87,231.98	114,516.50	108,200.00	79,196.04	149,000.00
101-414.000-703.025	OFFICE EXPENSE	870.35	571.20	988.60	600.00	655.10	600.00
101-414.000-703.028	SMALL TOOLS	251.06	79.54	123.79	300.00	367.26	1,000.00
101-414.000-703.049	CHEMICALS	1,848.62	1,705.21	2,392.58	2,000.00	1,326.51	2,500.00
101-414.000-703.050	POOL EXPENSES & CHEMICALS	21,740.68	24,228.50	25,340.02	24,000.00	29,987.46	36,000.00
101-414.000-703.051	BARK/FIBER	9,312.11	191.28	5,151.33	6,000.00	1,823.09	6,000.00
101-414.000-704.021	UTILITIES	33,420.46	38,736.08	32,832.22	36,000.00	35,389.22	36,000.00
101-414.000-704.022	COMMUNICATIONS	1,050.44	2,058.22	2,169.98	2,300.00	3,194.56	2,300.00
101-414.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	.00	.00
101-414.000-706.027	BOOT & JACKET ALLOWANCE	720.14	686.57	769.54	800.00	558.18	.00
101-414.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	24,472.18	28,807.75	35,230.67	28,000.00	26,942.36	32,000.00
101-414.000-706.038	STAFF DEVELOPMENT	3,346.40	3,016.51	1,346.47	3,000.00	2,304.07	4,000.00
101-414.000-706.050	SAFETY EQUIPMENT	595.81	404.76	527.48	400.00	555.02	400.00
101-414.000-706.056	STATE/COUNTY FEES	3,635.46	3,717.98	3,796.18	4,500.00	1,326.90	4,500.00
101-414.000-706.073	UNIFORMS & RAGS	2,438.04	2,532.50	3,085.19	2,500.00	3,723.02	3,800.00
101-414.000-706.081	DOWNTOWN & WATER FALL MAINT.	2,513.48	3,084.71	1,915.31	2,500.00	2,441.06	2,500.00
101-414.000-707.002	CAPITAL EXPENDITURES	14,436.66	48,236.32	8,537.45	14,500.00	10,186.41	171,000.00
101-414.000-707.003	EQUIPMENT/PROJECTS	11,851.80	24,963.67	67,970.17	20,100.00	8,337.59	8,000.00
101-414.000-708.004	MIS EMPLOYEE BENEFITS	2,968.83	3,753.66	3,141.35	.00	31,224.31-	.00
101-414.000-708.005	MEDICARE	3,088.10	3,134.68	3,659.26	4,200.00	4,101.19	3,900.00
101-414.000-708.006	PERS RETIREMENT	34,010.71	41,330.37	47,599.79	53,400.00	51,594.03	60,200.00
101-414.000-708.007	PAYROLL TAXES	3,077.52	2,428.49	5,020.76	6,100.00	6,314.44	7,200.00
101-414.000-708.008	HEALTH DENTAL VISION INSURANCE	51,838.59	62,847.47	70,261.14	74,700.00	74,388.13	73,000.00
101-414.000-708.009	NATIONAL RETIREMENT	17,056.00	18,640.48	18,884.56	18,900.00	17,677.72	18,900.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
101-414.000-708.010	SELF INS. PREMIUM	30,575.65	32,025.70	32,816.59	37,300.00	36,038.72	40,800.00
101-414.000-708.012	DEFERRED COMPENSATION	.00	787.50	1,950.00	2,000.00	1,912.50	3,900.00
101-414.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total PARKS:		669,253.92	751,257.18	835,876.51	810,800.00	681,459.31	1,157,190.00
ECONOMIC DEVELOPMENT							
101-439.000-702.034	OTHER CONTRACT SERVICES	10,000.00	10,000.00	10,000.00	25,000.00	25,000.00	25,000.00
101-439.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total ECONOMIC DEVELOPMENT:		10,000.00	10,000.00	10,000.00	25,000.00	25,000.00	25,000.00
RECREATION							
101-459.000-999.000	TRANSFERS OUT	404,616.76	465,020.16	421,200.00	564,000.00	.00	593,600.00
Total RECREATION:		404,616.76	465,020.16	421,200.00	564,000.00	.00	593,600.00
GENERAL FUND Revenue Total:		10,116,477.05	9,830,535.25	11,919,087.16	11,761,300.00	9,033,032.89	12,948,340.00
GENERAL FUND Expenditure Total:		9,117,336.00	9,867,843.03	10,288,951.57	11,914,700.00	8,789,414.40	13,403,754.00
Net Total GENERAL FUND:		999,141.05	37,307.78-	1,630,135.59	153,400.00-	243,618.49	455,414.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
GAS TAX FUND							
GAS TAX FUND							
102-000.000-400.140	STATE GAS TAX 2106	86,720.03	77,975.55	77,529.89	87,300.00	79,068.52	97,207.00
102-000.000-400.150	STATE GAS TAX 2107	174,184.41	163,075.55	172,555.12	201,200.00	151,168.26	222,022.00
102-000.000-400.160	STATE GAS TAX 2107.5	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00
102-000.000-400.170	STATE GAS TAX 2105	138,504.30	129,149.27	127,519.25	147,500.00	128,176.83	162,516.00
102-000.000-400.175	STATE GAS TAX 2103	84,333.66	174,576.95	166,993.39	213,600.00	186,575.55	248,086.00
102-000.000-600.020	STREET SWEEPING	4,159.00	4,159.00	4,159.00	4,200.00	2,079.50	4,200.00
102-000.000-600.050	SB1-RMRA REVENUE	432,470.79	454,161.75	446,424.03	517,800.00	460,149.37	574,175.00
102-000.000-600.080	DEVELOPER REIMBURSEMENT	.00	.00	.00	.00	.00	.00
102-000.000-600.200	MEASURE L SALARY REIMBURSEME	1,929.48	189.75	.00	.00	.00	.00
102-000.000-664.000	INTEREST INCOME	4,508.20	3,934.06	1,096.09	.00	392.48	250.00
102-000.000-675.090	MISCELLANEOUS REVENUES	33,467.77	33,842.99	528.29	300.00	18,859.80	.00
102-000.000-699.000	TRANSFERS IN	186,326.80	259,870.61	330,242.06	407,500.00	.00	363,272.00
Total GAS TAX FUND:		1,152,604.44	1,306,935.48	1,333,047.12	1,585,400.00	1,032,470.31	1,677,728.00
GAS TAX							
102-418.000-701.001	PERSONNEL REGULAR	240,109.34	270,093.01	291,428.04	296,700.00	251,090.19	317,500.00
102-418.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
102-418.000-701.003	PERSONNEL OVERTIME	3,601.66	2,470.70	7,357.54	7,000.00	2,364.74	7,000.00
102-418.000-701.004	STANDBY PAY	13,211.70	8,926.92	10,828.93	16,000.00	12,750.66	16,000.00
102-418.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	87,200.00
102-418.000-702.030	MAINT. OPERATION EQUIP	18,462.73	26,650.79	37,933.17	20,000.00	38,979.84	35,000.00
102-418.000-702.031	RENTS & LEASES	10,000.00	10,000.00	19,000.00	19,000.00	18,350.00	19,000.00
102-418.000-702.032	PROFESSIONAL/SPECIAL SERV	36,709.74	23,590.82	33,967.18	35,000.00	15,757.47	35,000.00
102-418.000-702.034	OTHER CONTRACT SERVICES	1,609.38	1,500.00	.00	4,200.00	.00	4,000.00
102-418.000-702.035	ENGINEERING	.00	.00	.00	.00	.00	.00
102-418.000-702.036	STREET SWEEPING CONTRACT	91,537.32	94,008.84	95,415.00	95,500.00	90,866.93	95,500.00
102-418.000-702.037	STREET LIGHT REPAIR	1,974.12	.00	2,145.00	4,000.00	1,773.59	4,000.00
102-418.000-703.028	SMALL TOOLS	677.18	383.17	1,286.56	1,000.00	496.62	1,000.00
102-418.000-703.062	STREET SIGNS/STRIPING	54,406.84	62,633.38	47,898.62	62,000.00	58,116.02	62,000.00
102-418.000-704.021	UTILITIES	103,349.78	103,003.04	103,612.49	110,000.00	96,173.29	110,000.00
102-418.000-704.022	COMMUNICATIONS	24.22	105.00	1,340.00	1,500.00	1,620.00	1,500.00
102-418.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
102-418.000-706.026	MISCELLANEOUS EXPENSE	2,566.68	1,611.80	2,934.77	2,000.00	436.31	3,000.00
102-418.000-706.027	BOOT & JACKET ALLOWANCE	917.47	546.38	977.54	1,000.00	559.98	1,625.00
102-418.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	10,029.65	18,073.38	7,730.04	21,000.00	9,206.23	21,000.00
102-418.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	505.99	188.00	192.00	1,500.00	1,884.00	2,000.00
102-418.000-706.037	CONFERENCES & MEETINGS	272.88	.00	.00	500.00	.00	1,000.00
102-418.000-706.038	STAFF DEVELOPMENT	182.50	262.50	.00	1,800.00	796.85	1,800.00
102-418.000-706.050	SAFETY EQUIPMENT	1,022.73	1,541.08	1,510.92	1,600.00	465.01	1,600.00
102-418.000-706.073	UNIFORMS & RAGS	1,883.52	1,899.02	2,164.18	1,800.00	1,656.82	2,000.00
102-418.000-706.082	CEDARWOOD DRIVE	.00	.00	.00	.00	.00	.00
102-418.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
102-418.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
102-418.000-707.029	SANTA FE, 1ST TO RR	.00	.00	.00	.00	.00	.00
102-418.000-707.032	SIERRA PS&E	.00	.00	.00	.00	.00	.00
102-418.000-707.035	RIVERCOVE STORM DRAIN	.00	.00	.00	.00	.00	.00
102-418.000-707.056	CALIFORNIA AVE STORM DRAIN	.00	.00	.00	.00	.00	.00
102-418.000-707.059	PANORAMA STORM DRAIN	.00	.00	.00	.00	.00	.00
102-418.000-707.060	SB1-RMRA EXPENSES	.00	.00	.00	410,000.00	.00	574,000.00
102-418.000-707.065	SB1-PAVEMENT RESTORATION	38,722.00	.00	.00	.00	.00	.00
102-418.000-707.066	SB1-PAVEMENT RESTORATION 2019	6,325.00	253,310.52	.00	.00	.00	.00
102-418.000-707.067	SB1-PAVEMENT RESTORATION 2020	.00	10,962.50	236,297.90	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
102-418.000-707.068	PAVEMENT RESTORATION SPRING 21	.00	.00	.00	60,000.00	61,228.64	.00
102-418.000-707.070	SB1-SANTA FE STREET IMPROVEMEN	.00	19,500.00	116,561.75	.00	.00	.00
102-418.000-707.071	SB1-TOPEKA ST OVERLAY 3RD-5TH	.00	.00	31,200.00	1,225,088.00	704,401.92	.00
102-418.000-707.072	TOPEKA ST OVERLAY CALLENDAR	.00	.00	.00	233,670.00	.00	.00
102-418.000-707.080	VALLEY GUTTER CHIEF TUCKER &KA	.00	.00	2,175.00	15,000.00	12,825.00	.00
102-418.000-707.081	VALLEY GUTTER STANISLAUS &JACK	.00	.00	2,175.00	20,000.00	17,825.00	.00
102-418.000-707.082	VALLEY GUTTER CYPRESSWOODS &	.00	.00	2,150.00	20,000.00	92,750.24	.00
102-418.000-707.083	VALLEY GUTTER & ADA -2ND & RIV	.00	.00	.00	65,192.00	3,675.00	.00
102-418.000-707.111	TERMINAL AVE - ADA IMPROV	.00	.00	.00	.00	.00	.00
102-418.000-707.112	CORP YARD - STORAGE BAY	.00	.00	.00	.00	.00	.00
102-418.000-708.004	MIS EMPLOYEE BENEFITS	4,861.30-	8,389.57	2,010.63	.00	20,131.91-	.00
102-418.000-708.005	MEDICARE	3,405.13	3,565.57	3,919.09	4,300.00	3,359.00	4,600.00
102-418.000-708.006	PERS RETIREMENT	37,457.03	47,328.10	55,032.55	62,300.00	52,392.73	68,500.00
102-418.000-708.007	PAYROLL TAXES	1,924.99	1,994.97	1,680.01	1,700.00	1,036.00	1,300.00
102-418.000-708.008	HEALTH DENTAL VISION INSURANCE	68,649.09	71,438.42	71,653.83	76,100.00	71,521.50	79,600.00
102-418.000-708.009	NATIONAL RETIREMENT	19,042.45	23,300.60	23,605.70	23,600.00	17,334.20	23,600.00
102-418.000-708.010	SELF INS. PREMIUM	34,809.48	38,335.18	39,437.25	45,300.00	37,756.50	48,800.00
102-418.000-708.012	DEFERRED COMPENSATION	262.50	1,950.00	1,950.00	2,000.00	1,912.50	6,300.00
102-418.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
102-418.000-999.000	TRANSFERS OUT	29,774.67	35,649.66	34,344.98	29,000.00	.00	42,633.00
Total GAS TAX:		828,566.47	1,143,002.92	1,291,915.67	2,996,350.00	1,661,230.87	1,678,058.00
GAS TAX FUND Revenue Total:		1,152,604.44	1,306,935.48	1,333,047.12	1,585,400.00	1,032,470.31	1,677,728.00
GAS TAX FUND Expenditure Total:		828,566.47	1,143,002.92	1,291,915.67	2,996,350.00	1,661,230.87	1,678,058.00
Net Total GAS TAX FUND:		324,037.97	163,932.56	41,131.45	1,410,950.00-	628,760.56-	330.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SEWER FUND							
SEWER FUND							
106-000.000-501.001	GRANTS	.00	.00	.00	.00	105,553.30	.00
106-000.000-600.180	SEWER SERVICE CHARGE	4,275,430.73	4,580,273.15	4,700,337.09	4,658,000.00	4,017,610.98	4,797,740.00
106-000.000-600.200	MEASURE L SALARY REIMBURSEME	401.20	.00	.00	.00	.00	.00
106-000.000-600.225	INSPECTION FEES	210.16	1,756.44	750.54	1,000.00	.00	7,500.00
106-000.000-655.000	FINES, FORFEITURES,PENALTIES	79,191.08	57,740.70	9.90-	80,000.00	68,885.16	81,000.00
106-000.000-664.000	INTEREST INCOME	14,988.76	16,620.26	14,418.44	10,000.00	9,572.39	10,000.00
106-000.000-675.080	DEPOSITS FORFEITED	.00	.00	.00	.00	.00	.00
106-000.000-675.090	MISCELLANEOUS REVENUES	.00	2,720.20	1,950.00	.00	.00	.00
106-000.000-675.160	INDUSTRIAL PERMITS REVENUE	99,791.73	77,109.70	18,282.25	20,000.00	68,924.18	20,000.00
106-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	6.40	.00	.00	.00
106-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	6,459.34	35,905.80	9,995.34-	.00	28,605.40-	.00
106-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
106-000.000-699.000	TRANSFERS IN	128,816.73	268,194.94	264,103.52	65,600.00	.00	81,421.00
Total SEWER FUND:		4,605,289.73	5,040,321.19	4,989,843.00	4,834,600.00	4,241,940.61	4,997,661.00
SEWER COLLECTION							
106-423.000-701.001	PERSONNEL REGULAR	83,450.28	92,478.16	101,586.99	104,000.00	115,914.38	109,500.00
106-423.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
106-423.000-701.003	PERSONNEL OVERTIME	447.92	88.92	562.95	1,000.00	538.48	1,000.00
106-423.000-701.004	STANDBY PAY	12,092.11	11,112.79	11,268.47	15,000.00	12,965.18	15,000.00
106-423.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	87,200.00
106-423.000-702.030	MAINT. OPERATION EQUIP	6,185.53	15,152.45	13,625.10	15,000.00	18,757.18	15,000.00
106-423.000-702.031	RENTS & LEASES	30,000.00	39,000.00	39,000.00	40,000.00	6,442.58	40,000.00
106-423.000-702.032	PROFESSIONAL/SPECIAL SERV	14,657.28	29,654.44	31,597.63	38,700.00	27,891.53	38,700.00
106-423.000-702.034	OTHER CONTRACT SERVICES	43,287.31	32,403.61	35,606.82	40,000.00	30,491.77	41,000.00
106-423.000-703.023	ADVERTISING	556.00	149.00	87.00	300.00	.00	300.00
106-423.000-703.024	POSTAGE	7,130.36	7,159.22	6,794.52	7,200.00	5,161.13	7,200.00
106-423.000-703.025	OFFICE EXPENSE	2,843.88	1,573.44	1,601.43	2,000.00	1,578.18	2,000.00
106-423.000-703.049	CHEMICALS	124.49	1,243.80	.00	1,500.00	.00	1,500.00
106-423.000-703.068	URAP	4,332.00	.00	7,312.00	7,500.00	.00	7,500.00
106-423.000-704.021	UTILITIES	34,643.12	35,434.91	31,738.63	32,000.00	33,140.69	32,000.00
106-423.000-704.022	COMMUNICATIONS	3,050.96	2,890.27	2,648.72	4,000.00	4,765.08	4,000.00
106-423.000-705.040	VEHICLE MAINT EXPENSE	.00	.00	.00	.00	.00	.00
106-423.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
106-423.000-706.010	DEPRECIATION EXPENSE	270,812.52	266,944.70	263,588.29	.00	.00	.00
106-423.000-706.026	MISCELLANEOUS EXPENSE	3,183.48	1,312.00	1,788.45	2,000.00	81.82	2,500.00
106-423.000-706.027	BOOT & JACKET ALLOWANCE	200.00	383.37	367.19	400.00	400.00	1,875.00
106-423.000-706.028	SMALL TOOLS	362.79	433.22	821.53	1,000.00	38.82	1,000.00
106-423.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	9,242.59	15,804.80	6,721.25	21,400.00	1,315.27	21,400.00
106-423.000-706.035	INSURANCE & SURETY BONDS	.00	.00	.00	.00	.00	.00
106-423.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	1,019.00	795.34	563.00	500.00	367.00	500.00
106-423.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	1,000.00
106-423.000-706.038	STAFF DEVELOPMENT	2,572.86	1,404.92	977.00	2,000.00	1,271.00	2,000.00
106-423.000-706.050	SAFETY EQUIPMENT	2,249.06	989.18	1,251.00	2,000.00	1,263.21	2,000.00
106-423.000-706.056	STATE/COUNTY FEES	65.24	67.18	3,853.78	4,000.00	3,468.49	4,000.00
106-423.000-706.060	DEBT SERVICE	2,175.89	1,820.25	1,462.83	74,000.00	.00	74,000.00
106-423.000-706.073	UNIFORMS & RAGS	628.49	662.46	705.37	800.00	1,455.94	1,600.00
106-423.000-706.999	BAD DEBTS	34,495.23	19,788.24	6,948.72	.00	34,797.32	.00
106-423.000-707.003	EQUIPMENT/PROJECTS	905,000.00	182,037.42	.00	558,900.00	297,625.09	90,000.00
106-423.000-707.007	SEWER LIFT STATION	.00	.00	.00	.00	.00	.00
106-423.000-707.037	SEWER BOTTLE NECK PROJECT	.00	.00	.00	.00	.00	.00
106-423.000-707.052	CNG VEHICLES	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
106-423.000-707.053	ELECTRICAL PANEL	.00	.00	.00	.00	.00	.00
106-423.000-707.057	WWTP EXPANSION	.00	.00	.00	.00	.00	.00
106-423.000-707.112	CORP YARD - STORAGE BAY	.00	.00	.00	.00	.00	.00
106-423.000-707.113	SCADA SYSTEM UPGRADE	.00	.00	.00	.00	.00	.00
106-423.000-707.114	COLLECTION SYSTEM	.00	.00	.00	.00	.00	.00
106-423.000-708.004	MIS EMPLOYEE BENEFITS	3,740.52	2,697.99	3,332.31	.00	17,886.84-	.00
106-423.000-708.005	MEDICARE	1,230.00	1,224.28	1,345.44	1,500.00	1,457.68	1,600.00
106-423.000-708.006	PERS RETIREMENT	13,066.73	15,942.18	18,741.24	21,600.00	23,350.28	23,500.00
106-423.000-708.007	PAYROLL TAXES	769.98	798.01	671.96	700.00	1,036.03	500.00
106-423.000-708.008	HEALTH DENTAL VISION INSURANCE	25,634.42	27,238.87	28,276.25	30,200.00	32,320.38	27,300.00
106-423.000-708.009	NATIONAL RETIREMENT	8,528.00	9,320.24	9,442.28	9,400.00	10,206.16	9,400.00
106-423.000-708.010	SELF INS. PREMIUM	12,346.84	13,032.36	13,338.18	15,900.00	17,232.34	16,700.00
106-423.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
106-423.000-708.020	PENSION EXPENSE	36,536.10	19,310.30	.00	.00	.00	.00
106-423.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
106-423.000-999.000	TRANSFERS OUT	1,256,044.07	1,305,806.75	1,328,527.45	1,573,250.00	505,156.56	1,707,797.00
Total SEWER COLLECTION:		2,832,705.05	2,156,155.07	1,976,153.78	2,627,750.00	1,172,602.73	2,390,572.00
SEWER TREATMENT (WWTP)							
106-424.000-701.001	PERSONNEL REGULAR	189,148.91	199,730.62	203,657.56	222,500.00	208,708.50	240,600.00
106-424.000-701.003	PERSONNEL OVERTIME	32,631.47	34,019.46	35,560.54	36,000.00	31,360.20	36,000.00
106-424.000-701.004	STANDBY PAY	.00	.00	.00	.00	1,737.79	.00
106-424.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	90,900.00
106-424.000-702.030	MAINT. OPERATION EQUIP	32,774.67	64,745.57	48,859.45	65,000.00	66,641.42	65,000.00
106-424.000-702.031	RENTS & LEASES	25,000.00	25,000.00	34,000.00	35,000.00	22,208.67	35,000.00
106-424.000-702.032	PROFESSIONAL/SPECIAL SERV	109,880.31	164,752.82	144,057.78	172,700.00	115,377.98	175,000.00
106-424.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	696,000.00	77,856.08	621,000.00
106-424.000-702.056	PIRTS & APPRAISALS,TAXES	2,010.10	2,035.60	2,040.96	2,500.00	2,059.36	2,500.00
106-424.000-703.025	OFFICE EXPENSE	3,356.16	2,838.82	1,922.93	5,000.00	2,024.56	5,000.00
106-424.000-703.049	CHEMICALS	3,100.30	2,523.65	3,599.51	5,700.00	3,869.80	5,700.00
106-424.000-704.021	UTILITIES	185,189.44	235,057.41	192,886.49	220,000.00	155,997.04	220,000.00
106-424.000-704.022	COMMUNICATIONS	1,620.00	1,554.70	1,685.23	1,700.00	3,191.51	1,700.00
106-424.000-705.040	VEHICLE MAINT EXPENSE	.00	.00	.00	.00	.00	.00
106-424.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
106-424.000-706.010	DEPRECIATION EXPENSE	140,715.94	158,460.15	140,635.69	.00	.00	.00
106-424.000-706.020	AIR TOXICS ASSESSMENTS FEES	.00	.00	.00	.00	.00	.00
106-424.000-706.025	WEED & RUBBISH REMOVAL	.00	.00	.00	.00	.00	.00
106-424.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	96.81	2,800.00	564.02	2,800.00
106-424.000-706.027	BOOT & JACKET ALLOWANCE	600.00	579.47	591.48	600.00	200.00	1,250.00
106-424.000-706.028	SMALL TOOLS	1,731.45	2,651.95	2,301.34	3,000.00	1,616.84	3,000.00
106-424.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	18,719.58	12,072.55	15,150.41	35,000.00	17,804.11	35,000.00
106-424.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	1,656.55	1,362.33	1,436.50	3,500.00	1,163.00	3,500.00
106-424.000-706.038	STAFF DEVELOPMENT	4,118.23	2,185.63	1,232.95	4,500.00	2,478.75	4,500.00
106-424.000-706.050	SAFETY EQUIPMENT	1,437.03	2,928.28	1,131.69	3,300.00	1,411.18	3,300.00
106-424.000-706.053	LEVEE REPAIR AND A.C.	7,585.98	8,634.66	8,849.22	10,000.00	5,464.55	10,000.00
106-424.000-706.054	DEBT SERVICES	.00	.00	.00	.00	.00	.00
106-424.000-706.060	INTEREST PAYMENTS	.00	.00	.00	.00	.00	.00
106-424.000-706.073	UNIFORMS & RAGS	1,997.66	2,037.51	2,344.80	2,000.00	2,510.57	2,500.00
106-424.000-706.075	BOND COST EXPENSE	.00	.00	.00	.00	.00	.00
106-424.000-706.076	BOND INTEREST EXPENSE	5,397.04	3,840.41	2,220.85	600.00	558.79	600.00
106-424.000-706.997	LOSS ON FIXED ASSET	.00	.00	.00	.00	.00	.00
106-424.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	66,300.00	63,894.61	.00
106-424.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	550,000.00
106-424.000-707.043	AERATOR REPLACEMENT	.00	.00	.00	.00	.00	.00
106-424.000-707.057	WWTP EXPANSION	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
106-424.000-707.077	PROPERTY ACQUISITION	.00	.00	.00	.00	.00	.00
106-424.000-707.078	LEVEE FAILURE	.00	.00	.00	.00	.00	.00
106-424.000-708.004	MIS EMPLOYEE BENEFITS	1,260.78-	2,311.65	2,027.46	.00	18,525.31-	.00
106-424.000-708.005	MEDICARE	3,006.21	3,113.63	3,152.27	3,100.00	3,140.68	3,500.00
106-424.000-708.006	PERS RETIREMENT	30,321.72	36,268.31	40,216.57	46,600.00	44,902.09	54,200.00
106-424.000-708.007	PAYROLL TAXES	1,155.00	1,197.01	1,008.01	1,000.00	776.99	800.00
106-424.000-708.008	HEALTH DENTAL VISION INSURANCE	34,414.17	35,593.30	36,555.95	39,300.00	45,137.60	44,700.00
106-424.000-708.009	NATIONAL RETIREMENT	12,765.25	13,980.36	14,163.42	14,200.00	12,956.58	14,200.00
106-424.000-708.010	SELF INS. PREMIUM	26,436.52	27,187.34	26,897.78	32,100.00	30,354.62	36,700.00
106-424.000-708.012	DEFERRED COMPENSATION	2,287.44	3,449.94	3,449.94	3,400.00	3,383.59	5,000.00
106-424.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
106-424.000-999.000	TRANSFERS OUT	.00	192,500.00	.00	.00	.00	.00
Total SEWER TREATMENT (WWTP):		877,796.35	1,242,613.13	971,733.59	1,733,400.00	910,826.17	2,273,950.00
SEWER FUND Revenue Total:		4,605,289.73	5,040,321.19	4,989,843.00	4,834,600.00	4,241,940.61	4,997,661.00
SEWER FUND Expenditure Total:		3,710,501.40	3,398,768.20	2,947,887.37	4,361,150.00	2,083,428.90	4,664,522.00
Net Total SEWER FUND:		894,788.33	1,641,552.99	2,041,955.63	473,450.00	2,158,511.71	333,139.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SEWER DEBT SERVICE FUND							
SEWER DEBT SERVICE FUND							
107-000.000-664.000	INTEREST INCOME	4,856.18	4,236.30	1,172.56	1,000.00	413.80	400.00
107-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
107-000.000-680.034	REALIZED GAIN/LOSS ON INVEST	.00	.00	.00	.00	.00	.00
107-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	.00	.00	.00	.00	.00	.00
107-000.000-699.000	TRANSFERS IN	516,876.80	709,556.00	517,427.20	516,400.00	463,180.80	539,225.00
Total SEWER DEBT SERVICE FUND:		521,732.98	713,792.30	518,599.76	517,400.00	463,594.60	539,625.00
SEWER DEBT SERVICE							
107-426.000-706.054	DEBT SERVICES	.00	.00	.00	244,000.00	.00	253,500.00
107-426.000-706.071	ADMIN EXPENSES	.00	.00	.00	.00	.00	.00
107-426.000-706.075	BOND COST EXPENSE	.00	.00	.00	.00	.00	.00
107-426.000-706.076	BOND INTEREST EXPENSE	129,594.00	112,577.72	100,536.93	91,800.00	91,800.32	205,582.58
107-426.000-706.078	BOND AMORTIZATION EXPENSE	11,950.02	11,950.02	11,950.02	12,000.00	.00	17,000.00
107-426.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
107-426.000-999.000	TRANSFERS OUT	.00	.00	65,563.11	65,600.00	.00	.00
Total SEWER DEBT SERVICE:		141,544.02	124,527.74	178,050.06	413,400.00	91,800.32	476,082.58
SEWER DEBT SERVICE FUND Revenue Total:		521,732.98	713,792.30	518,599.76	517,400.00	463,594.60	539,625.00
SEWER DEBT SERVICE FUND Expenditure Total:		141,544.02	124,527.74	178,050.06	413,400.00	91,800.32	476,082.58
Net Total SEWER DEBT SERVICE FUND:		380,188.96	589,264.56	340,549.70	104,000.00	371,794.28	63,542.42

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SEWER CAPITAL IMPROVEMENT FUND							
SEWER CAPITAL IMPROVEMENT FUND							
108-000.000-664.000	INTEREST INCOME	4,542.52	4,249.08	1,684.09	1,400.00	214.80	200.00
108-000.000-673.100	BOND PROCEEDS	.00	.00	.00	.00	.00	.00
108-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
108-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	2,000.70	552.05	485.91-	.00	410.57	.00
108-000.000-699.000	TRANSFERS IN	46,841.96	46,858.20	46,891.84	46,800.00	41,975.76	48,900.00
Total SEWER CAPITAL IMPROVEMENT FUND:		53,385.18	51,659.33	48,090.02	48,200.00	42,601.13	49,100.00
SEWER CAPITAL IMPROVEMENT							
108-427.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
108-427.000-707.002	CAPITAL EXPENDITURES	.00	.00	25,180.97	30,000.00	13,486.47	30,000.00
108-427.000-707.082	WWTP SLUDGE REMOVAL/LINER	.00	.00	.00	.00	.00	.00
108-427.000-707.124	SCHNEIDER ELECTRIC PROJECT	.00	.00	.00	.00	.00	.00
108-427.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
108-427.000-999.000	TRANSFERS OUT	67,134.30	.00	.00	.00	.00	.00
Total SEWER CAPITAL IMPROVEMENT:		67,134.30	.00	25,180.97	30,000.00	13,486.47	30,000.00
SEWER CAPITAL IMPROVEMENT FUND Revenue Total:		53,385.18	51,659.33	48,090.02	48,200.00	42,601.13	49,100.00
SEWER CAPITAL IMPROVEMENT FUND Expenditure Total:		67,134.30	.00	25,180.97	30,000.00	13,486.47	30,000.00
Net Total SEWER CAPITAL IMPROVEMENT FUND:		13,749.12-	51,659.33	22,909.05	18,200.00	29,114.66	19,100.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
OFF-STREET PARKING FUND							
OFF-STREET PARKING FUND							
109-000.000-664.000	INTEREST INCOME	1,070.81	934.12	258.55	300.00	91.25	150.00
109-000.000-675.000	PARKING IN LIEU FEES	.00	.00	.00	.00	.00	.00
109-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
109-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total OFF-STREET PARKING FUND:		1,070.81	934.12	258.55	300.00	91.25	150.00
OFF-STREET PARKING							
109-428.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
109-428.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
109-428.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
109-428.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total OFF-STREET PARKING:		.00	.00	.00	.00	.00	.00
OFF-STREET PARKING FUND Revenue Total:		1,070.81	934.12	258.55	300.00	91.25	150.00
OFF-STREET PARKING FUND Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total OFF-STREET PARKING FUND:		1,070.81	934.12	258.55	300.00	91.25	150.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
LOCAL TRANSPORTATION FUND							
LOCAL TRANSPORTATION FUND							
111-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
111-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
111-000.000-664.000	INTEREST INCOME	7,752.00	6,762.50	1,871.77	.00	660.56	300.00
111-000.000-674.000	LTF - STREETS	.00	.00	.00	.00	.00	.00
111-000.000-674.010	LTF - NON-MOTORIZED	.00	.00	61,684.00	.00	22,626.00	49,000.00
111-000.000-674.020	STREET GRANTS	.00	.00	.00	.00	.00	.00
111-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
111-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
111-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total LOCAL TRANSPORTATION FUND:		7,752.00	6,762.50	63,555.77	.00	23,286.56	49,300.00
LOCAL TRANSPORTATION							
111-430.000-701.001	PERSONNEL REGULAR	.00	.00	.00	.00	.00	.00
111-430.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
111-430.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
111-430.000-701.004	STANDBY PAY	.00	.00	.00	.00	.00	.00
111-430.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
111-430.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	45,088.01	64,176.78	.00	17,774.21	20,000.00
111-430.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
111-430.000-706.027	BOOT & JACKET ALLOWANCE	.00	.00	.00	.00	.00	.00
111-430.000-706.073	UNIFORMS & RAGS	.00	.00	.00	.00	.00	.00
111-430.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
111-430.000-707.024	NON MOTORIZED PROJECTS	.00	.00	.00	.00	45,200.00	.00
111-430.000-707.044	OVERLAY PROJECT	.00	.00	.00	.00	.00	.00
111-430.000-707.045	SIDEWALK INFILL PROJECT	.00	.00	.00	.00	.00	.00
111-430.000-707.047	THERMOPLASTIC UNIT	.00	.00	.00	.00	.00	.00
111-430.000-707.052	CNG VEHICLES	.00	.00	.00	.00	.00	.00
111-430.000-707.062	MORRILL BRIDGE RECONSTRUCT	.00	.00	.00	.00	.00	.00
111-430.000-707.106	FIRST/PATTERSON OVERLAY PROJ	.00	.00	.00	.00	.00	.00
111-430.000-707.121	ORANGE AVENUE PAVING	.00	.00	.00	.00	.00	.00
111-430.000-707.126	SLURRY SEAL PROJ 2014	.00	.00	.00	.00	.00	.00
111-430.000-707.129	SLURRY SEAL 2016- LTF	.00	.00	.00	.00	.00	.00
111-430.000-707.130	SLURRY SEAL 2017	.00	.00	.00	.00	.00	.00
111-430.000-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
111-430.000-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
111-430.000-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
111-430.000-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
111-430.000-708.008	HEALTH DENTAL VISION INSURANCE	.00	.00	.00	.00	.00	.00
111-430.000-708.009	NATIONAL RETIREMENT	.00	.00	.00	.00	.00	.00
111-430.000-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
111-430.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
111-430.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
111-430.000-999.000	TRANSFERS OUT	91,914.09	101,509.03	.00	.00	.00	.00
Total LOCAL TRANSPORTATION:		91,914.09	146,597.04	64,176.78	.00	62,974.21	20,000.00
LOCAL TRANSPORTATION FUND Revenue Total:		7,752.00	6,762.50	63,555.77	.00	23,286.56	49,300.00
LOCAL TRANSPORTATION FUND Expenditure Total:		91,914.09	146,597.04	64,176.78	.00	62,974.21	20,000.00
Net Total LOCAL TRANSPORTATION FUND:		84,162.09-	139,834.54-	621.01-	.00	39,687.65-	29,300.00

Account Number	Account Title	2018-19	2019-20	2020-21	2021-22	2021-22	2022-23
		Prior year 3 Actual	Prior year 2 Actual	Prior year Actual	Current year Budget	Current year Actual	Proposed Budget

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
WATER FUND							
WATER FUND							
114-000.000-501.001	GRANTS	.00	.00	.00	.00	80,620.33	.00
114-000.000-600.140	WATER REVENUES	2,203,387.73	2,632,919.60	3,126,689.72	3,073,300.00	2,469,360.34	3,165,499.00
114-000.000-600.150	WATER CONNECTION FEES	.00	.00	.00	.00	.00	.00
114-000.000-600.160	BAD DEBT-UTILITY COLLECTIONS	.00	5,035.90	4,585.58	3,000.00	3,850.61	3,000.00
114-000.000-600.225	INSPECTION FEES	.00	.00	750.00	5,000.00	375.00	8,550.00
114-000.000-600.226	BACKFLOW INSPECTIONS	3,375.00	12,975.00	16,254.00	5,000.00	5,450.80	5,000.00
114-000.000-600.240	LEASE REVENUE	.00	.00	.00	.00	.00	.00
114-000.000-655.000	FINES, FORFEITURES,PENALTIES	52,425.67	39,402.31	5,41-	60,000.00	46,488.66	54,000.00
114-000.000-660.000	WATER VIOLATIONS	.00	.01-	.00	.00	44.04	.00
114-000.000-664.000	INTEREST INCOME	26,896.21	27,631.09	12,551.27	10,000.00	8,359.01	8,000.00
114-000.000-675.090	MISCELLANEOUS REVENUES	17,437.58	1,120.00	6,780.76	4,500.00	1,799.04	1,500.00
114-000.000-675.100	SPECIAL SERVICE REIMBURSEMENT	.00	.00	.00	.00	.00	.00
114-000.000-675.340	PUBLIC WORKS FEES	.00	.00	.00	.00	.00	.00
114-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	89.83	.00	.00	.00
114-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	11,632.15	18,882.98	8,508.02-	.00	10,104.65-	.00
114-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
114-000.000-699.000	TRANSFERS IN	203,555.12	207,835.19	1,012.09	.00	.00	.00
Total WATER FUND:		2,518,709.46	2,945,802.06	3,160,199.82	3,160,800.00	2,605,493.18	3,245,549.00
WATER COLLECTION							
114-433.000-701.001	PERSONNEL REGULAR	307,633.28	331,359.11	335,974.79	334,100.00	321,325.28	351,500.00
114-433.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
114-433.000-701.003	PERSONNEL OVERTIME	24,133.79	27,407.15	32,051.77	35,000.00	24,688.76	35,000.00
114-433.000-701.004	STANDBY PAY	26,906.10	28,412.33	27,301.51	32,000.00	32,651.22	32,000.00
114-433.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	185,000.00
114-433.000-702.030	MAINT. OPERATION EQUIP	51,262.33	58,340.76	53,742.15	68,000.00	63,323.31	68,000.00
114-433.000-702.031	RENTS & LEASES	22,000.00	31,000.00	31,000.00	32,000.00	2,559.94	32,000.00
114-433.000-702.032	PROFESSIONAL/SPECIAL SERV	152,367.42	93,616.73	138,344.91	151,700.00	202,689.59	306,400.00
114-433.000-702.034	OTHER CONTRACT SERVICES	41,404.47	39,899.03	40,570.72	40,000.00	50,421.83	45,000.00
114-433.000-703.023	ADVERTISING	.00	.00	.00	300.00	.00	300.00
114-433.000-703.024	POSTAGE	8,105.47	8,438.61	7,798.95	7,600.00	5,749.03	7,600.00
114-433.000-703.025	OFFICE EXPENSE	2,588.38	2,659.37	3,286.48	3,000.00	2,595.59	3,000.00
114-433.000-703.064	BACKFLOW INSPECTION EXPENSES	327.52	1,686.10	6,057.18	6,000.00	6,880.95	6,000.00
114-433.000-703.067	WATER CONSERVATION PROGRAM	4,366.09	.00	.00	25,000.00	5,385.09	25,000.00
114-433.000-703.068	URAP	5,994.00	.00	10,054.00	15,000.00	.00	15,000.00
114-433.000-704.021	UTILITIES	322,653.87	343,180.08	378,943.87	400,000.00	339,901.63	400,000.00
114-433.000-704.022	COMMUNICATIONS	4,019.63	5,476.69	7,167.06	7,300.00	9,938.49	7,300.00
114-433.000-705.040	VEHICLE MAINT EXPENSE	.00	.00	.00	.00	.00	.00
114-433.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
114-433.000-706.010	DEPRECIATION EXPENSE	331,305.76	337,230.57	324,455.88	.00	.00	.00
114-433.000-706.026	MISCELLANEOUS EXPENSE	2,160.90	733.58	2,001.48	2,200.00	2,046.83	2,200.00
114-433.000-706.027	BOOT & JACKET ALLOWANCE	989.18	794.43	955.29	1,000.00	600.00	3,375.00
114-433.000-706.028	SMALL TOOLS	32.35	1,041.03	3,855.86	1,800.00	5,533.23	1,800.00
114-433.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	9,069.28	6,630.71	11,880.02	25,000.00	17,840.79	25,000.00
114-433.000-706.035	INSURANCE & SURETY BONDS	.00	.00	.00	.00	.00	.00
114-433.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	1,306.64	2,034.33	2,422.34	2,200.00	2,554.00	2,800.00
114-433.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	200.00	1,000.00
114-433.000-706.038	STAFF DEVELOPMENT	3,719.16	4,558.64	5,136.91	4,500.00	2,327.85	4,500.00
114-433.000-706.050	SAFETY EQUIPMENT	613.55	1,316.68	3,338.74	2,800.00	804.10	2,800.00
114-433.000-706.054	DEBT SERVICES	71,757.45	64,622.33	57,463.49	387,000.00	50,075.22	388,000.00
114-433.000-706.056	STATE/COUNTY FEES	24,178.88	27,868.94	28,086.34	34,000.00	33,855.76	34,000.00
114-433.000-706.073	UNIFORMS & RAGS	2,240.57	2,027.10	2,380.66	2,500.00	2,339.64	3,500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
114-433.000-706.997	LOSS ON FIXED ASSET	.00	.00	.00	.00	.00	.00
114-433.000-706.999	BAD DEBTS	25,096.33	12,614.56	4,342.92	5,000.00	23,421.67	.00
114-433.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	256,900.00	117,865.10	260,000.00
114-433.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	260,000.00	.00	825,000.00
114-433.000-707.010	WATER METERS	.00	.00	.00	.00	.00	.00
114-433.000-707.011	TWO INCH WATER METERS	.00	.00	.00	.00	.00	.00
114-433.000-707.079	WATER TRESTLE	.00	.00	.00	.00	.00	.00
114-433.000-707.116	SECURITY SYSTEMS	.00	.00	.00	.00	.00	.00
114-433.000-707.117	STORAGE TANKS SCADA & VFDS	.00	.00	.00	.00	.00	.00
114-433.000-707.118	ROSELLE & TURPIN	.00	.00	.00	.00	.00	.00
114-433.000-708.004	MIS EMPLOYEE BENEFITS	1,899.87	978.72	117.21	.00	41,409.10-	.00
114-433.000-708.005	MEDICARE	3,574.55	3,666.73	3,808.54	4,200.00	3,593.28	3,800.00
114-433.000-708.006	PERS RETIREMENT	51,178.08	60,633.00	65,699.26	75,500.00	71,305.87	82,200.00
114-433.000-708.007	PAYROLL TAXES	1,925.00	1,999.36	1,679.97	1,700.00	1,295.01	5,300.00
114-433.000-708.008	HEALTH DENTAL VISION INSURANCE	80,188.90	85,677.21	81,219.12	92,700.00	88,471.75	86,200.00
114-433.000-708.009	NATIONAL RETIREMENT	25,584.00	27,836.65	27,774.61	23,600.00	23,983.12	23,600.00
114-433.000-708.010	SELF INS. PREMIUM	43,862.71	44,535.03	43,149.37	51,000.00	47,175.77	53,700.00
114-433.000-708.012	DEFERRED COMPENSATION	1,950.00	1,950.00	1,950.00	2,000.00	1,912.50	7,800.00
114-433.000-708.020	PENSION EXPENSE	43,095.52	73,443.00	.00	.00	.00	.00
114-433.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
114-433.000-999.000	TRANSFERS OUT	987,232.43	806,124.18	774,387.97	962,950.00	47,554.00	1,072,020.00
Total WATER COLLECTION:		2,686,723.46	2,539,792.74	2,518,399.37	3,355,550.00	1,571,457.10	4,407,695.00
WATER CONNECTION							
114-437.000-702.030	MAINT. OPERATION EQUIP	.00	.00	.00	.00	.00	.00
114-437.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
114-437.000-703.023	ADVERTISING	.00	.00	.00	.00	.00	.00
114-437.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
114-437.000-704.021	UTILITIES	.00	.00	.00	.00	.00	.00
114-437.000-704.022	COMMUNICATIONS	.00	.00	.00	.00	.00	.00
114-437.000-706.010	DEPRECIATION EXPENSE	.00	.00	.00	.00	.00	.00
114-437.000-706.038	STAFF DEVELOPMENT	.00	.00	.00	.00	.00	.00
114-437.000-706.054	DEBT SERVICES	.00	.00	.00	.00	.00	.00
114-437.000-706.075	BOND COST EXPENSE	.00	.00	.00	.00	.00	.00
114-437.000-706.076	BOND INTEREST EXPENSE	.00	.00	.00	.00	.00	.00
114-437.000-706.078	BOND AMORTIZATION EXPENSE	.00	.00	.00	.00	.00	.00
114-437.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
114-437.000-707.010	WATER METERS	.00	.00	.00	.00	.00	.00
114-437.000-707.011	TWO INCH WATER METERS	.00	.00	.00	.00	.00	.00
114-437.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
114-437.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total WATER CONNECTION:		.00	.00	.00	.00	.00	.00
WATER FUND Revenue Total:		2,518,709.46	2,945,802.06	3,160,199.82	3,160,800.00	2,605,493.18	3,245,549.00
WATER FUND Expenditure Total:		2,686,723.46	2,539,792.74	2,518,399.37	3,355,550.00	1,571,457.10	4,407,695.00
Net Total WATER FUND:		168,014.00-	406,009.32	641,800.45	194,750.00-	1,034,036.08	1,162,146.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
WATER CAPITAL IMPROVEMENT FUND							
WATER CAPITAL IMPROVEMENT FUND							
116-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
116-000.000-664.000	INTEREST INCOME	7,427.87	6,764.45	2,370.72	2,500.00	449.60	400.00
116-000.000-673.100	BOND PROCEEDS	.00	.00	.00	.00	.00	.00
116-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	2,449,481.08	.00	.00	.00
116-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	2,000.70	552.05	485.92-	.00	410.58	.00
116-000.000-699.000	TRANSFERS IN	53,978.60	54,733.90	54,852.20	54,800.00	47,554.00	56,600.00
116-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total WATER CAPITAL IMPROVEMENT FUND:		63,407.17	62,050.40	2,506,218.08	57,300.00	48,414.18	57,000.00
WATER CAPITAL IMPROVEMENTS							
116-436.000-707.002	CAPITAL EXPENDITURES	130.00	48,638.69	26,394.16	80,000.00	15,427.50	80,000.00
116-436.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
116-436.000-999.000	TRANSFERS OUT	191,405.21	.00	.00	.00	.00	.00
Total WATER CAPITAL IMPROVEMENTS:		191,535.21	48,638.69	26,394.16	80,000.00	15,427.50	80,000.00
WATER CAPITAL IMPROVEMENT FUND Revenue Total:		63,407.17	62,050.40	2,506,218.08	57,300.00	48,414.18	57,000.00
WATER CAPITAL IMPROVEMENT FUND Expenditure Total:		191,535.21	48,638.69	26,394.16	80,000.00	15,427.50	80,000.00
Net Total WATER CAPITAL IMPROVEMENT FUND:		128,128.04-	13,411.71	2,479,823.92	22,700.00-	32,986.68	23,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
NEIGHBORHOOD IMPROVEMENT							
NEIGHBORHOOD IMPROVEMENT							
117-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
117-000.000-655.000	FINES, FORFEITURES,PENALTIES	8,995.00	13,628.00	16,707.00	30,000.00	35,005.95	30,000.00
117-000.000-660.010	ABANDONED VEHICLE	25,327.30	30,813.64	22,292.62	22,000.00	11,455.01	20,000.00
117-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
117-000.000-675.090	MISCELLANEOUS REVENUES	625.00	275.00	125.00	500.00	175.00	500.00
117-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	15.00	.00	.00	.00
117-000.000-699.000	TRANSFERS IN	84,454.38	102,931.96	60,932.15	166,600.00	.00	197,700.00
117-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total NEIGHBORHOOD IMPROVEMENT:		119,401.68	147,648.60	100,071.77	219,100.00	46,635.96	248,200.00
ANIMAL & CODE CONTROL							
117-411.000-701.001	PERSONNEL REGULAR	64,170.78	67,394.18	67,691.95	96,937.00	90,815.10	139,500.00
117-411.000-701.002	PERSONNEL PART TIME	15,126.38	21,672.76	11,035.02	25,000.00	.00	.00
117-411.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
117-411.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
117-411.000-702.034	OTHER CONTRACT SERVICES	646.00	.00	.00	900.00	32.00	900.00
117-411.000-702.042	RELEASE OF LIENS	.00	.00	.00	.00	.00	.00
117-411.000-703.024	POSTAGE	.00	.00	.00	.00	.00	.00
117-411.000-703.025	OFFICE EXPENSE	2,104.77	1,114.90	2,579.52	3,200.00	2,785.08	3,100.00
117-411.000-704.021	UTILITIES	.00	.00	.00	.00	.00	.00
117-411.000-704.022	COMMUNICATIONS	1,517.91	1,789.52	1,588.53	1,500.00	1,360.58	1,500.00
117-411.000-706.025	WEED & RUBBISH REMOVAL	.00	.00	.00	500.00	.00	.00
117-411.000-706.027	BOOT & JACKET ALLOWANCE	.00	194.16	145.64	200.00	.00	500.00
117-411.000-706.028	SMALL TOOLS	23.73	166.24	107.82	200.00	310.96	300.00
117-411.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	190.00	620.00	95.00	700.00	190.00	1,000.00
117-411.000-706.037	CONFERENCES & MEETINGS	2,273.37	4,825.60	483.40-	4,500.00	3,736.73	5,000.00
117-411.000-706.073	UNIFORMS & RAGS	346.93	200.00	141.00	400.00	904.42	400.00
117-411.000-706.077	SPRING CLEAN UP	.00	.00	.00	.00	.00	.00
117-411.000-707.013	EQUIPMENT GRANT	.00	.00	.00	.00	.00	.00
117-411.000-708.004	MIS EMPLOYEE BENEFITS	329.30	1,529.57	335.09-	.00	1,882.55-	.00
117-411.000-708.005	MEDICARE	1,033.99	1,144.40	1,024.18	1,857.00	1,141.32	2,000.00
117-411.000-708.006	PERS RETIREMENT	10,409.35	12,343.20	13,621.13	21,576.00	19,199.92	30,600.00
117-411.000-708.007	PAYROLL TAXES	1,997.34	2,141.78	1,014.32	2,589.00	775.71	500.00
117-411.000-708.008	HEALTH DENTAL VISION INSURANCE	1,839.39	1,855.16	1,846.14	18,558.00	18,603.16	28,800.00
117-411.000-708.009	NATIONAL RETIREMENT	4,264.00	4,660.12	4,721.14	7,540.00	6,521.91	9,400.00
117-411.000-708.010	SELF INS. PREMIUM	8,890.93	8,975.42	8,884.81	14,643.00	13,276.65	20,800.00
117-411.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	3,900.00
117-411.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
117-411.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total ANIMAL & CODE CONTROL:		115,164.17	130,627.01	113,677.71	200,800.00	157,770.99	248,200.00
NEIGHBORHOOD IMPROVEMENT Revenue Total:		119,401.68	147,648.60	100,071.77	219,100.00	46,635.96	248,200.00
NEIGHBORHOOD IMPROVEMENT Expenditure Total:		115,164.17	130,627.01	113,677.71	200,800.00	157,770.99	248,200.00
Net Total NEIGHBORHOOD IMPROVEMENT:		4,237.51	17,021.59	13,605.94-	18,300.00	111,135.03-	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
COMMUNITY CENTER FUND							
COMMUNITY CENTER FUND							
118-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
118-000.000-672.003	DONATIONS	2,370.00	40.00	.00	.00	1,182.76	.00
118-000.000-675.080	DEPOSITS FORFEITED	10.00	.00	.00	.00	.00	.00
118-000.000-675.090	MISCELLANEOUS REVENUES	5,363.78	4,938.80	4,749.08	5,700.00	12,473.80	8,000.00
118-000.000-675.220	COMMUNITY CENTER FEES	15,711.50	23,370.00	1,028.00-	25,000.00	35,104.00	25,000.00
118-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	15.00	.00	.00	.00
118-000.000-680.002	CONTRACT PROGRAMS	15,292.30	8,701.87	1,213.00	8,500.00	15,515.00	8,500.00
118-000.000-680.010	SUMMER LUNCH PROGRAM	.00	.00	.00	.00	.00	.00
118-000.000-680.025	MISC PROGRAM INCOME	115.00-	.00	.00	6,000.00	.00	.00
118-000.000-699.000	TRANSFERS IN	23,000.00	54,185.98	15,747.94	22,600.00	.00	26,850.00
Total COMMUNITY CENTER FUND:		61,632.58	91,236.65	20,697.02	67,800.00	64,275.56	68,350.00
COMMUNITY CENTER							
118-441.000-701.001	PERSONNEL REGULAR	.00	191.06	.00	.00	245.43	.00
118-441.000-701.002	PERSONNEL PART TIME-RENTALS	17,287.38	11,541.27	4,354.70	15,000.00	16,655.53	15,000.00
118-441.000-701.003	PERSONNEL OVERTIME	400.23	.00	.00	.00	.00	.00
118-441.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
118-441.000-702.031	RENTS & LEASES	.00	.00	.00	.00	.00	.00
118-441.000-702.032	PROFESSIONAL/SPECIAL SERV	8,109.99	3,240.71	1,209.33	3,000.00	2,873.13	3,200.00
118-441.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
118-441.000-703.030	CONTRACT PROGRAMS	7,417.96	6,862.01	175.00	6,000.00	7,330.41	6,000.00
118-441.000-703.031	SUMMER LUNCH PROGRAM	.00	.00	.00	.00	.00	.00
118-441.000-704.021	UTILITIES	28,983.06	31,541.12	25,743.25	32,000.00	32,704.38	32,000.00
118-441.000-704.022	COMMUNICATIONS	.00	.00	.00	.00	.00	.00
118-441.000-705.040	VEHICLE MAINT EXPENSE	.00	.00	.00	.00	.00	.00
118-441.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
118-441.000-706.010	DEPRECIATION EXPENSE	1,351.32	1,745.73	2,109.76	.00	.00	.00
118-441.000-706.026	MISCELLANEOUS EXPENSE	13,644.99	7,819.50	2,050.90	6,000.00	8,815.81	7,000.00
118-441.000-706.028	SMALL TOOLS	.00	.00	.00	.00	.00	.00
118-441.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	4,136.99	2,948.66	590.00	2,500.00	1,598.63	2,000.00
118-441.000-706.035	INSURANCE & SURETY BONDS	368.16	659.88	.00	700.00	.00	700.00
118-441.000-706.056	STATE/COUNTY FEES	538.86	555.02	571.66	600.00	588.80	650.00
118-441.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
118-441.000-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
118-441.000-708.005	MEDICARE	430.97	525.12	147.14	200.00	280.71	.00
118-441.000-708.006	PERS RETIREMENT	1.55	.00	.00	.00	.00	.00
118-441.000-708.007	PAYROLL TAXES	3,340.34	4,012.21	1,011.91	1,800.00	1,852.06	1,800.00
118-441.000-708.008	HEALTH DENTAL VISION INSURANCE	.00	.00	.00	.00	.00	.00
118-441.000-708.009	NATIONAL RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.000-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
118-441.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
118-441.000-708.015	MISCELLANEOUS MEDICAL EXPENSE	.00	.00	.00	.00	.00	.00
118-441.000-708.020	PENSION EXPENSE	1.31	.00	.00	.00	.00	.00
118-441.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
118-441.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
118-441.001-672.007	AFTER SCHOOL PROGRAM	.00	.00	.00	.00	.00	.00
118-441.001-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
118-441.001-703.029	AFTER SCHOOL PROGRAM	.00	.00	.00	.00	.00	.00
118-441.001-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
118-441.001-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.001-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
118-441.002-680.025	SOCCER LEAGUE - MISC PROG INCO	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
118-441.002-701.002	PERSONNEL PART TIME-PROGRAMS	4,049.84	.00	.00	.00	.00	.00
118-441.002-706.026	SOCCER LEAGUE - MISC EXPENSE	.00	.00	.00	.00	.00	.00
118-441.002-708.005	PART TIME PROGRAMS - MEDICARE	101.59	.00	.00	.00	94.50	.00
118-441.002-708.006	PART TIME PROG-PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.002-708.007	PART TIME PROG - PAYROLL TAXES	704.68	.00	.00	.00	.00	.00
118-441.003-680.025	SWIM TEAM - MISC PROG INCOME	.00	.00	.00	.00	.00	.00
118-441.003-701.002	SWIM TEAM - PERSONNEL PT	.00	.00	.00	.00	.00	.00
118-441.003-706.026	SWIM TEAM - MISC EXPENSE	580.00	.00	.00	.00	.00	.00
118-441.003-708.005	SWIM TEAM - MEDICARE	.00	.00	.00	.00	.00	.00
118-441.003-708.006	SWIM TEAM - PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.003-708.007	SWIM TEAM - PAYROLL TAXES	.00	.00	.00	.00	.00	.00
118-441.004-680.025	HALLOWEEN - MISC PROG INCOME	4,668.00	5,841.05	.00	.00	.00	.00
118-441.004-701.002	HALLOWEEN - PERSONNEL PT	.00	.00	.00	.00	.00	.00
118-441.004-706.026	HALLOWEEN - MISC EXPENSE	.00	.00	.00	.00	.00	.00
118-441.004-708.005	HALLOWEEN - MEDICARE	.00	.00	.00	.00	.00	.00
118-441.004-708.006	HALLOWEEN - PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.004-708.007	HALLOWEEN - PAYROLL TAXES	.00	.00	.00	.00	.00	.00
118-441.005-680.025	TOT TIME - MISC PROGRAM INCOME	879.00	.00	.00	.00	.00	.00
118-441.005-701.002	TOT TIME - PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
118-441.005-706.026	TOT TIME - MISC EXPENSE	.00	.00	.00	.00	.00	.00
118-441.005-708.005	TOT TIME - MEDICARE	.00	.00	.00	.00	.00	.00
118-441.005-708.006	TOT TIME - PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.005-708.007	TOT TIME - PAYROLL TAXES	.00	.00	.00	.00	.00	.00
118-441.006-680.025	DAY CAMPS - MISC PROG INCOME	110.00	.00	.00	.00	.00	.00
118-441.006-701.002	DAY CAMPS - PERSONNEL PT	.00	.00	.00	.00	.00	.00
118-441.006-706.026	DAY CAMPS - MISC EXPENSE	.00	.00	.00	.00	.00	.00
118-441.006-708.005	DAY CAMPS - MEDICARE	.00	.00	.00	.00	.00	.00
118-441.006-708.006	DAY CAMPS - PERS RETIREMENT	.00	.00	.00	.00	.00	.00
118-441.006-708.007	DAY CAMPS - PAYROLL TAXES	.00	.00	.00	.00	.00	.00
118-441.007-680.025	MISC PROGRAM INCOME	.00	.00	.00	.00	.00	.00
118-441.008-672.005	JACOB MYER PARK PARKING FEE	70,172.64	63,261.76	74,183.76	50,000.00	95,198.49	65,000.00
118-441.008-703.066	JMP PARKING EXPENSES	62,079.90	61,705.41	69,032.40	61,000.00	74,201.37	62,000.00
118-441.008-706.079	JMP PARK HOST	.00	.00	.00	.00	.00	.00
Total COMMUNITY CENTER:		229,358.76	202,450.51	181,179.81	178,800.00	242,439.25	195,350.00
COMMUNITY CENTER FUND Revenue Total:		137,462.22	160,339.46	94,880.78	117,800.00	159,474.05	133,350.00
COMMUNITY CENTER FUND Expenditure Total:		153,529.12	133,347.70	106,996.05	128,800.00	147,240.76	130,350.00
Net Total COMMUNITY CENTER FUND:		16,066.90-	26,991.76	12,115.27-	11,000.00-	12,233.29	3,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
FLEET							
FLEET							
119-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
119-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
119-000.000-671.000	SALE OF SURPLUS EQUIPMENT	.00	.00	.00	.00	.00	.00
119-000.000-675.090	MISCELLANEOUS REVENUES	1,494.30	.00	.00	.00	.00	.00
119-000.000-675.110	SALE OF VEHICLE FUEL	15,831.09	10,096.17	7,644.30	8,000.00	6,350.85	8,000.00
119-000.000-675.120	VEHICLE & EQUIPMENT RENTAL	120,668.50	126,408.70	.00	140,000.00	.00	10,000.00
119-000.000-675.130	MAINTENANCE CHARGES - LABOR	111,185.05	113,608.83	108,065.57	91,200.00	.00	107,500.00
119-000.000-675.140	MAINTENANCE CHARGES - PARTS	.00	.00	143,038.74	121,000.00	.00	100,000.00
119-000.000-699.000	TRANSFERS IN	42,705.33	53,380.71	62,850.54	.00	.00	114,700.00
Total FLEET:		291,884.27	303,494.41	321,599.15	360,200.00	6,350.85	340,200.00
EQUIPMENT POOL							
119-442.000-701.001	PERSONNEL REGULAR	64,106.26	66,571.78	76,925.46	63,700.00	57,152.37	70,800.00
119-442.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
119-442.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
119-442.000-701.004	STANDBY PAY	.00	.00	.00	.00	.00	.00
119-442.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	.00
119-442.000-702.030	MAINT. OPERATION EQUIP	3,155.03	3,821.38	6,411.19	5,000.00	5,799.02	6,000.00
119-442.000-702.031	RENTS & LEASES	.00	.00	.00	.00	.00	.00
119-442.000-702.032	PROFESSIONAL/SPECIAL SERVICES	1,551.08	2,097.51	3,168.54	12,700.00	3,174.45	5,000.00
119-442.000-702.038	TELEPHONE SYS. MAINT. CONTRACT	5,380.34	6,225.00	5,897.16	5,200.00	5,221.56	6,000.00
119-442.000-702.044	CNG MAINTENANCE	12,272.22	12,142.31	25,659.69	40,000.00	8,961.76	40,000.00
119-442.000-703.025	OFFICE EXPENSE	358.65	219.49	1,244.89	800.00	1,058.49	1,500.00
119-442.000-704.021	UTILITIES	23,746.88	29,884.53	32,731.63	25,000.00	29,772.59	30,000.00
119-442.000-704.022	COMMUNICATIONS	1,438.68	1,806.64	1,843.99	1,500.00	1,599.37	1,500.00
119-442.000-705.040	VEHICLE MAINT EXPENSE	74,186.09	72,543.70	63,108.19	95,000.00	94,020.61	100,000.00
119-442.000-705.041	VEHICLE FUEL	59,291.37	62,264.57	53,193.29	75,000.00	79,571.40	90,000.00
119-442.000-706.026	MISCELLANEOUS EXPENSE	488.69	57.77	467.17	500.00	575.28	1,000.00
119-442.000-706.027	BOOT & JACKET ALLOWANCE	124.06	187.60	200.00	200.00	200.00	250.00
119-442.000-706.028	SMALL TOOLS	789.15	746.72	2,390.48	5,300.00	5,222.16	3,000.00
119-442.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	.00	72.22	8.64	.00	.00	.00
119-442.000-706.035	INSURANCE & SURETY BONDS	.00	.00	.00	.00	.00	.00
119-442.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	410.57	.00	.00	500.00	.00	500.00
119-442.000-706.037	CONFERENCES & MEETINGS	267.94	.00	79.98	500.00	184.00	500.00
119-442.000-706.040	PERMITS & LICENSES	.00	1,745.00	.00	3,000.00	185.00	3,000.00
119-442.000-706.050	SAFETY EQUIPMENT	.00	844.81	641.27	500.00	918.99	1,000.00
119-442.000-706.056	STATE/COUNTY FEES	1,078.16	1,069.74	3,039.34	1,300.00	3,251.74	2,000.00
119-442.000-706.073	UNIFORMS & RAGS	925.25	870.00	1,452.40	1,000.00	1,431.54	1,500.00
119-442.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	30,000.00
119-442.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
119-442.000-707.052	CNG VEHICLES	.00	.00	.00	.00	.00	.00
119-442.000-708.004	MIS EMPLOYEE BENEFITS	908.93-	2,125.19-	3,945.90-	.00	1,072.25-	.00
119-442.000-708.005	MEDICARE	836.06	836.98	1,023.75	900.00	751.93	1,000.00
119-442.000-708.006	PERS RETIREMENT	11,084.26	12,844.52	13,315.48	12,200.00	11,466.45	14,700.00
119-442.000-708.007	PAYROLL TAXES	385.01	399.01	734.99	300.00	259.02	300.00
119-442.000-708.008	HEALTH DENTAL VISION INSURANCE	20,290.84	21,112.09	8,693.35	100.00	6,220.88	8,600.00
119-442.000-708.009	NATIONAL RETIREMENT	4,264.00	4,660.12	5,365.24	4,700.00	4,318.86	4,700.00
119-442.000-708.010	SELF INS. PREMIUM	9,253.28	9,380.58	9,413.00	9,300.00	8,839.07	10,800.00
119-442.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
119-442.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
119-442.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
Total EQUIPMENT POOL:		294,774.94	310,278.88	313,063.22	364,200.00	329,084.29	433,650.00
FLEET Revenue Total:		291,884.27	303,494.41	321,599.15	360,200.00	6,350.85	340,200.00
FLEET Expenditure Total:		294,774.94	310,278.88	313,063.22	364,200.00	329,084.29	433,650.00
Net Total FLEET:		2,890.67-	6,784.47-	8,535.93	4,000.00-	322,733.44-	93,450.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
ASSET SEIZURE FUND							
ASSET SEIZURE FUND							
126-000.000-501.000	OJP FED POLICE GRANT	.00	.00	.00	.00	.00	.00
126-000.000-660.020	ASSET SEIZURE/FORFEITURES	.00	.00	.00	.00	.00	.00
126-000.000-660.040	VEHICLE RELEASES	6,650.00	7,150.00	7,600.00	7,000.00	5,050.00	5,000.00
126-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
126-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
126-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total ASSET SEIZURE FUND:		6,650.00	7,150.00	7,600.00	7,000.00	5,050.00	5,000.00
ASSET/SEIZURE FORFEITURE							
126-449.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
126-449.000-706.026	MISCELLANEOUS EXPENSE	.00	.00	.00	.00	.00	.00
126-449.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	.00	2,469.82	.00	5,000.00	.00	5,000.00
126-449.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
126-449.000-706.074	BIKE HELMETS	.00	.00	.00	.00	.00	.00
126-449.000-707.003	EQUIPMENT/PROJECTS	.00	36,105.37	.00	.00	.00	.00
126-449.000-707.013	EQUIPMENT GRANT	.00	.00	.00	.00	.00	.00
126-449.000-707.015	NETWORK HUB & SOFTWARE	.00	.00	.00	.00	.00	.00
126-449.000-707.065	POLICE TECHNOLOGY GRANT	.00	.00	.00	.00	.00	.00
126-449.000-707.066	POLICE OTS GRANT	.00	.00	.00	.00	.00	.00
126-449.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
126-449.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
126-449.001-501.001	GRANTS	.00	.00	.00	.00	.00	.00
126-449.001-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
126-449.002-501.001	GRANTS	.00	.00	.00	.00	.00	.00
126-449.002-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
126-449.003-501.001	GRANTS	.00	.00	.00	.00	.00	.00
126-449.003-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
126-449.004-501.001	GRANTS	.00	.00	.00	.00	.00	.00
126-449.004-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
126-449.004-706.029	MAIN OF BLDG/STRUCTURES/GRDS	.00	.00	.00	.00	.00	.00
126-449.005-660.020	ASSET SEIZURE/FORFEITURES	.00	.00	.00	.00	.00	.00
126-449.005-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
126-449.005-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
126-449.006-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
126-449.006-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
Total ASSET/SEIZURE FORFEITURE:		.00	38,575.19	.00	5,000.00	.00	5,000.00
ASSET SEIZURE FUND Revenue Total:		6,650.00	7,150.00	7,600.00	7,000.00	5,050.00	5,000.00
ASSET SEIZURE FUND Expenditure Total:		.00	38,575.19	.00	5,000.00	.00	5,000.00
Net Total ASSET SEIZURE FUND:		6,650.00	31,425.19-	7,600.00	2,000.00	5,050.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
WEED ABATEMENT FUND							
WEED ABATEMENT FUND							
132-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
132-000.000-664.000	INTEREST INCOME	1,152.29	1,005.21	278.22	300.00	98.18	75.00
132-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
132-000.000-675.420	WEED & LOT CLEANING	13,652.75	575.00	1,000.00	.00	1,476.00	2,000.00
132-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
132-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total WEED ABATEMENT FUND:		14,805.04	1,580.21	1,278.22	300.00	1,574.18	2,075.00
CONTRACT ENGINEERING							
132-457.000-702.032	PROFESSIONAL/SPECIAL SERV	1,238.33	6,937.12	3,296.72	5,000.00	3,966.28	5,000.00
132-457.000-706.025	WEED & RUBBISH REMOVAL	.00	.00	400.00	.00	.00	.00
132-457.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
132-457.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total CONTRACT ENGINEERING:		1,238.33	6,937.12	3,696.72	5,000.00	3,966.28	5,000.00
WEED ABATEMENT FUND Revenue Total:		14,805.04	1,580.21	1,278.22	300.00	1,574.18	2,075.00
WEED ABATEMENT FUND Expenditure Total:		1,238.33	6,937.12	3,696.72	5,000.00	3,966.28	5,000.00
Net Total WEED ABATEMENT FUND:		13,566.71	5,356.91-	2,418.50-	4,700.00-	2,392.10-	2,925.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
RECREATION & PARK DEVELOPMENT							
RECREATION & PARK DEVELOPMENT							
134-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
134-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
134-000.000-672.000	POOL REVENUE	37,405.30	22,228.53	55,155.00	30,000.00	56,284.50	40,000.00
134-000.000-672.001	POOL CONCESSIONS	1,039.48	.00	215.07	500.00	680.34	500.00
134-000.000-672.003	DONATIONS	1,998.25	575.00	290.00	.00	275.00	500.00
134-000.000-675.090	MISCELLANEOUS REVENUES	414.00	.00	.00	.00	182.95	.00
134-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	.00	.00	.00	.00
134-000.000-680.001	PROGRAM REVENUE	51,894.77	30,214.88	20,561.50	25,000.00	52,542.00	42,000.00
134-000.000-680.002	CONTRACT PROGRAMS	220.00	.00	.00	.00	.00	.00
134-000.000-680.003	SUMMER PROGRAMS	.00	.00	.00	.00	.00	.00
134-000.000-680.004	RIO AFTER SCHOOL PROGRAM	.00	.00	.00	.00	.00	.00
134-000.000-680.005	CALIFORNIA AVENUE FROGRAM	.00	.00	.00	.00	.00	.00
134-000.000-680.009	DANCE CLUBS	.00	.00	.00	.00	.00	.00
134-000.000-680.010	SUMMER LUNCH PROGRAM	80.00	.00	.00	.00	200.00	.00
134-000.000-680.025	MISC PROGRAM INCOME	.00	.00	.00	.00	.00	.00
134-000.000-699.000	TRANSFERS IN	346,911.43	357,453.47	336,651.22	539,200.00	.00	566,750.00
Total RECREATION & PARK DEVELOPMENT:		439,963.23	410,471.88	412,872.79	594,700.00	110,164.79	649,750.00
RECREATION							
134-459.000-701.001	PERSONNEL REGULAR	232,227.31	227,026.51	214,906.92	219,000.00	207,040.44	216,900.00
134-459.000-701.002	PERSONNEL PART TIME	84,639.82	75,970.22	60,089.58	106,000.00	98,022.14	132,000.00
134-459.000-701.003	PERSONNEL OVERTIME	119.20	.00	.00	100.00	.00	100.00
134-459.000-701.080	SALARY REQUEST	.00	.00	.00	.00	.00	92,500.00
134-459.000-702.030	MAINT. OPERATION EQUIP	420.83	749.25	.00	.00	.00	500.00
134-459.000-702.031	RENTS & LEASES	23.76	128.36	173.61	100.00	34.46	100.00
134-459.000-702.032	PROFESSIONAL/SPECIAL SERV	9,080.13	7,105.45	8,224.54	43,200.00	39,174.10	8,750.00
134-459.000-703.024	POSTAGE	232.08	151.65	65.51	200.00	123.63	300.00
134-459.000-703.025	OFFICE EXPENSE	1,700.60	1,274.41	1,439.11	1,300.00	1,414.89	1,400.00
134-459.000-703.027	RECREATION PROGRAM SUPPLIES	6,935.65	6,980.72	7,570.15	6,500.00	8,057.24	7,000.00
134-459.000-703.030	CONTRACT PROGRAMS	.00	.00	.00	.00	.00	.00
134-459.000-704.021	UTILITIES	.00	.00	.00	.00	822.33	.00
134-459.000-704.022	COMMUNICATIONS	2,862.27	3,330.33	3,302.95	4,100.00	3,343.64	4,100.00
134-459.000-706.023	ADVERTISING	1,904.10	1,816.00	2,907.10	2,000.00	1,922.90	3,000.00
134-459.000-706.026	MISCELLANEOUS EXPENSE	.00	30.90	.00	.00	2.64	.00
134-459.000-706.027	BOOT & JACKET ALLOWANCE	166.86	534.55	1,023.52	400.00	470.13	1,000.00
134-459.000-706.029	MAIN OF BLDG/STRUCTURES/GRDS	702.23	.00	.00	.00	.00	.00
134-459.000-706.037	CONFERENCES & MEETINGS	3,369.19	4,154.42	2,208.59	3,000.00	4,788.78	3,500.00
134-459.000-706.052	GYM EXPENSES	16,071.73	16,436.05	17,978.61	18,000.00	13,517.79	18,000.00
134-459.000-706.065	PRINTING EXPENSE	3,884.48	2,939.12	4,138.40	3,500.00	3,499.11	6,000.00
134-459.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	6,400.00	7,173.18	.00
134-459.000-707.003	EQUIPMENT/PROJECTS	3,414.29	.00	.00	.00	7,012.65	10,500.00
134-459.000-708.004	MIS EMPLOYEE BENEFITS	2,256.73	1,431.47	154.31	.00	5,628.09	.00
134-459.000-708.005	MEDICARE	4,407.27	3,892.06	3,649.96	5,200.00	4,220.65	3,100.00
134-459.000-708.006	PERS RETIREMENT	37,297.16	42,257.88	42,002.12	53,900.00	45,097.46	48,100.00
134-459.000-708.007	PAYROLL TAXES	11,156.06	9,053.13	7,984.87	14,200.00	10,686.89	13,400.00
134-459.000-708.008	HEALTH DENTAL VISION INSURANCE	42,484.03	46,971.34	45,692.77	53,500.00	38,676.39	33,400.00
134-459.000-708.009	NATIONAL RETIREMENT	12,792.00	12,907.90	11,465.05	14,200.00	9,305.39	9,400.00
134-459.000-708.010	SELF INS. PREMIUM	33,092.01	32,835.58	28,440.84	38,800.00	30,812.91	33,400.00
134-459.000-708.012	DEFERRED COMPENSATION	1,562.50	3,250.00	1,975.00	3,300.00	3,187.50	3,300.00
134-459.000-999.000	TRANSFERS OUT	.00	.00	49,660.23	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
Total RECREATION:		512,802.29	498,364.36	415,733.28	596,900.00	532,773.87	649,750.00
RECREATION & PARK DEVELOPMENT Revenue Total:		439,963.23	410,471.88	412,872.79	594,700.00	110,164.79	649,750.00
RECREATION & PARK DEVELOPMENT Expenditure Total:		512,802.29	498,364.36	415,733.28	596,900.00	532,773.87	649,750.00
Net Total RECREATION & PARK DEVELOPMENT:		72,839.06-	87,892.48-	2,860.49-	2,200.00-	422,609.08-	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
ARPA FUND							
ARPA FUND							
136-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
136-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	2,976,032.00
136-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
136-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
Total ARPA FUND:		.00	.00	.00	.00	.00	2,976,032.00
ARPA FUND							
136-598.000-701.001	PERSONNEL REGULAR	.00	.00	.00	.00	.00	202,500.00
136-598.000-701.002	PERSONNEL PART-TIME	.00	.00	.00	.00	2,254.25	.00
136-598.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	19,914.09	.00
136-598.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
136-598.000-703.024	POSTAGE	.00	.00	.00	.00	.00	.00
136-598.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	88.87	.00
136-598.000-704.021	UTILITIES	.00	.00	.00	.00	348.18	.00
136-598.000-704.022	COMMUNICATIONS	.00	.00	.00	.00	.00	.00
136-598.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
136-598.000-706.023	ADVERTISING	.00	.00	.00	.00	.00	.00
136-598.000-706.035	INSURANCE & SURETY BONDS	.00	.00	.00	.00	.00	.00
136-598.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	.00	.00	.00	.00	.00	.00
136-598.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
136-598.000-707.003	EQUIP/PROJECTS	.00	.00	.00	.00	13,929.60	.00
136-598.000-707.077	PROPERTY ACQUISITION	.00	.00	3,575.00	550,000.00	869,342.94	.00
Total ARPA FUND:		.00	.00	3,575.00	550,000.00	905,877.93	202,500.00
ARPA FUND Revenue Total:		.00	.00	.00	.00	.00	2,976,032.00
ARPA FUND Expenditure Total:		.00	.00	3,575.00	550,000.00	905,877.93	202,500.00
Net Total ARPA FUND:		.00	.00	3,575.00-	550,000.00-	905,877.93-	2,773,532.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
WORKERS COMP LIABILITY RESERVE							
WORKERS COMP LIABILITY RESERVE							
137-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
137-000.000-664.000	INTEREST INCOME	2,735.14	2,386.31	662.18	.00	235.01	.00
137-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
137-000.000-675.170	OTHER FIN. RESOURCES	.00	.00	.00	.00	.00	.00
137-000.000-675.445	PREMIUM REBATE	.00	81,348.00	75,277.00	61,400.00	61,447.00	67,894.00
137-000.000-675.450	WORKERS COMP PREM ASSMT	612,769.33	279,946.04	277,632.65	273,200.00	.00	270,000.00
137-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
137-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total WORKERS COMP LIABILITY RESERVE:		615,504.47	363,680.35	353,571.83	334,600.00	61,682.01	337,894.00
RECREATION							
137-459.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total RECREATION:		.00	.00	.00	.00	.00	.00
WORKERS COMP LIABILITY							
137-460.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	1,700.00	1,681.77	2,000.00
137-460.000-706.009	LEGAL SETTLEMENT	.00	.00	.00	.00	.00	.00
137-460.000-706.035	INSURANCE & SURETY BONDS	279,933.00	290,811.00	286,707.00	317,100.00	306,369.00	333,924.00
137-460.000-708.015	MISCELLANEOUS MEDICAL EXPENSE	.00	.00	.00	.00	.00	.00
137-460.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
137-460.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total WORKERS COMP LIABILITY:		279,933.00	290,811.00	286,707.00	318,800.00	308,050.77	335,924.00
WORKERS COMP LIABILITY RESERVE Revenue Total:		615,504.47	363,680.35	353,571.83	334,600.00	61,682.01	337,894.00
WORKERS COMP LIABILITY RESERVE Expenditure Total:		279,933.00	290,811.00	286,707.00	318,800.00	308,050.77	335,924.00
Net Total WORKERS COMP LIABILITY RESERVE:		335,571.47	72,869.35	66,864.83	15,800.00	246,368.76-	1,970.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
GENERAL LIABILITY RESERVE							
GENERAL LIABILITY RESERVE							
138-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
138-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
138-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	1,000.00	.00	.00	.00
138-000.000-675.170	OTHER FIN. RESOURCES	.00	.00	.00	.00	.00	.00
138-000.000-675.445	PREMIUM REBATE	28,631.00	30,012.00	22,653.00	38,200.00	38,161.00	9,315.00
138-000.000-675.450	WORKERS COMP PREM ASSMT	430,481.86	205,229.08	203,533.12	303,000.00	.00	395,000.00
138-000.000-699.000	TRANSFERS IN	.00	.00	59,104.72	.00	.00	.00
138-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total GENERAL LIABILITY RESERVE:		459,112.86	235,241.08	286,290.84	341,200.00	38,161.00	404,315.00
GENERAL LIABILITY							
138-461.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	20,366.02	.00	.00	.00
138-461.000-706.032	INSURANCE ADMINISTRATION	.00	.00	.00	.00	.00	.00
138-461.000-706.034	LEGAL EXPENSES	.00	.00	.00	.00	.00	.00
138-461.000-706.035	INSURANCE & SURETY BONDS	187,481.00	208,421.00	237,280.00	329,700.00	338,882.00	394,046.00
138-461.000-707.003	EQUIPMENT/PROJECTS	5,685.00	84,806.20	38,931.94	10,000.00	8,598.93	10,000.00
138-461.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
138-461.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
138-461.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total GENERAL LIABILITY:		193,166.00	293,227.20	296,577.96	339,700.00	347,480.93	404,046.00
GENERAL LIABILITY RESERVE Revenue Total:		459,112.86	235,241.08	286,290.84	341,200.00	38,161.00	404,315.00
GENERAL LIABILITY RESERVE Expenditure Total:		193,166.00	293,227.20	296,577.96	339,700.00	347,480.93	404,046.00
Net Total GENERAL LIABILITY RESERVE:		265,946.86	57,986.12-	10,287.12-	1,500.00	309,319.93-	269.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
OLD PROGRAM INCOME							
OLD PROGRAM INCOME							
139-000.000-664.000	INTEREST INCOME	525.66	589.42	163.14	200.00	57.57	40.00
139-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
139-000.000-675.230	NOTE PAYMENTS	.00	.00	.00	600.00	.00	.00
139-000.000-675.231	NOTE PAYOFF	.00	.00	.00	.00	.00	.00
139-000.000-675.240	PROGRAM INCOME - REUSE PLAN	.00	.00	.00	.00	.00	.00
139-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
139-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total OLD PROGRAM INCOME:		525.66	589.42	163.14	800.00	57.57	40.00
HCD 86-STGB-185							
139-462.000-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
139-462.000-702.032	PROFESSIONAL/SPECIAL SERV	130.31	.00	.00	.00	.00	.00
139-462.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	2,007.31	.00
139-462.000-702.053	GENERAL ADMINISTRATION	5,939.69	8,925.54	3,092.38	3,000.00	5,536.93	5,000.00
139-462.000-703.024	POSTAGE	58.94	44.45	.00	100.00	.00	100.00
139-462.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
139-462.000-706.999	BAD DEBTS	.00	.00	.00	.00	.00	.00
139-462.000-707.013	EQUIPMENT GRANT	.00	.00	.00	.00	.00	.00
139-462.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
139-462.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
139-462.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total HCD 86-STGB-185:		6,128.94	8,969.99	3,092.38	3,100.00	7,544.24	5,100.00
OLD PROGRAM INCOME Revenue Total:		525.66	589.42	163.14	800.00	57.57	40.00
OLD PROGRAM INCOME Expenditure Total:		6,128.94	8,969.99	3,092.38	3,100.00	7,544.24	5,100.00
Net Total OLD PROGRAM INCOME:		5,603.28-	8,380.57-	2,929.24-	2,300.00-	7,486.67-	5,060.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV - BRIDGES/ROADS FUND							
SYS DEV - BRIDGES/ROADS FUND							
140-000.000-664.000	INTEREST INCOME	668.17	582.90	161.34	200.00	56.94	50.00
140-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
140-000.000-675.330	DEVELOPER FEES	.00	.00	.00	.00	.00	.00
140-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV - BRIDGES/ROADS FUND:		668.17	582.90	161.34	200.00	56.94	50.00
SYS DEV - BRIDGES/ROADS							
140-463.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
140-463.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
140-463.000-707.028	ROSELLE AVE PROJECT	.00	.00	.00	.00	.00	.00
140-463.000-707.045	SIDEWALK INFILL PROJECT	.00	.00	.00	.00	.00	.00
140-463.000-707.101	OAKDALE & MORRILL SIGNAL	.00	.00	.00	.00	.00	.00
140-463.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
140-463.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total SYS DEV - BRIDGES/ROADS:		.00	.00	.00	.00	.00	.00
SYS DEV - BRIDGES/ROADS FUND Revenue Total:		668.17	582.90	161.34	200.00	56.94	50.00
SYS DEV - BRIDGES/ROADS FUND Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total SYS DEV - BRIDGES/ROADS FUND:		668.17	582.90	161.34	200.00	56.94	50.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV - OVERPASSES FUND							
SYS DEV - OVERPASSES FUND							
145-000.000-664.000	INTEREST INCOME	4,389.90	3,829.55	1,059.96	1,000.00	374.06	350.00
145-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
145-000.000-675.330	DEVELOPER FEES	.00	.00	.00	.00	.00	.00
145-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV - OVERPASSES FUND:		4,389.90	3,829.55	1,059.96	1,000.00	374.06	350.00
SYS DEV - OVERPASSES							
145-468.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
145-468.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
145-468.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total SYS DEV - OVERPASSES:		.00	.00	.00	.00	.00	.00
SYS DEV - OVERPASSES FUND Revenue Total:		4,389.90	3,829.55	1,059.96	1,000.00	374.06	350.00
SYS DEV - OVERPASSES FUND Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total SYS DEV - OVERPASSES FUND:		4,389.90	3,829.55	1,059.96	1,000.00	374.06	350.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
RAILROAD CROSSING							
RAILROAD CROSSING							
146-000.000-600.160	MISC CURRENT SERVICES	.00	.00	.00	.00	.00	.00
146-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
146-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
146-000.000-699.000	TRANSFERS IN	90,000.00	.00	95,000.00	87,000.00	.00	315,000.00
Total RAILROAD CROSSING:		90,000.00	.00	95,000.00	87,000.00	.00	315,000.00
R/R CROSSING							
146-470.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	400.00	.00	400.00
146-470.000-707.019	TERMINAL/TOWNSEND RR XING	.00	.00	.00	.00	.00	.00
146-470.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
146-470.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total R/R CROSSING:		.00	.00	.00	400.00	.00	400.00
RAILROAD CROSSING Revenue Total:		90,000.00	.00	95,000.00	87,000.00	.00	315,000.00
RAILROAD CROSSING Expenditure Total:		.00	.00	.00	400.00	.00	400.00
Net Total RAILROAD CROSSING:		90,000.00	.00	95,000.00	86,600.00	.00	314,600.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
PUBLIC WORKS GRANTS FUND							
PUBLIC WORKS GRANTS FUND							
151-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
151-000.000-501.001	GRANTS	17,884.69	183,940.40	10,029.60	.00	536,857.98	.00
151-000.000-664.000	INTEREST INCOME	2,016.34	1,758.96	486.86	.00	171.81	150.00
151-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
151-000.000-675.330	DEVELOPER FEES	.00	.00	.00	.00	.00	.00
151-000.000-675.340	PUBLIC WORKS FEES	.00	.00	.00	.00	.00	.00
151-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
151-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total PUBLIC WORKS GRANTS FUND:		19,901.03	185,699.36	10,516.46	.00	537,029.79	150.00
SYS DEV - PUBLIC WORKS							
151-477.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
151-477.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
151-477.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
151-477.000-707.044	OVERLAY PROJECT	.00	.00	.00	.00	.00	.00
151-477.000-707.045	SIDEWALK INFILL PROJECT	.00	.00	.00	.00	.00	.00
151-477.000-707.088	OAKDALE RD BRIDGE RECONSTRUC	.00	.00	.00	.00	.00	.00
151-477.000-707.091	CNG MAINTENANCE FACILITY	.00	.00	.00	.00	.00	.00
151-477.000-707.097	ROUNDAABOUT PROJECTS	.00	.00	.00	.00	.00	.00
151-477.000-707.099	WATERFALL LANDSCAPING	.00	.00	.00	.00	.00	.00
151-477.000-707.100	GATEWAY 108 LANDSCAPING	.00	.00	.00	.00	.00	.00
151-477.000-707.101	OAKDALE & MORRILL SIGNAL	.00	.00	.00	.00	.00	.00
151-477.000-707.102	OAKDALE RD LANDSCAPING PROJ	.00	.00	.00	.00	.00	.00
151-477.000-707.104	ROSELLE AVE OVERLAY PROJ. ARRA	.00	.00	.00	.00	.00	.00
151-477.000-707.105	DOWNTOWN PHASE III - ARRA	.00	.00	.00	.00	.00	.00
151-477.000-707.106	FIRST/PATTERSON OVERLAY PROJ	.00	.00	.00	.00	.00	.00
151-477.000-707.109	TERMINAL AVE OVERLAY PROJECT	.00	.00	.00	.00	.00	.00
151-477.000-707.110	CLAUS RD OVERLAY PROJECT	.00	.00	.00	.00	.00	.00
151-477.000-707.123	CENTRAL AVE - KENT TO CALI	.00	.00	.00	.00	.00	.00
151-477.000-707.125	MORRILL ROAD OVERLAY	.00	.00	.00	.00	.00	.00
151-477.000-707.127	ROSELLE SIDEWLK & ADA IMPROV	.00	.00	.00	.00	.00	.00
151-477.000-707.128	SIGNAL AT ROSELLE & PATTERSON	1,200.00	.00	.00	.00	2,325.00-	.00
151-477.000-707.130	MORRILL - JACKSON TO OAKDALE	.00	.00	.00	.00	.00	.00
151-477.000-707.131	PATTERSON RD SIDEWALK PROJECT	160,320.21	.00	.00	.00	.00	.00
151-477.000-707.132	ROSELLE AVE SIDEWALK PROJECT	8,625.00	.00	16,637.50	.00	3,600.00	.00
151-477.000-707.133	ROSELLE & MORRILL INT IMPRV	1,000.00	2,250.00	2,950.00	.00	2,250.00	.00
151-477.000-707.134	EIGHTH STREET OVERLAY	46,250.00	399,341.28	23,211.24	.00	.00	.00
151-477.000-707.135	NS-PATTERSON RD BICYCLE/PED	5,000.00	12,500.00	.00	.00	.00	.00
151-477.000-707.136	1ST/PATTERSON INTERSECTION	10,000.00	25,630.00	9,945.00	.00	125,849.34	.00
151-477.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
151-477.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
151-477.500-501.001	GRANTS	.00	.00	.00	.00	.00	.00
151-477.500-707.120	LED STREET LIGHTS	.00	.00	.00	.00	.00	.00
Total SYS DEV - PUBLIC WORKS:		232,395.21	439,721.28	52,743.74	.00	129,374.34	.00
PUBLIC WORKS GRANTS FUND Revenue Total:		19,901.03	185,699.36	10,516.46	.00	537,029.79	150.00
PUBLIC WORKS GRANTS FUND Expenditure Total:		232,395.21	439,721.28	52,743.74	.00	129,374.34	.00
Net Total PUBLIC WORKS GRANTS FUND:		212,494.18-	254,021.92-	42,227.28-	.00	407,655.45	150.00

Account Number	Account Title	2018-19	2019-20	2020-21	2021-22	2021-22	2022-23
		Prior year 3 Actual	Prior year 2 Actual	Prior year Actual	Current year Budget	Current year Actual	Proposed Budget

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
ESG FUNDING							
ESG FUNDING							
152-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
Total ESG FUNDING:		.00	.00	.00	.00	.00	.00
ESG FUNDING							
152-478.000-702.032	PROF/SPECIAL SERVICES	.00	.00	.00	.00	3,494.79	8,000.00
152-478.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	35,146.70	152,000.00
152-478.000-704.021	UTILITIES	.00	.00	.00	.00	575.49	3,000.00
152-478.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	7,140.62	.00
Total ESG FUNDING:		.00	.00	.00	.00	46,357.60	163,000.00
ESG FUNDING Revenue Total:		.00	.00	.00	.00	.00	.00
ESG FUNDING Expenditure Total:		.00	.00	.00	.00	46,357.60	163,000.00
Net Total ESG FUNDING:		.00	.00	.00	.00	46,357.60-	163,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
CDBG PROGRAM INCOME FUND							
CDBG PROGRAM INCOME FUND							
153-000.000-655.010	OTHER FINES	.00	.00	.00	.00	.00	.00
153-000.000-664.000	INTEREST INCOME	20,972.77	14,057.49	12,962.37	22,000.00	19,996.69	22,000.00
153-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
153-000.000-675.240	PROGRAM INCOME - REUSE PLAN	.00	.00	.00	45,000.00	.00	45,000.00
153-000.000-675.270	OTHER FINANCIAL REVENUES	.00	.00	.00	.00	.00	.00
153-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	.00	.00	.00	.00
153-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
153-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total CDBG PROGRAM INCOME FUND:		20,972.77	14,057.49	12,962.37	67,000.00	19,996.69	67,000.00
HCD 96-STBG-1025							
153-479.000-701.007	SALARY ALLOCATION	.00	.00	.00	20,000.00	.00	25,000.00
153-479.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
153-479.000-702.034	OTHER CONTRACT SERVICES	.00	.00	.00	.00	.00	.00
153-479.000-702.053	GENERAL ADMINISTRATION	1,389.60	893.17	625.66	1,000.00	608.40	1,000.00
153-479.000-702.054	REHABILITATION LOANS	.00	.00	.00	300,000.00	.00	829,000.00
153-479.000-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
153-479.000-703.024	POSTAGE	.00	.00	.00	.00	.00	.00
153-479.000-706.999	BAD DEBTS	67,902.21-	100,000.00-	.00	.00	.00	.00
153-479.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
153-479.000-999.000	TRANSFERS OUT	307,710.00	25,630.00	.00	.00	.00	.00
153-479.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total HCD 96-STBG-1025:		241,197.39	73,476.83-	625.66	321,000.00	608.40	855,000.00
CDBG PROGRAM INCOME FUND Revenue Total:		20,972.77	14,057.49	12,962.37	67,000.00	19,996.69	67,000.00
CDBG PROGRAM INCOME FUND Expenditure Total:		241,197.39	73,476.83-	625.66	321,000.00	608.40	855,000.00
Net Total CDBG PROGRAM INCOME FUND:		220,224.62-	87,534.32	12,336.71	254,000.00-	19,388.29	788,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
HOME PROGRAM INCOME FUND							
HOME PROGRAM INCOME FUND							
154-000.000-664.000	INTEREST INCOME	20,484.24	33,666.62	11,416.37	.00	59,357.23	15,000.00
154-000.000-675.240	PROGRAM INCOME - REUSE PLAN	.00	.00	.00	2,000.00	.00	2,000.00
154-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total HOME PROGRAM INCOME FUND:		20,484.24	33,666.62	11,416.37	2,000.00	59,357.23	17,000.00
LIABILITY CLEARING							
154-480.000-701.007	SALARY ALLOCATION	.00	.00	.00	40,000.00	.00	40,000.00
154-480.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
154-480.000-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
154-480.000-702.054	REHABILITATION LOANS	581.81	.00	.00	500,000.00	.00	665,000.00
154-480.000-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
154-480.000-703.024	POSTAGE	.00	.00	.00	.00	.00	.00
154-480.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
154-480.000-706.999	BAD DEBTS	351,694.60-	.00	.00	.00	.00	.00
154-480.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
154-480.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
154-480.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
154-480.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total LIABILITY CLEARING:		351,112.79-	.00	.00	540,000.00	.00	705,000.00
HOME PROGRAM INCOME FUND Revenue Total:		20,484.24	33,666.62	11,416.37	2,000.00	59,357.23	17,000.00
HOME PROGRAM INCOME FUND Expenditure Total:		351,112.79-	.00	.00	540,000.00	.00	705,000.00
Net Total HOME PROGRAM INCOME FUND:		371,597.03	33,666.62	11,416.37	538,000.00-	59,357.23	688,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
CALHOME PROGRAM INCOME FUND							
CALHOME PROGRAM INCOME FUND							
155-000.000-664.000	INTEREST INCOME	875.50	763.74	211.39	200.00	74.60	100.00
155-000.000-675.240	PROGRAM INCOME - REUSE PLAN	.00	.00	.00	19,200.00	.00	.00
155-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total CALHOME PROGRAM INCOME FUND:		875.50	763.74	211.39	19,400.00	74.60	100.00
LIABILITY CLEARING							
155-480.000-701.007	SALARY ALLOCATION	.00	.00	.00	10,000.00	.00	20,000.00
155-480.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
155-480.000-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
155-480.000-702.054	REHABILITATION LOANS	.00	.00	.00	380,000.00	.00	115,000.00
155-480.000-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
155-480.000-706.998	LOSS ON INVESTMENTS	.00	.00	.00	.00	.00	.00
155-480.000-706.999	BAD DEBTS	.00	.00	.00	.00	.00	.00
155-480.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
155-480.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
155-480.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total LIABILITY CLEARING:		.00	.00	.00	390,000.00	.00	135,000.00
CALHOME PROGRAM INCOME FUND Revenue Total:		875.50	763.74	211.39	19,400.00	74.60	100.00
CALHOME PROGRAM INCOME FUND Expenditure Total:		.00	.00	.00	390,000.00	.00	135,000.00
Net Total CALHOME PROGRAM INCOME FUND:		875.50	763.74	211.39	370,600.00-	74.60	134,900.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
ASSESS DIST #1991-1 FUND (PVE)							
ASSESS DIST #1991-1 FUND (PVE)							
156-000.000-664.000	INTEREST INCOME	4,279.61	2,290.74	111.67	100.00	28.85	.00
156-000.000-673.100	BOND PROCEEDS	.00	.00	.00	.00	.00	.00
156-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
156-000.000-675.350	ASSESSMENTS	.00	.00	.00	.00	.00	.00
156-000.000-675.355	ASSESSMENT PAYOFF	.00	.00	.00	.00	.00	.00
156-000.000-699.000	TRANSFERS IN	183.48	.00	.00	.00	.00	.00
Total ASSESS DIST #1991-1 FUND (PVE):		4,463.09	2,290.74	111.67	100.00	28.85	.00
ASSESSMENT DIST #1991-1							
156-555.000-706.059	PRINCIPAL PAYMENTS	293,515.93	.00	.00	.00	.00	.00
156-555.000-706.060	INTEREST PAYMENTS	4,588.76	.00	.00	.00	.00	.00
156-555.000-706.061	REGISTRAR/TRANS/PAY AGENT	3,315.00	.00	.00	.00	.00	.00
156-555.000-706.062	MFS ADMINISTRATION	3,582.73	1,301.00	.00	.00	.00	.00
156-555.000-706.075	BOND COST EXPENSE	.00	.00	.00	.00	.00	.00
156-555.000-707.003	EQUIP/PROJECTS	.00	.00	.00	45,700.00	.00	45,700.00
156-555.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
156-555.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total ASSESSMENT DIST #1991-1:		305,002.42	1,301.00	.00	45,700.00	.00	45,700.00
ASSESS DIST #1991-1 FUND (PVE) Revenue Total:		4,463.09	2,290.74	111.67	100.00	28.85	.00
ASSESS DIST #1991-1 FUND (PVE) Expenditure Total:		305,002.42	1,301.00	.00	45,700.00	.00	45,700.00
Net Total ASSESS DIST #1991-1 FUND (PVE):		300,539.33-	989.74	111.67	45,600.00-	28.85	45,700.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
WATER CONNECTION FEE FUND							
WATER CONNECTION FEE FUND							
157-000.000-600.150	WATER CONNECTION FEES	17,575.00	8,075.00	18,850.00	26,000.00	47,700.00	102,900.00
157-000.000-664.000	INTEREST INCOME	13,029.11	11,372.01	3,181.18	2,000.00	1,148.93	1,100.00
157-000.000-675.600	LEASE PROCEEDS	.00	.00	.00	.00	.00	.00
157-000.000-699.000	TRANSFERS IN	274,486.73	49,935.85	.00	.00	.00	.00
Total WATER CONNECTION FEE FUND:		305,090.84	69,382.86	22,031.18	28,000.00	48,848.93	104,000.00
WATER CONNECTION							
157-437.000-706.010	DEPRECIATION EXPENSE	.00	.00	.01	.00	.00	.00
157-437.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
157-437.000-707.010	WATER METERS	.00	.00	.00	.00	.00	.00
157-437.000-707.119	WTR METER READING SYS	.00	2,430.00	.00	.00	.00	.00
157-437.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
157-437.000-999.000	TRANSFERS OUT	12,149.91	207,835.19	.00	.00	.00	.00
Total WATER CONNECTION:		12,149.91	210,265.19	.01	.00	.00	.00
WATER CONNECTION FEE FUND Revenue Total:		305,090.84	69,382.86	22,031.18	28,000.00	48,848.93	104,000.00
WATER CONNECTION FEE FUND Expenditure Total:		12,149.91	210,265.19	.01	.00	.00	.00
Net Total WATER CONNECTION FEE FUND:		292,940.93	140,882.33-	22,031.17	28,000.00	48,848.93	104,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SEWER CONNECTION FEE FUND							
SEWER CONNECTION FEE FUND							
158-000.000-660.050	SEWER CONNECTION FEES	19,150.00	7,310.00	16,510.00	24,000.00	42,310.00	82,000.00
158-000.000-664.000	INTEREST INCOME	6,278.08	6,262.54	60.63	200.00	21.39	.00
158-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	5,596.50	95.94-	.00	.00	.00	.00
158-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SEWER CONNECTION FEE FUND:		31,024.58	13,476.60	16,570.63	24,200.00	42,331.39	82,000.00
SEWER CONNECTION							
158-421.000-707.003	EQUIPMENT/PROJECTS	13,512.00	.00	.00	.00	499,049.00	206,000.00
158-421.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
158-421.000-999.000	TRANSFERS OUT	.00	.00	18,600.00	.00	.00	.00
Total SEWER CONNECTION:		13,512.00	.00	18,600.00	.00	499,049.00	206,000.00
SEWER CONNECTION FEE FUND Revenue Total:		31,024.58	13,476.60	16,570.63	24,200.00	42,331.39	82,000.00
SEWER CONNECTION FEE FUND Expenditure Total:		13,512.00	.00	18,600.00	.00	499,049.00	206,000.00
Net Total SEWER CONNECTION FEE FUND:		17,512.58	13,476.60	2,029.37-	24,200.00	456,717.61-	124,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SEWER MASTER PLAN REIMBURSE.							
SEWER MASTER PLAN REIMBURSE.							
160-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
160-000.000-600.080	DEVELOPER REIMBURSEMENT	409.05	75.75	.00	100.00	.00	.00
160-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
160-000.000-665.010	SYSTEM ADMIN. FEES	.00	.00	.00	.00	.00	.00
160-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
160-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
160-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total SEWER MASTER PLAN REIMBURSE.:		409.05	75.75	.00	100.00	.00	.00
WATER SYSTEM REDEMPTION							
160-599.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
160-599.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total WATER SYSTEM REDEMPTION:		.00	.00	.00	.00	.00	.00
SEWER MASTER PLAN REIMBURSE. Revenue Total:		409.05	75.75	.00	100.00	.00	.00
SEWER MASTER PLAN REIMBURSE. Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total SEWER MASTER PLAN REIMBURSE.:		409.05	75.75	.00	100.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
PLAN PREPARATION - WATER							
PLAN PREPARATION - WATER							
161-000.000-664.000	INTEREST INCOME	174.36	152.37	43.59	100.00	16.51	100.00
161-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
161-000.000-675.281	PLAN PREPARATION	38.00	161.50	351.50	400.00	864.50	400.00
161-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total PLAN PREPARATION - WATER:		212.36	313.87	395.09	500.00	881.01	500.00
WATER SYSTEM ACQUISITION							
161-583.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
161-583.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total WATER SYSTEM ACQUISITION:		.00	.00	.00	.00	.00	.00
PLAN PREPARATION - WATER Revenue Total:		212.36	313.87	395.09	500.00	881.01	500.00
PLAN PREPARATION - WATER Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total PLAN PREPARATION - WATER:		212.36	313.87	395.09	500.00	881.01	500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
QUIMBY FEES							
QUIMBY FEES							
162-000.000-664.000	INTEREST INCOME	10.83	10.86	10.83	.00	9.94	.00
162-000.000-675.010	PARK IN LIEU FEES	50,460.00	.00	.00	.00	57,200.00	56,000.00
162-000.000-675.025	QUIMBY FEES	.00	.00	.00	.00	.00	.00
162-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
162-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total QUIMBY FEES:		50,470.83	10.86	10.83	.00	57,209.94	56,000.00
PARKS							
162-429.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
162-429.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
162-429.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total PARKS:		.00	.00	.00	.00	.00	.00
QUIMBY FEES Revenue Total:		50,470.83	10.86	10.83	.00	57,209.94	56,000.00
QUIMBY FEES Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total QUIMBY FEES:		50,470.83	10.86	10.83	.00	57,209.94	56,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
CHEESE AND WINE							
CHEESE AND WINE							
163-000.000-675.400	STREET FARE REVENUES	44,029.40	18,255.00	550.00	.00	16,265.75	18,000.00
163-000.000-675.401	BEER SALES REVENUES	10,000.00	.00	.00	.00	.00	.00
163-000.000-675.402	WINE TASTING REVENUES	33,220.20	41,140.80	.00	.00	4,882.09	7,500.00
163-000.000-675.403	RETAIL SALES REVENUES	.00	.00	.00	.00	220.00	.00
163-000.000-675.404	SPONSORSHIP REVENUES	10,750.00	7,000.00	2,000.00	.00	9,300.00	10,000.00
Total CHEESE AND WINE:		97,999.60	66,395.80	2,550.00	.00	30,667.84	35,500.00
RECREATION							
163-459.000-702.031	RENTS & LEASES	22,047.54	23,236.98	.00	.00	8,470.45	7,500.00
163-459.000-702.032	PROFESSIONAL/SPECIAL SERV	32,925.00	19,360.00	163.05	.00	.00	.00
163-459.000-702.034	OTHER CONTRACT SERVICES	17,500.00	15,500.00	.00	.00	17,500.00	22,000.00
163-459.000-706.005	CHEESE & WINE	1,022.70	434.15	359.82	.00	761.26	1,000.00
163-459.000-706.006	BEER BOOTH EXPENSE	.00	.00	.00	.00	.00	.00
163-459.000-706.007	WINE TASTING EXPENSE	10,150.14	12,629.05	.00	.00	4,208.10	4,500.00
163-459.000-706.008	MERCHANDISE EXPENSE	.00	.00	.00	.00	.00	.00
163-459.000-706.026	MISCELLANEOUS EXPENSE	19,054.73	25,738.09	.00	.00	374.20	.00
163-459.000-706.035	INSURANCE & SURETY BONDS	.00	.00	.00	.00	.00	.00
163-459.000-706.040	PERMITS & LICENSES	1,850.20	252.30	.00	.00	.00	.00
Total RECREATION:		104,550.31	97,150.57	522.87	.00	31,314.01	35,000.00
CHEESE AND WINE Revenue Total:		97,999.60	66,395.80	2,550.00	.00	30,667.84	35,500.00
CHEESE AND WINE Expenditure Total:		104,550.31	97,150.57	522.87	.00	31,314.01	35,000.00
Net Total CHEESE AND WINE:		6,550.71-	30,754.77-	2,027.13	.00	646.17-	500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
LMI HOUSING ASSET FUND							
LMI HOUSING ASSET FUND							
168-000.000-400.080	PAYMENT IN LIEU OF TAXES PILOT	.00	2,166.00	.00	.00	2,037.00	.00
168-000.000-664.000	INTEREST INCOME	1,207.55	1,294.42	291.57	300.00	328.90	25.00
Total LMI HOUSING ASSET FUND:		1,207.55	3,460.42	291.57	300.00	2,365.90	25.00
HOUSING							
168-438.000-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
168-438.000-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
168-438.000-702.054	REHABILITATION LOANS	.00	.00	.00	101,400.00	.00	.00
168-438.000-707.003	EQUIP/PROJECTS	.00	.00	.00	.00	100,894.69	.00
Total HOUSING:		.00	.00	.00	101,400.00	100,894.69	.00
LMI HOUSING ASSET FUND Revenue Total:		1,207.55	3,460.42	291.57	300.00	2,365.90	25.00
LMI HOUSING ASSET FUND Expenditure Total:		.00	.00	.00	101,400.00	100,894.69	.00
Net Total LMI HOUSING ASSET FUND:		1,207.55	3,460.42	291.57	101,100.00-	98,528.79-	25.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
PUBLIC SAFETY AUGMENTATION							
PUBLIC SAFETY AUGMENTATION							
176-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
176-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
176-000.000-675.360	COLLECTIONS	.00	.00	.00	.00	.00	.00
176-000.000-675.500	P. S. AUGMENTATION FUND	118,612.81	115,535.96	123,181.92	120,000.00	164,114.25	160,000.00
176-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total PUBLIC SAFETY AUGMENTATION:		118,612.81	115,535.96	123,181.92	120,000.00	164,114.25	160,000.00
PUBLIC SAFETY							
176-591.000-702.060	CONTRACT SHERIFF SERVICES	.00	.00	.00	.00	.00	.00
176-591.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	.00
176-591.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
176-591.000-999.000	TRANSFERS OUT	117,787.71	135,299.54	108,961.48	120,000.00	.00	160,000.00
Total PUBLIC SAFETY:		117,787.71	135,299.54	108,961.48	120,000.00	.00	160,000.00
PUBLIC SAFETY AUGMENTATION Revenue Total:		118,612.81	115,535.96	123,181.92	120,000.00	164,114.25	160,000.00
PUBLIC SAFETY AUGMENTATION Expenditure Total:		117,787.71	135,299.54	108,961.48	120,000.00	.00	160,000.00
Net Total PUBLIC SAFETY AUGMENTATION:		825.10	19,763.58-	14,220.44	.00	164,114.25	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
FACILITY IMPROVEMENT FUND							
FACILITY IMPROVEMENT FUND							
180-000.000-675.220	COMMUNITY CENTER FEES	6,196.84	4,150.00	300.00-	4,000.00	9,704.00	5,000.00
Total FACILITY IMPROVEMENT FUND:		6,196.84	4,150.00	300.00-	4,000.00	9,704.00	5,000.00
RECREATION							
180-441.000-702.032	PROFESSIONAL/SPECIAL SERV	2,630.00	.00	.00	.00	.00	.00
180-441.000-999.000	TRANSFERS OUT	25,000.00	2,371.07	.00	.00	.00	.00
Total RECREATION:		27,630.00	2,371.07	.00	.00	.00	.00
FACILITY IMPROVEMENT FUND Revenue Total:		6,196.84	4,150.00	300.00-	4,000.00	9,704.00	5,000.00
FACILITY IMPROVEMENT FUND Expenditure Total:		27,630.00	2,371.07	.00	.00	.00	.00
Net Total FACILITY IMPROVEMENT FUND:		21,433.16-	1,778.93	300.00-	4,000.00	9,704.00	5,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
CFD 2016-1							
CFD 2016-1							
181-000.000-675.350	ASSESSMENTS	37,583.34	56,917.43	70,999.57	60,000.00	92,652.11	60,000.00
Total CFD 2016-1:		37,583.34	56,917.43	70,999.57	60,000.00	92,652.11	60,000.00
MAINTENANCE DISTRICT							
181-590.000-702.032	PROF/SPECIAL SERVICES	.00	.00	.00	20,000.00	7,250.00	20,000.00
181-590.000-702.037	STREET LIGHT REPAIRS	.00	.00	.00	400.00	.00	400.00
181-590.000-704.021	UTILITIES	.00	.00	.00	1,100.00	.00	1,100.00
181-590.000-706.029	MAINT. OF BLDG/STRC/GRNDS	.00	.00	3,219.87	3,800.00	14,414.61	3,800.00
181-590.000-706.062	MFS ADMINISTRATION	5,036.00	3,915.35	5,204.00	5,500.00	5,236.00	5,500.00
181-590.000-707.003	EQUIPMENT/PROJECTS	.00	.00	.00	.00	.00	16,675.00
181-590.000-999.000	TRANSFERS OUT	.00	.00	.00	20,000.00	.00	20,000.00
Total MAINTENANCE DISTRICT:		5,036.00	3,915.35	8,423.87	50,800.00	26,900.61	67,475.00
CFD 2016-1 Revenue Total:		37,583.34	56,917.43	70,999.57	60,000.00	92,652.11	60,000.00
CFD 2016-1 Expenditure Total:		5,036.00	3,915.35	8,423.87	50,800.00	26,900.61	67,475.00
Net Total CFD 2016-1:		32,547.34	53,002.08	62,575.70	9,200.00	65,751.50	7,475.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
RIVERBANK DONATIONS FUND							
RIVERBANK DONATIONS FUND							
196-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
196-000.000-672.003	DONATIONS	2,217.59	958.79	322.90	300.00	1,432.43	300.00
196-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
196-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total RIVERBANK DONATIONS FUND:		2,217.59	958.79	322.90	300.00	1,432.43	300.00
RIVERBANK POOL							
196-496.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
196-496.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
196-496.000-707.003	EQUIPMENT/PROJECTS	2,022.38	.00	432.44	4,800.00	.00	6,300.00
196-496.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
196-496.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total RIVERBANK POOL:		2,022.38	.00	432.44	4,800.00	.00	6,300.00
RIVERBANK DONATIONS FUND Revenue Total:		2,217.59	958.79	322.90	300.00	1,432.43	300.00
RIVERBANK DONATIONS FUND Expenditure Total:		2,022.38	.00	432.44	4,800.00	.00	6,300.00
Net Total RIVERBANK DONATIONS FUND:		195.21	958.79	109.54-	4,500.00-	1,432.43	6,000.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
TRANSITIONAL HOUSING FUND							
TRANSITIONAL HOUSING FUND							
203-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
203-000.000-501.001	STATE GRANT	.00	.00	.00	.00	2,000,000.00	.00
203-000.000-700.000	EXPENDITURE CONTROL	.00	.00	.00	.00	.00	.00
Total TRANSITIONAL HOUSING FUND:		.00	.00	.00	.00	2,000,000.00	.00
TRANSITIONAL HOUSING FUND Revenue Total:		.00	.00	.00	.00	2,000,000.00	.00
TRANSITIONAL HOUSING FUND Expenditure Total:		.00	.00	.00	.00	.00	.00
Net Total TRANSITIONAL HOUSING FUND:		.00	.00	.00	.00	2,000,000.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV STREETS/PUB WRKS							
SYS DEV STREETS/PUB WRKS							
205-000.000-400.131	STATE APPORTIONMENTS	.00	.00	.00	.00	.00	.00
205-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
205-000.000-664.000	INTEREST INCOME	58,126.31	49,192.42	30,080.29	15,000.00	15,253.24	13,000.00
205-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
205-000.000-675.330	DEVELOPER FEES	65,779.77	35,810.53	97,137.88	140,000.00	317,746.25	705,000.00
205-000.000-680.034	REALIZED GAIN/LOSS ON INVEST	.00	.00	.00	.00	.00	.00
205-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	37,435.84	42,668.61	17,199.23-	.00	22,738.58-	.00
205-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
205-000.000-699.000	TRANSFERS IN	.00	.00	.00	73,200.00	.00	73,200.00
Total SYS DEV STREETS/PUB WRKS:		161,341.92	127,671.56	110,018.94	228,200.00	310,260.91	791,200.00
SYS DEV STREETS/PW							
205-473.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	5.65	.00	.00	.00
205-473.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	865,000.00	.00	225,000.00
205-473.000-707.030	WELL #8	.00	.00	.00	.00	.00	.00
205-473.000-707.062	MORRILL BRIDGE RECONSTRUCT	.00	.00	.00	.00	.00	.00
205-473.000-707.068	SYS.DEV. - SIGNALS	.00	30,022.00	14,725.00	1,512,238.00	.00	600,000.00
205-473.000-707.069	SYS. DEV. - STREET PROJECTS	.00	.00	.00	.00	.00	.00
205-473.000-707.077	PROPERTY ACQUISITION	.00	.00	.00	.00	.00	.00
205-473.000-707.084	OAKDALE RD PROJECT	.00	.00	.00	.00	.00	.00
205-473.000-707.101	OAKDALE & MORRILL SIGNAL	.00	.00	.00	.00	.00	.00
205-473.000-707.107	CLARIBEL/ROSELLE TRAFFIC SIGN.	.00	.00	.00	.00	.00	.00
205-473.000-707.108	OAKDALE RD-MORRILL TO WESTGAT	.00	.00	32,500.00	420,800.00	81,540.00	420,000.00
205-473.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
205-473.000-999.000	TRANSFERS OUT	26,417.57	29,227.92	23,527.72	32,500.00	.00	33,099.00
205-473.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total SYS DEV STREETS/PW:		26,417.57	59,249.92	70,758.37	2,830,538.00	81,540.00	1,278,099.00
SYS DEV STREETS/PUB WRKS Revenue Total:		161,341.92	127,671.56	110,018.94	228,200.00	310,260.91	791,200.00
SYS DEV STREETS/PUB WRKS Expenditure Total:		26,417.57	59,249.92	70,758.37	2,830,538.00	81,540.00	1,278,099.00
Net Total SYS DEV STREETS/PUB WRKS:		134,924.35	68,421.64	39,260.57	2,602,338.00-	228,720.91	486,899.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV WATER							
SYS DEV WATER							
206-000.000-664.000	INTEREST INCOME	5,111.42	4,460.29	1,241.96	2,000.00	444.10	400.00
206-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
206-000.000-675.330	DEVELOPER FEES	37,327.88	69,676.84	163,227.99	240,000.00	542,407.62	785,250.00
206-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	.00	.00	.00	.00	.00	.00
206-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV WATER:		42,439.30	74,137.13	164,469.95	242,000.00	542,851.72	785,650.00
SYS DEV WATER IMPRV							
206-474.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
206-474.000-702.033	SPECIAL COUNSEL	.00	.00	.00	.00	.00	.00
206-474.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
206-474.000-707.030	WELL #8	.00	.00	.00	.00	.00	.00
206-474.000-707.057	WWTP EXPANSION	.00	.00	.00	.00	.00	.00
206-474.000-707.085	SYS. DEV.- WATER PROJECTS	.00	.00	.00	.00	.00	.00
206-474.000-707.089	WELL #10	.00	.00	.00	.00	.00	.00
206-474.000-707.092	WELL # 11	.00	.00	.00	.00	.00	.00
206-474.000-707.103	WELL #12	.00	479,218.00	29,007.32	.00	.00	.00
206-474.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
206-474.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total SYS DEV WATER IMPRV:		.00	479,218.00	29,007.32	.00	.00	.00
HCD 96-STBG-1025							
206-479.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
Total HCD 96-STBG-1025:		.00	.00	.00	.00	.00	.00
SYS DEV WATER Revenue Total:		42,439.30	74,137.13	164,469.95	242,000.00	542,851.72	785,650.00
SYS DEV WATER Expenditure Total:		.00	479,218.00	29,007.32	.00	.00	.00
Net Total SYS DEV WATER:		42,439.30	405,080.87-	135,462.63	242,000.00	542,851.72	785,650.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV WASTE WATER							
SYS DEV WASTE WATER							
207-000.000-400.000	REVENUE CONTROL	.00	.00	.00	.00	.00	.00
207-000.000-664.000	INTEREST INCOME	4,314.56	3,763.84	1,041.78	800.00	367.64	400.00
207-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
207-000.000-675.330	DEVELOPER FEES	38,010.85	31,392.79	85,559.01	64,000.00	66,912.39	344,500.00
207-000.000-690.000	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
207-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
207-000.000-700.000	EXPENDITURES CONTROL	.00	.00	.00	.00	.00	.00
Total SYS DEV WASTE WATER:		42,325.41	35,156.63	86,600.79	64,800.00	67,280.03	344,900.00
SYS DEV - PARK							
207-467.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
207-467.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	937.50	.00
207-467.000-707.057	WWTP EXPANSION	.00	.00	.00	.00	.00	.00
207-467.000-707.087	SYS DEV - WASTE WATER PROJECT	.00	.00	.00	500,000.00	139,446.03	.00
207-467.000-707.090	FIRST ST/CONDRAY SEWER MAIN	.00	.00	.00	.00	.00	.00
207-467.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
207-467.000-999.000	TRANSFERS OUT	.00	200,621.00	173,613.19	.00	.00	.00
207-467.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total SYS DEV - PARK:		.00	200,621.00	173,613.19	500,000.00	140,383.53	.00
SYS. DEV. - WWTP							
207-472.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	600,000.00
Total SYS. DEV. - WWTP:		.00	.00	.00	.00	.00	600,000.00
SYS DEV WASTE WATER Revenue Total:		42,325.41	35,156.63	86,600.79	64,800.00	67,280.03	344,900.00
SYS DEV WASTE WATER Expenditure Total:		.00	200,621.00	173,613.19	500,000.00	140,383.53	600,000.00
Net Total SYS DEV WASTE WATER:		42,325.41	165,464.37-	87,012.40-	435,200.00-	73,103.50-	255,100.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV STORM DRAINAGE							
SYS DEV STORM DRAINAGE							
208-000.000-664.000	INTEREST INCOME	6,225.99	5,431.36	1,503.76	2,400.00	531.00	500.00
208-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
208-000.000-675.330	DEVELOPER FEES	251,008.24	129,578.89	183,745.44	250,000.00	558,191.59	1,398,500.00
208-000.000-675.550	UNCLAIMED MONEY REVENUE	.00	.00	.00	.00	.00	.00
208-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV STORM DRAINAGE:		257,234.23	135,010.25	185,249.20	252,400.00	558,722.59	1,399,000.00
SYS DEV - PARK							
208-467.000-702.030	MAINT. OPERATION EQUIP	.00	.00	.00	.00	.00	.00
208-467.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	65,800.00	.00	.00
208-467.000-707.034	S/W STORM DRAIN	.00	.00	.00	.00	.00	.00
208-467.000-707.086	SYS DEV - STORM DRAIN PROJECT	.00	.00	.00	191,400.00	.00	.00
208-467.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
208-467.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total SYS DEV - PARK:		.00	.00	.00	257,200.00	.00	.00
SYS DEV STORM DRAINAGE Revenue Total:		257,234.23	135,010.25	185,249.20	252,400.00	558,722.59	1,399,000.00
SYS DEV STORM DRAINAGE Expenditure Total:		.00	.00	.00	257,200.00	.00	.00
Net Total SYS DEV STORM DRAINAGE:		257,234.23	135,010.25	185,249.20	4,800.00-	558,722.59	1,399,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV PARKS & REC							
SYS DEV PARKS & REC							
209-000.000-501.001	GRANTS	.00	.00	.00	.00	.00	.00
209-000.000-664.000	INTEREST INCOME	1,218.82	1,067.24	317.73	.00	129.63	120.00
209-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
209-000.000-675.330	DEVELOPER FEES	150,703.30	81,419.96	84,816.48	140,000.00	303,675.78	848,500.00
209-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV PARKS & REC:		151,922.12	82,487.20	85,134.21	140,000.00	303,805.41	848,620.00
SYS DEV - PARK							
209-467.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	86,671.26	21,378.74	.00	.00	.00
209-467.000-706.009	LEGAL SETTLEMENT	.00	.00	.00	.00	.00	.00
209-467.000-707.002	CAPITAL EXPENDITURES	.00	.00	.00	.00	.00	.00
209-467.000-707.003	EQUIPMENT/PROJECTS	.00	16,459.00	.00	301,500.00	443,187.04	.00
209-467.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
209-467.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
209-467.000-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
Total SYS DEV - PARK:		.00	103,130.26	21,378.74	301,500.00	443,187.04	.00
SYS DEV PARKS & REC Revenue Total:		151,922.12	82,487.20	85,134.21	140,000.00	303,805.41	848,620.00
SYS DEV PARKS & REC Expenditure Total:		.00	103,130.26	21,378.74	301,500.00	443,187.04	.00
Net Total SYS DEV PARKS & REC:		151,922.12	20,643.06-	63,755.47	161,500.00-	139,381.63-	848,620.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYS DEV POLICE & GEN GOV							
SYS DEV POLICE & GEN GOV							
210-000.000-664.000	INTEREST INCOME	13.05	13.05	13.01	.00	11.98	.00
210-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
210-000.000-675.330	DEVELOPER FEES	59,504.43	31,123.18	34,114.01	85,000.00	165,247.02	310,500.00
210-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYS DEV POLICE & GEN GOV:		59,517.48	31,136.23	34,127.02	85,000.00	165,259.00	310,500.00
SYS DEV - PARK							
210-467.000-702.032	PROFESSIONAL/SPECIAL SERV	23,448.69	92,755.02	.00	.00	.00	15,000.00
210-467.000-707.002	CAPITAL EXPENDITURES	53,025.12	19,294.79	8,333.35	.00	.00	.00
210-467.000-707.017	COMPUTER COMPONENTS	.00	.00	.00	.00	.00	.00
210-467.000-707.077	PROPERTY ACQUISITION	275.00	.00	.00	.00	.00	.00
210-467.000-707.108	WWTP FENCE	.00	.00	.00	.00	.00	.00
210-467.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
210-467.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total SYS DEV - PARK:		76,748.81	112,049.81	8,333.35	.00	.00	15,000.00
SYS DEV POLICE & GEN GOV Revenue Total:		59,517.48	31,136.23	34,127.02	85,000.00	165,259.00	310,500.00
SYS DEV POLICE & GEN GOV Expenditure Total:		76,748.81	112,049.81	8,333.35	.00	.00	15,000.00
Net Total SYS DEV POLICE & GEN GOV:		17,231.33-	80,913.58-	25,793.67	85,000.00	165,259.00	295,500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYSTEM ADMIN. FEES							
SYSTEM ADMIN. FEES							
211-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
211-000.000-665.010	SYSTEM ADMIN. FEES	43,003.60	17,792.64	52,022.63	70,000.00	132,900.21	276,000.00
211-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
211-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYSTEM ADMIN. FEES:		43,003.60	17,792.64	52,022.63	70,000.00	132,900.21	276,000.00
SYS DEV - PARK							
211-467.000-701.001	PERSONNEL REGULAR	.00	.00	.00	.00	.00	.00
211-467.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	11,534.50	7,221.50	17,000.00	4,389.20	17,000.00
211-467.000-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	965.60	.00
211-467.000-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
211-467.000-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
211-467.000-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
211-467.000-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
211-467.000-708.008	HEALTH DENTAL VISION INSURANCE	.00	.00	.00	.00	.00	.00
211-467.000-708.009	NATIONAL RETIREMENT	.00	.00	.00	.00	.00	.00
211-467.000-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
211-467.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
211-467.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
211-467.000-999.000	TRANSFERS OUT	.00	.00	.00	29,500.00	.00	91,802.00
Total SYS DEV - PARK:		.00	11,534.50	7,221.50	46,500.00	5,354.80	108,802.00
SYSTEM ADMIN. FEES Revenue Total:		43,003.60	17,792.64	52,022.63	70,000.00	132,900.21	276,000.00
SYSTEM ADMIN. FEES Expenditure Total:		.00	11,534.50	7,221.50	46,500.00	5,354.80	108,802.00
Net Total SYSTEM ADMIN. FEES:		43,003.60	6,258.14	44,801.13	23,500.00	127,545.41	167,198.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
SYSTEM DEVELOPMENT IMAGING FEE							
SYSTEM DEVELOPMENT IMAGING FEE							
212-000.000-600.200	IMAGING FEES - BUILDING DEPT	2,835.08	2,381.50	3,142.50	4,000.00	3,313.00	25,000.00
212-000.000-600.205	IMAGING FEES - PLANNING DEPT	708.50	817.50	872.00	1,000.00	1,308.00	6,000.00
212-000.000-600.210	IMAGING FEES - CITY COUNCIL	122.59	141.45	150.88	300.00	226.32	1,500.00
212-000.000-600.215	ZONING,GP,BASE MAP UPDATES	2,628.40	2,628.40	4,599.70	7,000.00	9,942.60	8,000.00
212-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
212-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
212-000.000-675.330	DEVELOPER FEES	.00	.00	.00	.00	.00	.00
212-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total SYSTEM DEVELOPMENT IMAGING FEE:		6,294.57	5,968.85	8,765.08	12,300.00	14,789.92	40,500.00
98-STGB-1264							
212-597.000-701.001	PERSONNEL REGULAR	.00	.00	.00	.00	.00	.00
212-597.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
212-597.000-702.053	GENERAL ADMINISTRATION	.00	195.00	.00	.00	.00	.00
212-597.000-702.054	REHABILITATION LOANS	.00	.00	.00	.00	.00	.00
212-597.000-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
212-597.000-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
212-597.000-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
212-597.000-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
212-597.000-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
212-597.000-708.008	HEALTH DENTAL VISION INSURANCE	.00	.00	.00	.00	.00	.00
212-597.000-708.009	NATIONAL RETIREMENT	.00	.00	.00	.00	.00	.00
212-597.000-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
212-597.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
212-597.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
212-597.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total 98-STGB-1264:		.00	195.00	.00	.00	.00	.00
SYSTEM DEVELOPMENT IMAGING FEE Revenue Total:		6,294.57	5,968.85	8,765.08	12,300.00	14,789.92	40,500.00
SYSTEM DEVELOPMENT IMAGING FEE Expenditure Total:		.00	195.00	.00	.00	.00	.00
Net Total SYSTEM DEVELOPMENT IMAGING FEE:		6,294.57	5,773.85	8,765.08	12,300.00	14,789.92	40,500.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
FEDERAL & STATE GRANTS							
FEDERAL & STATE GRANTS							
213-000.000-501.031	04-CALHOME-105	.00	.00	.00	.00	.00	.00
213-000.000-501.032	05-HOME-1690	.00	.00	.00	.00	.00	.00
213-000.000-501.033	04-STBG-1966	.00	.00	.00	.00	.00	.00
213-000.000-501.034	06-EDBG-2575	.00	.00	.00	.00	.00	.00
213-000.000-501.035	08-HOME-4692	.00	.00	.00	.00	.00	.00
213-000.000-501.036	08-PTAE-5413	.00	.00	.00	.00	.00	.00
213-000.000-501.037	OEA GRANTS	.00	.00	.00	.00	.00	.00
213-000.000-501.038	EDA GRANT	.00	.00	.00	.00	.00	.00
213-000.000-501.039	09-PTAE-6314	.00	.00	.00	.00	.00	.00
213-000.000-501.040	10-STBG-6735	.00	.00	.00	.00	.00	.00
213-000.000-501.041	10-HOME-6853	.00	.00	.00	.00	.00	.00
213-000.000-501.042	10-HOME-6348	.00	.00	.00	.00	.00	.00
213-000.000-501.043	12-CALHOME-8682	.00	.00	.00	.00	.00	.00
213-000.000-501.044	13-CDBG-8959	.00	.00	.00	.00	.00	.00
213-000.000-664.000	INTEREST INCOME	.00	.00	.00	.00	.00	.00
213-000.000-675.090	MISCELLANEOUS REVENUES	.00	.00	.00	.00	.00	.00
213-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total FEDERAL & STATE GRANTS:		.00	.00	.00	.00	.00	.00
HOUSING							
213-438.000-701.001	PERSONNEL REGULAR	.00	43,575.67	51,445.35	.00	56,642.72	71,100.00
213-438.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
213-438.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
213-438.000-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-438.000-703.024	POSTAGE	.00	154.60	.00	.00	168.58	.00
213-438.000-703.025	OFFICE EXPENSE	.00	.00	.00	.00	.00	.00
213-438.000-704.022	COMMUNICATIONS	.00	.00	.00	.00	.00	.00
213-438.000-705.041	VEHICLE FUEL	.00	.00	.00	.00	.00	.00
213-438.000-706.023	ADVERTISING	.00	.00	.00	.00	.00	.00
213-438.000-706.036	MEMBERSHIPS,DUES,BOOKS,ETC	.00	.00	.00	.00	.00	.00
213-438.000-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
213-438.000-707.006	OFFICE EQUIPMENT	.00	.00	.00	.00	.00	.00
213-438.000-708.004	MIS EMPLOYEE BENEFITS	.00	1,733.59	211.37	.00	1,944.96-	.00
213-438.000-708.005	MEDICARE	.00	565.22	656.68	.00	724.10	1,000.00
213-438.000-708.006	PERS RETIREMENT	.00	7,358.63	9,873.76	.00	11,552.43	14,800.00
213-438.000-708.007	PAYROLL TAXES	.00	783.98	336.00	.00	259.02	300.00
213-438.000-708.008	HEALTH DENTAL VISION INSURANCE	.00	8,472.93	10,385.03	.00	11,353.82	12,500.00
213-438.000-708.009	NATIONAL RETIREMENT	.00	4,237.50	4,544.14	.00	4,318.86	4,700.00
213-438.000-708.010	SELF INS. PREMIUM	.00	6,431.51	7,484.37	.00	8,899.03	10,800.00
213-438.000-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
213-438.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total HOUSING:		.00	73,313.63	84,936.70	.00	91,973.60	115,200.00
98-STGB-1264							
213-597.033-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.033-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.033-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
213-597.033-702.057	CDBG LOANS/GRANTS RE	.00	.00	.00	.00	.00	.00
213-597.033-702.058	CDBG LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.033-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.033-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
213-597.033-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
213-597.034-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
213-597.034-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.034-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
213-597.035-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.035-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.035-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
213-597.035-702.058	CDBG LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.035-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.035-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
213-597.035-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
213-597.036-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
213-597.036-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.037-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
213-597.037-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.037-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
213-597.037-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.037-704.022	COMMUNICATIONS	.00	.00	.00	.00	.00	.00
213-597.037-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
213-597.037-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
213-597.037-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
213-597.037-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
213-597.037-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
213-597.037-708.008	HEALTH DENTAL VISION INSURANCE	.00	.00	.00	.00	.00	.00
213-597.037-708.009	NATIONAL RETIREMENT	.00	.00	.00	.00	.00	.00
213-597.037-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
213-597.037-708.012	DEFERRED COMPENSATION	.00	.00	.00	.00	.00	.00
213-597.037-708.015	MISCELLANEOUS MEDICAL EXPENSE	.00	.00	.00	.00	.00	.00
213-597.037-708.016	LIFE INSURANCE EXPENSE	.00	.00	.00	.00	.00	.00
213-597.037-708.017	MEDICAL INSURANCE	.00	.00	.00	.00	.00	.00
213-597.037-708.018	DENTAL INSURANCE	.00	.00	.00	.00	.00	.00
213-597.037-708.019	VISION INSURANCE	.00	.00	.00	.00	.00	.00
213-597.037-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
213-597.037-999.100	PRIOR YEAR ADJUSTMENTS	.00	.00	.00	.00	.00	.00
213-597.038-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.038-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
213-597.038-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.038-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
213-597.039-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.039-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
213-597.039-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.039-706.037	CONFERENCES & MEETINGS	.00	.00	.00	.00	.00	.00
213-597.040-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.040-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.040-702.055	ACTIVITY DELIVERY	.00	.00	.00	.00	.00	.00
213-597.040-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.040-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
213-597.041-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.041-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.041-702.058	CDBG LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.041-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.041-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
213-597.042-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.042-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.042-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.042-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
213-597.043-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.043-702.059	MISC LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.044-701.007	SALARY ALLOCATION	.00	.00	.00	.00	.00	.00
213-597.044-702.053	GENERAL ADMINISTRATION	.00	.00	.00	.00	.00	.00
213-597.044-702.058	CDBG LOANS/GRANTS HB	.00	.00	.00	.00	.00	.00
213-597.044-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total 98-STGB-1264:		.00	.00	.00	.00	.00	.00
FEDERAL & STATE GRANTS Revenue Total:		.00	.00	.00	.00	.00	.00
FEDERAL & STATE GRANTS Expenditure Total:		.00	73,313.63	84,936.70	.00	91,973.60	115,200.00
Net Total FEDERAL & STATE GRANTS:		.00	73,313.63-	84,936.70-	.00	91,973.60-	115,200.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
CROSSROADS UNDERGROUNDING							
CROSSROADS UNDERGROUNDING							
222-000.000-664.000	INTEREST INCOME	22,688.95	18,795.28	11,672.51	8,000.00	9,245.32	5,000.00
222-000.000-665.010	SYSTEM ADMIN. FEES	.00	.00	.00	.00	.00	.00
222-000.000-675.330	DEVELOPER FEES	.00	.00	.00	.00	.00	.00
222-000.000-675.346	MID UNDERGROUNDING	.00	.00	.00	.00	.00	.00
222-000.000-680.034	REALIZED GAIN/LOSS ON INVEST	.00	.00	.00	.00	.00	.00
222-000.000-680.035	UNREALIZED GAIN/LOSS ON INVEST	19,651.91	22,020.02	9,796.27-	.00	11,232.91-	.00
222-000.000-699.000	TRANSFERS IN	.00	.00	.00	.00	.00	.00
Total CROSSROADS UNDERGROUNDING:		42,340.86	40,815.30	1,876.24	8,000.00	1,987.59-	5,000.00
PLANNING DEPARTMENT							
222-405.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	5.65	.00
222-405.000-706.019	REIMBURSEMENTS OF FEES	.00	.00	.00	.00	.00	.00
222-405.000-707.002	CAPITAL EXPENDITURES	231,966.36	.00	66,648.14-	.00	.00	.00
222-405.000-707.090	FIRST ST/CONDRA Y SEWER MAIN	.00	.00	.00	.00	.00	.00
222-405.000-707.101	OAKDALE & MORRILL SIGNAL	.00	.00	.00	.00	.00	.00
222-405.000-709.001	PRIOR YEAR ENCUMBRANCES	.00	.00	.00	.00	.00	.00
222-405.000-999.000	TRANSFERS OUT	.00	.00	.00	.00	.00	.00
Total PLANNING DEPARTMENT:		231,966.36	.00	66,648.14-	.00	5.65	.00
CROSSROADS UNDERGROUNDING Revenue Total:		42,340.86	40,815.30	1,876.24	8,000.00	1,987.59-	5,000.00
CROSSROADS UNDERGROUNDING Expenditure Total:		231,966.36	.00	66,648.14-	.00	5.65	.00
Net Total CROSSROADS UNDERGROUNDING:		189,625.50-	40,815.30	68,524.38	8,000.00	1,993.24-	5,000.00

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
MEASURE L							
MEASURE L							
229-000.000-600.000	MEASURE L REVENUE	.00	.00	.00	.00	.00	.00
229-000.000-600.100	MEASURE L-LOCAL STREETS & ROA	762,400.97	846,420.71	956,412.07	.00	771,059.55	950,000.00
229-000.000-600.101	MEASURE L-TRAFFIC MANAGEMENT	152,480.19	169,284.14	191,282.42	.00	161,972.06	190,000.00
229-000.000-600.102	MEASURE L-BIKE & PED	76,240.09	84,642.06	95,641.21	.00	69,345.81	95,000.00
229-000.000-701.000	MEASURE L EXPENSES	.00	.00	.00	.00	.00	.00
Total MEASURE L:		991,121.25	1,100,346.91	1,243,335.70	.00	1,002,377.42	1,235,000.00
Department: 400							
229-400.000-701.100	SLURRY SEAL 2017	.00	.00	.00	.00	.00	.00
229-400.000-707.000	SLURRY SEAL 2017	.00	.00	.00	.00	.00	.00
229-400.000-707.010	CRACK-SLURRY-CAPE SEAL-2018	.00	.00	.00	.00	.00	.00
229-400.000-707.011	CALLENDAR AVE STREET PROJECT	39,957.09	55,537.52	110,179.78	.00	7,607.87	.00
229-400.100-707.100	MEASURE L-LOCAL STREETS & ROA	.00	.00	.00	.00	.00	891,582.00
229-400.100-707.101	STREETS/ROADS SALARY EXPENSE	9,798.11	12,085.62	11,680.43	.00	9,263.50	.00
229-400.100-707.105	CRACK-SLURRY-CAPE SEAL 2018	327,343.25	.00	.00	.00	.00	.00
229-400.100-707.106	CLAUS RD OVERLAY PROJECT	.00	309,221.36	.00	.00	.00	.00
229-400.100-707.107	PAVEMENT RESTORATION PROJ 2019	6,325.00	440,422.78	.00	.00	.00	.00
229-400.100-707.108	PAVEMENT RESTORATION PROJ 2020	.00	10,962.50	230,851.86	.00	.00	.00
229-400.100-707.109	EIGHTH STREET OVERLAY	.00	50,000.00	.00	.00	.00	.00
229-400.100-707.110	SECOND STREET-RECONST/OVERLA	.00	.00	.00	.00	.00	.00
229-400.100-707.111	PATTERSON @ FIRST ST INT IMPRV	.00	.00	.00	.00	.00	888,926.00
229-400.100-707.112	PAVEMENT RESTORATION SPRING 21	.00	.00	.00	.00	360,157.58	.00
229-400.100-707.113	ROSELLE AVE SIDEWALK PROJECT	.00	.00	.00	.00	.00	50,000.00
229-400.100-707.114	SANTA FE STREET OVERLAY	.00	.00	.00	.00	27,500.00	565,227.00
229-400.100-707.115	PATTERSON ROAD OVERLAY	.00	.00	.00	.00	34,189.01	.00
229-400.100-707.116	BRIDGE DECK OVERLAY	.00	.00	.00	.00	.00	.00
229-400.100-707.117	CLARIBEL ROAD OVERLAY	.00	.00	.00	.00	.00	404,220.00
229-400.100-707.118	PAVEMENT RESTORATION 2023	.00	.00	.00	.00	1,875.00	.00
229-400.100-707.119	PAVEMENT MANAGEMENT PROGRAM	.00	.00	.00	.00	35,717.17	.00
229-400.200-707.200	MEASURE L-TRAFFIC MANAGEMENT	.00	.00	.00	.00	.00	.00
229-400.200-707.201	TRAFFIC MANAGEMENT-SALARY EXP	.00	.00	.00	.00	.00	.00
229-400.200-707.202	FLASHING LIGHT SQUIRE WELLS	.00	.00	.00	.00	.00	.00
229-400.300-707.300	MEASURE L-BIKE/PED	.00	.00	.00	.00	.00	.00
229-400.300-707.301	BIKE/PED-SALARY EXPENSE	.00	923.66	.00	.00	.00	.00
229-400.300-707.305	CALLENDAR AVE STREET PROJECT	.00	.00	.00	.00	.00	.00
229-400.300-707.306	JACOB MYERS PARK TRAIL/PARKING	.00	184,152.25	.00	.00	.00	.00
229-400.300-707.307	RAPID FLASHING BEACONS	.00	20,151.61	.00	.00	.00	40,000.00
229-400.300-707.308	ADA IMPRVMENTS-JACKSON @ TOPEK	.00	.00	53,851.70	.00	2,834.30	.00
229-400.300-707.309	PEDESTRIAN CROSSWALK SAFETY I	.00	.00	.00	.00	.00	30,000.00
229-400.300-707.310	CLAUS ROAD SIDEALK PROJECT RXR	.00	.00	.00	.00	600.00	130,778.00
229-400.300-707.311	ROSELLE AVE SIDEWALK	.00	.00	.00	.00	.00	.00
Total Department: 400:		383,423.45	1,083,457.30	406,563.77	.00	479,744.43	3,000,733.00
MEASURE L Revenue Total:		991,121.25	1,100,346.91	1,243,335.70	.00	1,002,377.42	1,235,000.00
MEASURE L Expenditure Total:		383,423.45	1,083,457.30	406,563.77	.00	479,744.43	3,000,733.00
Net Total MEASURE L:		607,697.80	16,889.61	836,771.93	.00	522,632.99	1,765,733.00-

Account Number	Account Title	2018-19 Prior year 3 Actual	2019-20 Prior year 2 Actual	2020-21 Prior year Actual	2021-22 Current year Budget	2021-22 Current year Actual	2022-23 Proposed Budget
PUBLIC BENEFIT FUND							
PUBLIC BENEFIT FUND							
230-000.000-450.040	ADMIN CULTIVATION PERMIT	.00	.00	.00	.00	.00	.00
230-000.000-600.100	FLAVORS-PUBLIC BENEFIT PAYMENT	473,137.16	612,451.09	1,008,483.78	220,000.00	189,548.73	360,000.00
230-000.000-600.150	RIVERBANK CANNABIS COLLECTIVE	25,000.00	84,000.00	117,000.00	44,200.00	29,252.66	.00
230-000.000-600.200	CANNA+RISE PUBLIC BENEFIT PYMT	.00	54,479.85	90,712.80	96,000.00	78,720.00	117,000.00
230-000.000-702.032	PROFESSIONAL/SPECIAL SERV	.00	.00	.00	.00	.00	.00
Total PUBLIC BENEFIT FUND:		498,137.16	750,930.94	1,216,196.58	360,200.00	297,521.39	477,000.00
Department: 411							
230-411.000-701.002	PERSONNEL PART TIME	.00	.00	.00	.00	.00	.00
230-411.000-701.003	PERSONNEL OVERTIME	.00	.00	.00	.00	.00	.00
230-411.000-702.031	RENTS & LEASES	.00	69,821.20	123,034.21	121,600.00	106,614.11	90,000.00
230-411.000-702.034	OTHER CONTRACT SERVICES	.00	5,402.85	69,499.19	.00	.00	.00
230-411.000-702.060	CONTRACT SHERIFF'S SERVICES	.00	49,990.71	.00	300,000.00	.00	.00
230-411.000-707.003	EQUIPMENT/PROJECTS	.00	2,500.00	38,542.35	50,000.00	54,725.58	.00
230-411.000-708.004	MIS EMPLOYEE BENEFITS	.00	.00	.00	.00	.00	.00
230-411.000-708.005	MEDICARE	.00	.00	.00	.00	.00	.00
230-411.000-708.006	PERS RETIREMENT	.00	.00	.00	.00	.00	.00
230-411.000-708.007	PAYROLL TAXES	.00	.00	.00	.00	.00	.00
230-411.000-708.010	SELF INS. PREMIUM	.00	.00	.00	.00	.00	.00
230-411.000-999.000	TRANSFERS OUT	.00	.00	300,000.00	58,300.00	.00	388,900.00
Total Department: 411:		.00	127,714.76	531,075.75	529,900.00	161,339.69	478,900.00
Department: 441							
230-441.000-707.004	COMMUNITY CENTER KITCHEN REM	.00	.00	226,212.00	.00	16,615.00	.00
Total Department: 441:		.00	.00	226,212.00	.00	16,615.00	.00
PUBLIC BENEFIT FUND Revenue Total:		498,137.16	750,930.94	1,216,196.58	360,200.00	297,521.39	477,000.00
PUBLIC BENEFIT FUND Expenditure Total:		.00	127,714.76	757,287.75	529,900.00	177,954.69	478,900.00
Net Total PUBLIC BENEFIT FUND:		498,137.16	623,216.18	458,908.83	169,700.00-	119,566.70	1,900.00-
Net Grand Totals:		4,413,477.77	2,514,670.26	9,105,679.50	5,885,188.00-	5,097,329.87	922,413.42

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 10.10

SECTION 10: PUBLIC HEARINGS

Meeting Date:	June 28, 2022
Subject:	Review and Adoption of Proposed Fiscal Year 2022-23 Local Redevelopment Authority (LRA) Budget
From:	Marisela H Garcia, City Manager
Submitted by:	Melissa Holdaway, Administrative Analyst II

RECOMMENDATION

It is recommended that the Local Redevelopment Authority (LRA) Board of Directors (Board) review and approve the Proposed Fiscal Year 2022-2023 LRA Budget.

SUMMARY

Attached you will find the Proposed Fiscal Year LRA budget for 2022-2023 for LRA Board consideration and adoption. The budget statement provides a look at the LRA's fiscal accountability and compliance with restrictions on the use of certain financial resources. This report includes all funds as a whole to assess the LRA's financial condition in the coming year. This budget has been created as a result of the execution of the Master Developer Agreement which reduces the LRA's responsibilities of the Riverbank Industrial Complex specifically in Fund 197.

BACKGROUND

The LRA was formed in April 2006 with Federal approval as the agency responsible for decisions related to conveyance and reuse of the former Riverbank Army Ammunition Plant, now known as the Riverbank Industrial Complex. In April 2010, the LRA moved onto the property to perform protection and maintenance duties on behalf of the Army and to oversee economic development activities in the form of leasing available space to private tenants, as outlined in the community-led and supported Reuse Plan.

Currently, the site holds leases 32 businesses and generates revenues from a variety of services including utilities, propane, public scales, storage and miscellaneous business

services. These revenues have shifted to the Master Developer and will no longer be included in any LRA budget category.

The LRA is currently administering a second remediation project on behalf of the Army that began in FY 2015-16 with a grant in excess of \$43 million. This project has an additional modification being negotiated that will push completion out to 2023.

Site Revenue Projections

The only revenue expected in the coming fiscal year is from payments due from the Master Developer as negotiated in the Lease Disposition and Development Agreement.

Site Expenditure Projections

Site expenditures are administrative costs and match required by the Office of Local Defense Community Cooperation (OLDCC).

Grant Revenue

The OLDCC grant provides funding for salaries and LRA operations. The grant has been extended through this fiscal year expiring on June 30, 2023 and LRA revenue will be required to fund the match (Fund 197).

Grant Expenditure Projections

OEA grant expenditures consist of administrative and professional expenses and will reimburse expenses at 90% with match coming from leasehold revenue (Fund 197).

ESCA #2 Revenue

Grant revenue from the ESCA #2 is captured in a separate fund (Fund 199). The remaining funds are reimbursables to the contractor for remedial work and final reports.

ESCA #2 Expenditure Projections

ESCA 2 grant expenditures will cover the remaining expenses for our subcontractor contracted for remedial activities and final reports.

Additional Budget Items of Note

The Master Developer Agreement was executed in January 2022, they will assume all revenue/expenditures related to the site (Fund 197).

FINANCIAL IMPACT

There have been significant changes to the budget now that the Master Developer Agreement has been executed. LRA Personnel presence will remain on site and funded with annual payments as well as grants until the transfer takes place.

STRATEGIC PLANNING ALIGNMENT

The presentation of the LRA's FY 2022-23 budget supports the City's mission and reinforces the City's core values of transparency and fiscal responsibility.

ATTACHMENT

1. Draft Local Redevelopment Authority Resolution 2022-
2. FY 2022-23 Proposed Budget Worksheet
3. FY 2022-23 Budget Breakdown by Fund

**CITY OF RIVERBANK
LOCAL REDEVELOPMENT AUTHORITY**

RESOLUTION 2022-

**A RESOLUTION OF THE LOCAL REDEVELOPMENT AUTHORITY BOARD
OF THE CITY OF RIVERBANK, CALIFORNIA
APPROVING THE ANNUAL OPERATING BUDGET FOR FISCAL YEAR 2022-23**

**THE CITY OF RIVERBANK LOCAL REDEVELOPMENT AUTHORITY BOARD
(HEREAFTER REFERRED TO AS THE “LRA”) DOES HEREBY RESOLVE THAT:**

WHEREAS, the Riverbank Local Redevelopment Authority (“LRA”) acts in accordance with the Defense Base Closure and Realignment Act of 1990; and,

WHEREAS, the requirement for a comprehensive budget for all activities of the Authority are prudent and lawful to fulfill the fiduciary responsibility of the Local Redevelopment Authority; and

WHEREAS, the attached FY2022-23 budget has been prepared by the staff and approved by the Executive Director; and,

NOW, THEREFORE, BE IT RESOLVED that the Local Redevelopment Authority Board of the City of Riverbank hereby approves the Proposed budget for Fiscal Year 2022-23.

PASSED AND ADOPTED by the Local Redevelopment Authority Board of the City of Riverbank at a meeting held on the 28th day of June, 2022; motioned by Authority Member _____, seconded by Authority Member _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim LRA Secretary

Richard D. O’Brien
Chair

FY 2022/23 Annual Proposed Budget

	<u>FY 2022-23 Proposed</u>
<u>Revenue</u>	
<i>OEA Grants</i>	283,218
<i>ESCA #2</i>	379,820
<i>MDA annual payment</i>	145,000
<i>MDA Initial Consideration</i>	300,000
Total Revenue	1,108,038
<u>Expenditures</u>	
<i>Salaries/Benefits</i>	224,431
<i>Administrative Expenses</i>	
<i>Travel</i>	0
<i>Equipment</i>	1,500
<i>Office Supplies/Legal Ads</i>	4,920
<i>Phones</i>	2,880
<i>Copier</i>	1,260
<i>Postage</i>	100
<i>Janitorial</i>	1,620
<i>Professional Services</i>	
<i>Legal - General Municipal</i>	100,000
<i>Legal - Conveyance</i>	75,000
<i>Weston Contract ESCA #2</i>	379,820
<i>SJES Contract ESCA #2</i>	
<i>ESCA Admin</i>	
Total Expenditures	791,531
Net Revenues Less Expenditures**	316,507

**net revenue will assist
LRA deficit carry over

	FY 2022-23		FY 2022-23		FY 2022-23
	Proposed		Proposed		Proposed
Revenue 197		Revenue 198		Revenue 199	
MDA annual payment	145,000				
MDA Initial Consideration	300,000	OEA Grants	283,218	ESCA #2	379,820
Total Revenue	445,000	Total Revenue	283,218	Total Revenue	379,820
Expenditures		Expenditures		Expenditures	
Salaries/Benefits	18,325	Salaries/Benefits	206,106	Weston Contract ESCA #2	379,820
Administrative Expenses		Administrative Expenses		SJES Contract ESCA #2	
Travel	0	Travel	0	ESCA Admin	
Equipment	1,500	Equipment	0		
Office Supplies/Legal Ads	492	Office Supplies/Legal Ads	4,428		
Phones	288	Phones	2,592		
Copier	126	Copier	1,134		
Postage	100	Postage	0		
Janitorial	162	Janitorial	1,458		
Professional Services		Professional Services			
Legal - General Municipal	100,000	Legal - Conveyance	67,500		
Legal - Conveyance	7,500				
Total Expenditures	128,493	Total Expenditures	283,218	Total Expenditures	379,820
Net Revenues Less Expenditures**	316,507	Net Revenues Less Expenditures**	0	Net Revenues Less Expenditures**	0

RIVERBANK CITY COUNCIL/ LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.1

SECTION 11 : NEW BUSINESS

Meeting Date:	June 28, 2022
Subject:	A Resolution of the City Council of the City of Riverbank, California, to Approve a Subdivision Improvement Agreement for Countryside III with McRoy Wilbur Communities and Authorizing the City Manager to Execute the Agreement
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

It is recommended that the City Council consider the attached resolution approving the Subdivision Improvement Agreement with McRoy Wilbur Communities for Countryside III and directing the City Manager to execute the agreement.

SUMMARY

On August 17, 2021, the Planning Commission approved Resolution No. 2021-014 for the Architecture and Site Plan Review of the Countryside III houses. The architecture and design of the residential communities are consistent with the adjacent subdivisions. The developer has begun grading and working on the on-site improvements for Countryside III. On September 14, 2021, the City Council adopted Resolution No. 2021-083, approving Vesting Tentative Map 03-2020 and related conditions of approval which set forth the infrastructure obligations and conditions related to the development and build out of approximately 22 residential lots on 4.56 acres. Finally, on September 28, 2021, the City Council adopted Ordinance No. 2021-005 approving a Rezone to Planned Development for Countryside III.

One of the last steps in the subdivision map process is the approval of a final map which subdivides the parcel into the individual lots planned for homes, streets and utilities, and parkland or other public areas. Commonly, there are two ways to achieve a final map. The first way is for the developer to install all required infrastructure improvements (roads, street lighting, water/sewer lines, etc) in advance of requesting the final map. The second way is to enter into a Subdivision Improvement Agreement ("SIA") and submit bonds, which provide security for the City that the improvements will

be completed as required by the tentative map conditions of approval. In the past, the City has used both methods depending on the individual needs and timelines of each project.

McRoy Wilbur Communities has begun the process of on-site grading and is installing infrastructure improvements. They have requested that Council consider approving their final map (also agendized for this Council meeting). As such, the Riverbank Municipal Code ("RMC") requires that a Subdivision Improvement Agreement be approved in advance of the approval of a final map.

Exhibit A is a standard Subdivision Improvement Agreement that lays out many of the bonding and insurance requirements set forth in the Riverbank Municipal Code. Specific items in the agreement have been tailored to fit the circumstances of Countryside III. Approval of this document will allow the developer to request final map consideration by Council.

The estimated cost of the required infrastructure improvements for Countryside III are approximately **\$953,119.04**. This estimate has been reviewed and approved by the City Engineer. RMC §152.076 requires that two specific improvement securities be filed with the City: the first security (bond) shall secure faithful performance of the agreement in an amount equal to 100% of the estimated cost of the improvements and the second security shall secure the obligations set forth in Cal Govt. Code §66499.3(b) of payment of the contractor, his subcontractors and to persons renting equipment or furnishing labor or materials to them for the improvements, and shall be in an amount equal to 50% of the total estimated cost of the improvements. The Municipal Code provides a variety of options for developers to provide these securities, including the provision of bonds to the City Clerk. The City Attorney reviews these documents as to form.

FINANCIAL IMPACT

There is no direct financial impact as a result of the Subdivision Improvement Agreement. However, approval of the SIA will allow the review and approval of the Final Map and facilitate the development of single-family residential units and associated amenities.

ATTACHMENTS

1. Draft City Council Resolution 2022 -
Exhibit A - Subdivision Improvement Agreement between the City of Riverbank and McRoy Wilbur Communities for Countryside III – without attachments

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERBANK
APPROVING A SUBDIVISION IMPROVEMENT AGREEMENT FOR COUNTRYSIDE
III WITH MCROY WILBUR COMMUNITIES AND AUTHORIZING THE
CITY MANAGER TO EXECUTE THE AGREEMENT**

**THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS
THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:**

WHEREAS, McRoy Wilbur Communities is the property owner of Countryside III, a proposed 22 lot subdivision on approximately 4.56 acres; and

WHEREAS, on September 14, 2021, the City Council adopted Resolution No. 2021-083 to approve Tentative Subdivision Map 03-2020 and related conditions of approval, which set forth the infrastructure obligations and conditions of approval related to the development and build out of 22 residential lots on 4.56 acres; and

WHEREAS, significant infrastructure improvements are needed in order to serve the area for future growth; and

WHEREAS, McRoy Wilbur Communities will be the builder for Countryside III; and

WHEREAS, McRoy Wilbur Communities will be requesting that Council consider approval of a final map for Countryside III at tonight’s City Council meeting; and

WHEREAS, the Riverbank Municipal Code requires that if improvements are not complete when the final map is considered for approval, a subdivision improvement agreement be entered into; and

WHEREAS, the Subdivision Improvement Agreement has been developed in cooperation with McRoy Wilbur Communities and City of Riverbank staff.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby declares the following:

1. The City Council approves the Subdivision Improvement Agreement as presented (Exhibit A); and
2. The City Council directs the City Manager to execute the attached Subdivision Improvement Agreement subject to verification and receipt of the securities required within the agreement and any other requirements as set forth by the agreement.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Exhibit A – Subdivision Improvement Agreement

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

City of Riverbank
6707 Third Street
Riverbank, CA 95367
Attn: City Clerk

Exempt from recording fees
(Gov. Code §§ 6103 and 27383)

(Space above this line for Recorder's use)

**SUBDIVISION IMPROVEMENT AGREEMENT
FOR THE COUNTRYSIDE III SUBDIVISION (APN 062-022-020)**

This **SUBDIVISION IMPROVEMENT AGREEMENT** ("Agreement") is made and entered into this ____ day of _____, 2022, by and between the City of Riverbank, a California municipal corporation ("City") and McRoy Wilbur Communities, Inc ("Subdivider"). City and Subdivider may herein be referred to individually as a "Party" and collectively as the "Parties". There are no other parties to this Agreement. This Agreement is made with reference to the following:

RECITALS

- A. Subdivider is possessed of a tract of land consisting of approximately 4.56 gross acres, lying in the City of Riverbank, County of Stanislaus, California, known as "Countryside III" (the "Subdivision").
- B. On September 14, 2021, the City Council adopted Resolution No. 2021-083, approving Vesting Tentative Subdivision Map 03-2020 and related conditions of approval (the "Tentative Map"), which set forth the infrastructure obligations and conditions related to the development and build out of 22 residential lots and a basin on 4.56 gross acres. Resolution No. 2020-083 and Tentative Map 03-2020 are attached hereto as **Exhibit A** and incorporated herein by this reference (the "Resolution of Approval"). Final Map 02-2022 is attached in **Exhibit B**.
- C. On September 14, 2021, the City Council adopted Ordinance No. 2021-005, approving a Rezone to Planned Development ("PD") for Countryside III (APN 062-022-020).
- D. On September 14, 2021, the City Council approved a Notice of Exemption pursuant to CEQA Guidelines Section 21159.21 (a-j) Exemption for Qualified Housing Projects in connection with its adoption of Ordinance No. 2021-005.
- E. The Vesting Tentative Map is subject to the Subdivision Map Act (Gov. Code § 66410 *et seq.*) and the City's ordinances and regulations related to the filing, approval, and recordation of subdivision maps (together, the "Subdivision Laws") and the requirements and conditions contained in the Resolution of Approval.

F. Complete improvement plans for the construction, installation, and completion of the improvements (“Improvement Plans”) have been prepared by Subdivider and approved by the City of Riverbank City Engineer (“Engineer”) and Community Development Director or their designee (“Director”).

G. Subdivider will present to the City a proposed final map (“Final Map”) for the Subdivision, pursuant to the provisions of the Subdivision Laws for approval and recordation.

H. In order for the City to approve and record a Final Map for the Subdivision, the Subdivider must either complete all of the improvements required by the Subdivision Laws, Resolution of Approval, Improvement Plans and Vesting Tentative Map (“Improvements”), or execute an agreement with the City to complete the Improvements within a specified period of time.

I. In order for the City to approve and record a Final Map for the Subdivision, Subdivider desires to enter into this Agreement, whereby Subdivider promises to install and complete, at Subdivider’s sole cost, expense and risk, all of the Improvements required in connection with the Subdivision, including but not limited to grading work, constructing and installing the Improvements, and all labor that is required to complete these tasks to the satisfaction of the City (“Improvement Work”).

J. Subdivider has secured this Agreement by depositing security with the City consisting of a cash deposit, bond, or letter of credit in form acceptable to the City to secure a one-year warranty of workmanship in accordance with the terms provided herein (the “Securities”).

NOW THEREFORE, in consideration of the foregoing and other good and valuable consideration, the Parties agree as follows:

AGREEMENT

1. Recitals. The recitals above (“Recitals”) are true and correct and are hereby incorporated into and made part of this Agreement. In the event of any inconsistency between the Recitals and Sections 1 through 23 of this Agreement, Sections 1 through 23 shall prevail.

2. Effective Date and Term. This Agreement shall only become effective on the date that both Subdivider and the City have executed this Agreement (the “Effective Date”), and shall terminate only after the release of all Securities, unless this Agreement is terminated in writing signed by both Parties.

3. Dedication. Except as otherwise provided in this Agreement or in the action of the City Council approving the Final Map, the City hereby rejects all lands, rights-of-way and easements offered for dedication on the Subdivision Map or by separate instrument. Such offers, however, shall remain open and constitute irrevocable offers of dedication in accordance with Government Code section 66477.2. All such offers of dedication may be accepted by the City in its sole discretion at any later date without any further notice to the Subdivider.

4. Installation of Required Improvements. Subdivider agrees to furnish, construct and install at Subdivider's own expense the Improvements, as shown on the Improvement Plans, which are to be installed to the sole satisfaction of the Director and will be on file in the Development Services Department. All dry utilities shall be installed underground, including but not limited to, all transformers and utility boxes. The Improvement Plans may only be modified by the Subdivider subject to prior written approval by the Director.

In-lieu of providing a performance bond and payment bond, Subdivider agrees to construct all of the required Improvements prior to the approval and recordation of the final map. As such, the ordinary requirements for providing a performance bond and payment bond has been waived in this Agreement.

5. Subdivider's Obligations. Subdivider shall perform each of the following, at all times, throughout the term of this Agreement:

A. Complete, at Subdivider's sole cost and expense in a good and workmanlike manner, all of the Improvements in conformance with the Resolution of Approval (and any amendments thereto), the Subdivision Laws, and all applicable standards under City codes and ordinances and the City's general plan related to the Improvements (collectively, the "Improvement Standards").

B. Commence construction of the Improvements within three (3) months from the Effective Date of this Agreement. Subdivider shall notify the Director in writing three days before the commencement of construction of the Improvements.

C. Complete all Improvements within twelve (12) months from the Effective Date of this Agreement, unless otherwise approved or extended in writing by the City Manager for good cause, after written application by Subdivider. Such application shall state fully the grounds and facts showing good cause for such extension to be granted. In granting any extension of time, the City may require a new or amended subdivision improvement agreement to reflect increases in the costs of constructing the Improvements or other conditions related to the extension of time.

D. Furnish and pay for all necessary equipment, labor and materials to complete the Improvements in conformity with the Improvement Standards.

E. Replace or repair all public improvements, private property, public utility facilities, and surveying or subdivision monuments that are destroyed or damaged in the performance of any work related to this Agreement. Subdivider shall bear the entire cost of replacement or repairs of any and all public or private property damaged or destroyed in the performance of any work related to this Agreement. Any repair or replacement work shall be to the satisfaction, and subject to the approval, of the Director.

F. Provide safe access for inspection by the City to the Improvements.

G. Give good and adequate warning to the public of each and every dangerous condition existing on or near the Improvements, and take reasonable action to protect the public from any such dangerous condition.

H. Perform all construction work related to installing the Improvements between 6:00 a.m. and 6:30 p.m. on weekdays and between 8:00 a.m. and 5:00 p.m. on weekends and legal holidays, unless otherwise approved in writing by the Director.

I. Require each contractor and subcontractor to have a competent foreman on the job at all times when that contractor or subcontractor, or any employee or agent thereof, is performing any work related to the Improvements. Subdivider shall maintain an office with a telephone and Subdivider or a person authorized to make decisions and act for Subdivider in Subdivider's absence shall be available at the site of any Improvements within three (3) hours of being called at such office by the City at any time when construction work is being performed on the Improvements.

J. Assume all costs for utility and cable television undergrounding or relocation which is not the responsibility of the cable television, gas, electric, telephone or other utility company under the terms of any franchises with the City or otherwise imposed upon the utility companies by law.

K. Obtain and comply with all necessary permits and licenses for the construction and installation of the Improvements, give all necessary notices, and pay all fees and taxes required by law.

6. Estimated Cost of Improvements. The total estimated cost of the Improvements, as provided by Subdivider and reviewed and confirmed by the Engineer and Director, is Nine Hundred Fifty-Three Thousand One Hundred Nineteen Dollars and Four Cents (\$953,119.04).

7. Title to Improvements. The City shall not accept any property to be dedicated or the Improvements unless they are constructed in conformity with the Improvement Plans and Improvement Standards, to the satisfaction of the Engineer and Director. Subdivider shall retain title to, shall be responsible for, and shall bear the risk of loss to, any of the Improvements constructed or installed, until such time as the Improvements are accepted by the City. Title to and ownership of the Improvements and any real property to be dedicated shall vest absolutely in the City upon completion and acceptance of such Improvements by the City Council. The City shall not accept the Improvements unless title to the Improvements is entirely free from all liens. Prior to acceptance, at City's request, Subdivider shall supply the City with appropriate lien releases, at no cost to and in a form acceptable to the City.

8. Acquisition and Dedication of Easements or Rights-of-Way. If any of the Improvements are to be constructed or installed on land not within the Subdivision or an already existing public right-of-way, no construction or installation shall commence before:

A. The irrevocable offer of dedication or conveyance to City of appropriate rights-of-way, easements or other interests in real property, and appropriate authorization from the property owner to allow construction or installation of the Improvements; or

B. The issuance of an order of possession by a court of competent jurisdiction pursuant to the State Eminent Domain Law (Cal. Code Civ. Proc. § 1230.010 *et seq.*). Subdivider shall comply in all respects with any such order of possession.

9. Final Acceptance of Work. Acceptance of the Improvement Work on behalf of the City shall be made by the City Council upon recommendation of the Engineer and Director, after satisfactory completion and inspection of all Improvements. Such acceptance shall not constitute a waiver by the City of any defects or deficiencies in the Improvements.

10. Repair of Defective Work. If, however, within a period of one (1) year after final acceptance by the City Council of the Improvements, any portion of the Improvements or any work done under this Agreement fails to fulfill any of the requirements of this Agreement, the Improvement Plans or the Improvement Standards, Subdivider shall without delay and without any cost to City, repair, replace or reconstruct any defective or otherwise unsatisfactory part or parts of the Improvements or work. If the Subdivider fails to act promptly in accordance with this requirement, or if the exigencies of the situation require repairs or replacements to be made before Subdivider can be notified or correct the situation, then the City may, at its option, make the necessary repairs or replacements or perform the necessary work, and Subdivider shall pay to City the actual cost of such repairs plus fifteen percent (15%) within thirty (30) days of the date of billing for such work by City.

11. Securities. Concurrently with or before the Effective Date of this Agreement, Subdivider shall furnish to the City:

A. *Faithful Performance Security.* [omitted; see Section 4 above]

B. *Payment Security.* [omitted; see Section 4 above]

C. *Guarantee and Warranty Security.* Securities to guarantee workmanship shall be in the amount of ten percent (10%) of the estimated cost of the Improvements, as stated in Section 6 above, to guarantee and warrant the Improvements for a period of one (1) year following their completion and acceptance against any defective work or labor done, or defective materials.

D. *Bonds.* Any bonds submitted as Securities shall be executed by a surety company authorized to conduct a surety business in California and shall be in a form as specified by the Subdivision Laws and approved by the City. All Securities deposited as bonds under this Agreement shall be irrevocable, shall not be limited as to time (except as to the guarantee and warranty period), and shall provide that they may be released, in whole or part, only upon the written approval of the Director, as provided under the Subdivision Laws and in Section 12 below. All Securities shall expressly obligate the surety for any extension of time authorized by the City for Subdivider's completion of the Improvements, whether or not the surety is given notice of such an extension by the City. No change, alteration or addition to the terms of this Agreement or the plans and specifications incorporated herein shall in any manner affect the obligation of the sureties, except as required by the Subdivision Laws.

E. *Records.* Evidence of the Securities required by this Agreement shall be kept on file with the City Clerk. If the City Council gives specific, written approval to replace the

Securities by another approved security, such replacement Securities shall be filed with the City Clerk and, upon filing, shall be deemed to be incorporated into this Agreement. Upon filing of replacement Securities with the City Clerk, the replaced Securities may be released.

12. Release of Securities. The Securities required by this Agreement shall be released in accordance with the Subdivision Laws and the following provisions:

A. *Faithful Performance Securities.* [omitted]

B. *Payment Security.* [omitted]

C. *Guarantee and Warranty Securities.* The Securities provided for guarantee and warranty of workmanship shall be released after one (1) year following the completion and acceptance of the Improvements, and inspection thereof by the City's Construction Inspector and approved by the Engineer. If, however, the Engineer and Director determine there are defects in the Improvements that require correction pursuant to Section 10 above, the Director shall authorize utilization of the Securities to make all necessary corrections, including payment of reasonable expenses and fees and attorney's fees.

13. Inspections.

A. The City reserves the right to inspect all Improvements at any time. Subdivider shall at all times maintain safe access for inspection of the Improvements.

B. Upon completion of the Improvements the Subdivider may request a final inspection by the City's Construction Inspector. If the Construction Inspector determines that the Improvements have been completed in accordance with all Improvement Standards and Subdivision Laws, then the Director shall certify the completion of the Improvements to the City Council, to accept or reject in their sole discretion. The City bears no liability for any costs or expenses resulting from delays in inspections.

C. Subdivider shall bear all costs of inspection and certification, including but not limited to the direct costs of all third-party inspection agencies and City inspection consultants.

14. Default of Subdivider.

A. *Default of Subdivider.* Events of default by ("Default") by Subdivider may include, but shall not be limited to, any of the following:

i. Subdivider's failure to timely complete construction of the Improvements;

ii. Subdivider's failure to timely cure any defect in the Improvements to the satisfaction of the Director;

iii. Subdivider's failure to timely deposit additional Securities as may be required by this Agreement;

iv. Subdivider's insolvency, appointment of a receiver, or the filing of any petition in bankruptcy either voluntary or involuntary which Subdivider fails to discharge within thirty (30) days;

v. the commencement of a foreclosure action against the Subdivision or a portion thereof, or any conveyance in-lieu or in avoidance of foreclosure; or

vi. Subdivider's failure to perform any material obligation under this Agreement.

B. *Notice of Default.* In the event of Subdivider's default, Subdivider shall be deemed to be in breach of this Agreement and the City may serve written notice upon Subdivider and Subdivider's surety, if any, of the breach of this Agreement. Subdivider shall have fifteen (15) days from receipt of written notice by City to cure any default.

C. *Remedies; Performance by City.*

i. In the event of Subdivider's default under this Agreement, and the applicable cure period set forth in this Paragraph has expired without such default having been cured, the City may thereafter deliver a notice of breach to Subdivider and Subdivider's surety, if any. If the default remains uncured within fifteen (15) days from receipt of the written notice of breach, Subdivider authorizes the City to complete all work on the Improvements at the sole expense of Subdivider, and Subdivider authorizes to utilize the Securities to complete all work on the Improvements and to pay all labor costs of contractors, subcontractors and workers related to the Improvements. The City may take over the Improvements and prosecute the same to completion, by contract or by any other method the City may deem advisable, for the account and at the expense of Subdivider, and Subdivider shall be liable to City for any excess cost or damages incurred by the City thereby. In the event the City takes over the Improvements or prosecutes the same to completion, the City, without liability for so doing, may take possession of, and utilize such materials, appliances, equipment, plant and other property belonging to Subdivider as may be necessary for completion of the Improvements.

ii. The City reserves to itself all remedies available to it at law or in equity for breach of Subdivider's obligations under this Agreement. The right of the City to draw upon or utilize the Securities is additional to and not in lieu of any other remedy available to the City.

iii. Failure of Subdivider to comply with the terms of this Agreement shall constitute consent to the filing by the City of a notice of violation against all the lots in the Subdivision, or to rescind the approval or otherwise revert the Subdivision to acreage. The remedy provided by this Subsection is in addition to and not in lieu of other remedies available to the City, and is not required to implement other available remedies. Subdivider agrees that the choice of remedy or remedies for Subdivider's default shall be at the discretion of the City.

iv. In the event that Subdivider fails to perform any obligation hereunder, Subdivider agrees to pay all costs and expenses incurred by the City in securing

performance of such obligations, including but not limited to costs of suit and attorney's fees, costs of Improvements in the event of failure of performance, and all administrative costs. Such costs and fees shall be a proper charge against the Securities of Subdivider.

v. The failure of the City to take an enforcement action with respect to a default or breach, or to declare a default or breach, shall not be construed as a waiver of that default or breach or any subsequent default or breach of Subdivider.

D. *Lien.* In accordance with the Subdivision Laws (Gov. Code § 66499), the recordation of this Agreement creates a lien attached to the property underlying the Subdivision and has the priority of a judgment lien in the amount necessary to complete the Improvements.

15. Environmental Warranty.

A. For purposes of this Agreement, the terms below have the following meanings:

i. "Environmental Laws" shall mean any federal, state, or local law, rule, regulation administrative or court order, ordinance, regulatory guidance document, standard, or requirements of any government authority regulating, relating to, or imposing liability standards of conduct concerning Hazardous Substances, or that pertains to the protection of human health or the environment, including, but not limited to, the Comprehensive Environmental Response, Conservation and Liability Act of 1980 (42 U.S.C. §§ 9601 *et seq.*); the Resource Conservation and Recovery Act of 1976 (42 U.S.C. §§6901 *et seq.*); the Clean Water Act (33 U.S.C. §§1251 *et seq.*); the Toxic Substances Control Act (15 U.S.C. §§ 2601 *et seq.*); the Hazardous Materials Transportation Act (29049 U.S.C. §§ 1801 *et seq.*); the Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§ 136 *et seq.*); the Superfund Amendments and Reauthorization Act (42 U.S.C. §§ 6901 *et seq.*); the Clean Air Act (42 U.S.C. §§ 7401 *et seq.*); the Safe Drinking Water Act (42 U.S.C. §§ 300f *et seq.*); the Solid Waste Disposal Act (42 U.S.C. §§ 6901 *et seq.*); the Surface Mining Control and Reclamation Act (30 U.S.C. §§ 1201 *et seq.*); the Occupational Safety and Health Act (29 U.S.C. §§ 655, 657); the California Underground Storage of Hazardous Substances Act (Health and Safety Code §§ 25280 *et seq.*); the California Hazardous Waste Control Act (Health and Safety Code §§ 25100 *et seq.*); the California Safe Drinking Water and Toxic Enforcement Act (Health and Safety Code §§ 24249.5 *et seq.*); and the Porter-Cologne Water Quality Control Act (Water Code §§ 13000 *et seq.*); together with any amendments of or regulations promulgated under the statutes cited above.

ii. "Hazardous Substances" or "Hazardous Substance" shall include any hazardous, toxic or dangerous waste, substance or material, pollutant or contaminant, as so defined under any Environmental Laws or any substance which is toxic, explosive, corrosive, flammable, infectious, radioactive, carcinogenic, mutagenic or otherwise hazardous, or any substance which contains gasoline, diesel fuel or other petroleum hydrocarbons, polychlorinated biphenyls (PCBs), radon gas, urea formaldehyde, asbestos, lead, or electromagnetic waves. Hazardous Substances include any hazardous or toxic substance, material or waste which is regulated by the State of California, the United States government, or any other governmental authority with jurisdiction over the Property. Hazardous Materials include asbestos and any other

hazardous waste or substance which has, as of the date hereof, been determined to be hazardous or a pollutant by the U.S. Environmental Protection Agency, the U.S. Department of Transportation, or any instrumentality authorized to regulate substances in the environment which has jurisdiction over the Property which substance causes the Property (or any part thereof) to be in material violation of Environmental Laws.

B. Prior to acceptance of any Improvements by the City, Subdivider shall provide the City with a written warranty that:

i. Subdivider and the property being dedicated are in compliance with all Environmental Laws and are not subject to any existing, pending or threatened investigation by a federal, state, or local governmental authority regarding violations of Environmental Laws.

ii. Subdivider and its third party agents, contractors and subcontractors have not used, generated, manufactured, produced, discharged, or released on, under, or about the property to be dedicated, any Hazardous Substance except in accordance with all applicable Environmental Laws.

iii. Subdivider has not caused or permitted the release or discharge of, and has no knowledge of the release, discharge, or presence of Hazardous Substances on the property to be dedicated or the migration of any Hazardous Substances from or to any other property adjacent to, or in the vicinity of, the property to be dedicated.

C. Throughout the term of this Agreement, Subdivider shall give written notice within fifteen (15) days to the City of:

i. Any proceeding or investigation by any federal, California, or local governmental authority regarding the presence of Hazardous Substances on the property to be dedicated or the migration thereof from or to any other property adjacent to, or in the vicinity of, the property to be dedicated;

ii. Any claims made or threatened by any third party against the City or property to be dedicated regarding any loss or injury resulting from any Hazardous Substances; and

iii. Subdivider's discovery of any occurrence or condition on any property to be dedicated or any property adjacent to, or in the vicinity of the property to be dedicated that could cause the property to be dedicated or any part thereof to be subject to any restrictions on its ownership, occupancy, use for the purpose for which it is intended, transferability, or suit under any Environmental Law.

16. Design or Construction Defect.

A. After acceptance of the Improvements, the Subdivider shall remain obligated to eliminate any defect in design or dangerous condition caused by a latent design or construction defect.

B. Provisions of this section shall remain in full force and effect for ten (10) years following the acceptance of the Improvements by the City.

C. It is the intent of this section that Subdivider shall be responsible for all liability for design and construction of the Improvements and that the City shall not be liable for any negligence, nonfeasance, misfeasance, or malfeasance in approving, reviewing, checking, or correcting any plans or specifications or in approving, reviewing or inspecting any Improvement Work. The Securities shall not be required to cover the provisions of this paragraph.

17. No Agency Relationship. Neither Subdivider nor any of Subdivider's agents or contractors are or shall be considered to be agents of the City in connection with the performance of Subdivider's obligations under this Agreement. City elected and appointed councils, commissions, officers, agents, employees and representatives ("City Agents") shall not, be liable or responsible for any accident, loss or damage, regardless of the cause, happening or occurring to the Improvement Work or Improvements specified in this Agreement prior to the completion and acceptance of the Improvement Work or Improvements. All such risks shall be the responsibility of and are hereby expressly assumed by Subdivider.

18. Other Agreements. Nothing contained in this Agreement shall preclude the City from expending monies pursuant to agreements concurrently or previously executed between the Parties, or from entering into agreements with other subdividers for the apportionment of costs of water and sewer mains, or other improvements, pursuant to the provisions of the City ordinances providing therefore, nor shall anything in this Agreement commit the City to any such apportionment.

19. Indemnity/Hold Harmless.

A. The City and City Agents shall not be liable and Developer agrees to indemnify, hold harmless and defend the City and City Agents from any and all claims, costs, and liability for claims of damage, for any property damage or personal injury, including death, which may arise as a result of any negligent acts or omissions by Developer or Developer's contractors, subcontractors, agents, or employees in connection with the construction, improvement, or operation, of the Improvements, including all claims, demands, causes of action, liability, or loss because of, or arising out of, in whole or in part, the design or construction of the Improvements. This indemnification and agreement to hold harmless shall extend to injuries to persons and damages or taking of property resulting from the design or construction of the Subdivision and the Improvements as provided herein, and in addition, to injuries to adjacent property owners as a consequence of the diversion of waters from the design or construction of public drainage systems, streets and other Improvements.

B. Acceptance by the City of the Improvements shall not constitute an assumption by the City of any responsibility for any damage or taking covered by this Section.

C. Provisions of this paragraph shall remain in full force and effect for ten (10) years following the acceptance by the City of the Improvements. It is the intent of this section that Subdivider shall be responsible for all liability for design and construction of the Improvements installed or Improvement Work done pursuant to this Agreement and that City shall not be liable

for any negligence, nonfeasance, misfeasance, or malfeasance in approving, reviewing, checking, or correcting any plans or specifications or in approving, reviewing or inspecting any Improvement Work. The Security shall not be required to cover the provisions of this section.

D. City shall not be liable for approving, reviewing, checking, or correcting any plans or specifications or for approving, reviewing or inspecting any Improvement Work. Nothing contained in this section is intended to, or shall be deemed to, limit or waive any protections or immunities afforded by law to the City or City Agents for the approval of the plan or design of the Improvements, including but not limited to the protections and immunities afforded by Government Code section 830.6. Subdivider shall defend, indemnify, and hold harmless the City and City's Agents from any claim, action, or proceeding against City or City Agents to attack, set aside, void, or annul an approval of the City or City Agents concerning the Subdivision.

20. Insurance. Without limiting Subdivider's duty to indemnify the City, Subdivider shall maintain in effect throughout this Agreement a policy or policies of insurance with the specifications and limits of liability specified herein.

A. Proof of Insurance.

i. Subdivider shall provide to the City a properly executed certificate of insurance, in a form satisfactory to the City Attorney for commercial general liability coverage; automobile liability, worker's compensation insurance, professional liability insurance, and course of construction coverage from an insurance provider approved by the City and licensed by the California Department of Insurance ("Certificates").

ii. Each Certificate shall provide that such insurance will not be cancelled, reduced in coverage, or allowed to expire without thirty (30) days' prior written notice to the City.

B. Minimum insurance limits. Contractor shall maintain limits no less than:

i. General Liability. Subdivider shall maintain such commercial general liability insurance with an insurance company admitted in California with an AM Best Rating of not less than A+, as shall protect the City, the City's Agents, Subdivider, contractors, and subcontractors from claims for damages for personal injury, including death, as well as from claims of property damage which may arise from acts or omissions from Subdivider, contractors, or subcontractors for in relation to this Agreement. The amount of such insurance shall not be less than two million dollars (\$2,000,000.00) per occurrence with umbrella liability coverage of not less than two million dollars (\$2,000,000.00). Such insurance shall also:

1. Name the City and the City Agents as insured by endorsement with respect to performance of this Agreement. The coverage shall contain no special limitation on the scope of its protection afforded to the above-listed additional insured; and

2. Be primary with respect to any insurance or self-insurance programs covering the City and City Agents.

ii. Automotive Liability Insurance. Subdivider shall maintain automotive liability insurance covering all motor vehicles, including owned, leased, non-owned, and hired vehicles, used in providing services or performing work under this Agreement for bodily injury and property damage with a limit of not less than one million dollars (\$1,000,000.00) for each occurrence. Such insurance shall also:

1. Name City and City Agents as insured by endorsement with respect to performance of this Agreement. The coverage shall contain no special limitation on the scope of its protection afforded to the above-listed additional insured; and

2. Be primary with respect to any insurance or self-insurance programs covering the City and City Agents.

iii. Worker's Compensation Insurance.

1. Subdivider shall maintain worker's compensation insurance in accordance with California Labor Code Section 3700, and with a limit of not less than one million dollars (\$1,000,000.00) per occurrence for employer's liability.

2. In the event any work is sublet, Subdivider shall require any contractor or subcontractor to provide worker's compensation insurance for all contractor's employees or subcontractor's employees, unless such employees are covered by the protection afforded by Subdivider.

C. *Course of Construction.* Subdivider shall maintain course of construction insurance for a value of not less than the completed value of the Subdivision and the Improvements.

D. *Professional Liability Insurance.* Subdivider shall maintain professional liability insurance, as applicable, in the amount of not less than two million dollars (\$2,000,000.00) per claim and three million dollars (\$3,000,000.00) in the aggregate, to cover liability for malpractice or errors or omissions made in the course of rendering professional services.

21. No Vesting of Rights. Performance of this Agreement shall not be construed to vest Subdivider's rights with respect to any change in any zoning or building law or ordinance.

22. Notices. Any notice or communication required hereunder between City and Subdivider must be in writing, and may be given either personally, by registered or certified mail (return receipt requested), or by Federal Express, UPS or other similar couriers providing overnight delivery. If personally delivered, a notice shall be deemed to have been given when delivered to the Party to whom it is addressed. If given by registered or certified mail, such notice or communication shall be deemed to have been given and received on the first to occur of (a) actual receipt by any of the addressees designated below as the Party to whom notices are to be sent, or (b) five (5) days after a registered or certified letter containing such notice, properly addressed, with postage prepaid, is deposited in the United States mail. If given by Federal Express or similar courier, a notice or communication shall be deemed to have been given and received on the date

delivered as shown on a receipt issued by the courier. Any Party may at any time, by giving ten (10) days written notice to the other Party, designate any other address in substitution of the address to which such notice or communication shall be given. Such notices or communications shall be given to the Parties at their addresses set forth below:

If to City: City of Riverbank
6707 Third Street
Riverbank, CA 95367
Attn: Marisela H. Garcia, City Manager

With copies to: City of Riverbank
6707 Third Street
Riverbank, CA 95367
Attn: Community Development Director

and Brenner White, LLP
1414 K Street, 3rd Floor
Sacramento, California 95814
Attn: Douglas L. White, Esq.

If to Subdivider: McRoy Wilbur Communities, Inc
2909 Coffee Road Suite 12A
Modesto, CA 95355
Attn: Mark Wilbur, President

and _____

23. General Provisions:

A. *Governing Law.* The validity, interpretation and performance of this Agreement shall be controlled by and construed pursuant to the laws of the State of California.

B. *Compliance with Laws.* Subdivider, its agents, employees, contractors, and subcontractors shall comply with all federal, state and local laws in the performance of the work required by this Agreement, including but not limited to all Improvement Standards or any other applicable land use approvals. Subdivider shall be responsible for obtaining all applicable licenses and permits.

C. *Venue.* Venue for any legal proceedings initiated in connection with this Agreement shall be in the Superior Court for the County of Stanislaus.

D. *Severability.* The provisions of this Agreement are severable. If any provision of this Agreement is held invalid by a court of competent jurisdiction, or if any provision of this Agreement is rendered invalid or unenforceable according to the terms of any federal or state statute, which becomes effective after the Effective Date of this Agreement, the remaining

provisions shall continue in full force and effect and shall be construed to give effect to the intent of this Agreement.

E. *Waiver.* The waiver by either Party of a breach by the other of any provision of this Agreement shall not constitute a continuing waiver or a waiver of any subsequent breach of the same or a different provision of this Agreement. No Party shall be deemed to have made any such waiver unless it is in writing and signed by the Party so waiving.

F. *Approvals by the City.* Any approval or consent that is to be given by the City under this Agreement shall be in writing, and any approval or consent that is not in writing shall not be binding on the City.

G. *Integration.* This Agreement, together with its specific references, attachments and Exhibits, constitute all of the agreements, understandings, representations, conditions, warranties and covenants made by and between the Parties with respect to the subject matter of this Agreement. Neither Party shall be liable for any representations made, express or implied, not specifically set forth herein. It is the intention of the Parties that this Agreement shall supersede any prior agreements, discussions, commitments, representations or agreements, written, electronic or oral, between the Parties with respect to the subject matter of this Agreement.

H. *Captions.* The captions of this Agreement are for convenience and reference only and the words contained therein shall in no way be held to explain, modify, amplify or aid in the interpretation, construction or meaning of the provisions of this Agreement.

I. *Mandatory and Permissive.* “Shall” and “will” and “agrees” are mandatory. “May” or “can” are permissive.

J. *Successors and Assigns – Covenant Running with the Land.* Subdivider shall not assign any of its obligations under this Agreement without the prior written consent of the City. Notwithstanding the above, all representations, covenants and warranties specifically set forth in this Agreement, by or on behalf of or for the benefit of any or all of the Parties, shall be binding upon and inure to the benefit of such Party, its successors and assigns. This Agreement, however, shall not be binding on any lot that has been conveyed to an individual homebuyer and for which a Certificate of Occupancy has been issued by the City.

K. *Counterparts.* This Agreement may be executed simultaneously or in several counterparts, each of which shall be deemed an original, but which together shall constitute one and the same instrument.

L. *Other Documents.* Parties agree that they shall cooperate in good faith to accomplish the objectives of this Agreement and to that end, agree to execute and deliver such other instruments or documents as may be necessary and convenient to fulfill the purposes and intentions of this Agreement.

M. *Time is of the Essence.* Time is of the essence in this Agreement in each covenant and term and condition herein.

N. *Authority.* The Parties warrant and represent that they have the power and authority to enter into this Agreement and the names, titles and capacities herein stated on behalf of any entities, persons, states or firms represented or purported to be represented by such entities, persons, states or firms and that all former requirements necessary or required by the state or federal law in order to enter into this Agreement have been fully complied with.

O. *Construction and Interpretation.* It is agreed and acknowledged by Subdivider that the provisions of this Agreement have been arrived at through negotiation, and that Subdivider has had a full and fair opportunity to revise the provisions of this Agreement and to have such provisions reviewed by legal counsel. Therefore, the normal rule of construction that any ambiguities are to be resolved against the drafting Party shall not apply in construing or interpreting this Agreement.

P. *Advice of Legal Counsel.* Each Party acknowledges that it has reviewed this Agreement with its own legal counsel, and based upon the advice of that counsel, freely entered into this Agreement.

Q. *Attorney Fees and Costs.* If any action at law or in equity, including action for declaratory relief, is brought to enforce or interpret any provision of this Agreement, the prevailing Party shall be entitled to an award of reasonable attorney fees and costs, which may be set by the court in the same action or in a separate action brought for that purpose, in addition to any other relief to which such Party may be entitled.

R. *No Monetary Damages Against the City.* In the event of the City's default under this Agreement, Subdivider agrees that Subdivider may not seek, and shall forever waive any right to, monetary damages against the City.

S. *Modification.* This Agreement may be amended only by a written instrument signed by the Parties. Subdivider shall bear all costs of amendments to this Agreement that are requested by Subdivider.

T. *Exhibits.* All exhibits attached hereto are incorporated into this Agreement:

[Signatures on following page]

IN WITNESS WHEREOF, this Agreement has been entered into by and between Subdivider and City as of the day and year first above written.

SUBDIVIDER:

McRoy Wilbur Communities, Inc

By: _____
Mark Wilbur, President

Date: _____

CITY:

CITY OF RIVERBANK, a California
municipal corporation:

By: _____
Marisela H. Garcia, City Manager

Date: _____

ATTEST:

By: _____
Kathy L. Teixeira, Interim City Clerk

APPROVED AS TO FORM:

By: _____
Tom Hallinan, City Attorney

California All-Purpose Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
)
County of Stanislaus)

On _____, before me _____, a Notary Public, personally appeared _____ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

(Signature)

(Seal)

California All-Purpose Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
)
County of Stanislaus)

On _____, before me _____, a Notary Public, personally appeared Sean Scully who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

(Signature)

(Seal)

EXHIBIT A

**Tentative Map Resolution of Approval
Tentative Map 03-2020**

EXHIBIT B
Final Map 02-2022

RIVERBANK CITY COUNCIL/ LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.2

SECTION 11: NEW BUSINESS

Meeting Date:	June 28, 2022
Subject/ Title:	Final Map 02-2022 Countryside III – APN: 062-022-020
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

Approve the Final Map (“FM”) for McRoy Wilbur Communities and Countryside III based on the required finding that the map is in conformity with the provisions of subdivision law and city code.

BACKGROUND

This item is a request for the approval of Final Map 02-2022 to subdivide approximately 4.56 acres into twenty-two (22) buildable residential lots (overall density of approximately 5.48 du/net acre), three (3) remainder lots for storm drainage, associated street, sewer, and water improvements at 4131 Kentucky Avenue (APN: 062-022-020).

On August 17, 2021, the Planning Commission approved Resolution No. 2021-014 for the Architecture and Site Plan Review of the Countryside III houses. The architecture and design of the residential communities are consistent with the adjacent subdivisions. The developer has begun grading and working on the on-site improvements for Countryside III.

On September 14, 2021, the City Council adopted Resolution No. 2021-083, approving Vesting Tentative Map 03-2020 (Attachment 2) and related conditions of approval, which set forth the infrastructure obligations and conditions related to the development and build out of approximately 22 residential lots on 4.56 acres.

On September 28, 2021, the City Council adopted Ordinance No. 2021-005 approving a Rezone to Planned Development for Countryside III.

Pursuant to Riverbank Municipal Code Section §152.074 (C)(2), the City Council shall, at the meeting at which it receives the map or at its next regular meeting after the meeting at which it receives the map, approve the map if it is determined to be in conformity with the provisions of law and of this chapter. The Council shall disprove the map if it is determined not to be in conformity with the provisions of law and of this chapter and shall advise the subdivider of its disapproval, and the reason or reasons thereof.

The City Engineer and Planning and Building Manager have reviewed the final map (Exhibit A) and have determined that the plans are in substantial compliance with city standards and with the conditions placed upon the tentative map. The Project is compliant with CEQA – the Project qualified for a Notice of Exemption.

FISCAL IMPACT

None.

ATTACHMENTS

1. Draft City Council Resolution 2022-
Exhibit A - Final Map
2. Vesting Tentative Map

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF RIVERBANK, CALIFORNIA
APPROVING FINAL MAP 02-2022 FOR MCROY-WILBUR COMMUNITIES
FOR COUNTRYSIDE III AT 4131 KENTUCKY AVENUE (APN 062-022-020)**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, McRoy Wilbur Communities is the property owner and applicant for Countryside III Final Map 02-2022 (approximately 4.56 acres); and

WHEREAS, on September 14, 2022, the City Council adopted Resolution No. 2021-083 to approve Vesting Tentative Subdivision Map 03-2020 for Countryside III;

WHEREAS, on September 28, 2022, the City Council adopted Ordinance No. 2021-005 approving a Rezone to Planned Development for Countryside III; and

WHEREAS, the City has now received a Final Map application to subdivide the approximately 4.56 acre site into twenty-two (22) lots at 4131 Kentucky Avenue; and

WHEREAS, the City Engineer and Planning and Building Manager have reviewed the final map and have determined that the plans are in substantial compliance with city standards and with the conditions placed upon the tentative parcel map; and

WHEREAS, pursuant to Riverbank Municipal Code Section §152.074 (C)(2), the City Council shall, at the meeting at which it receives the map or at its next regular meeting after the meeting at which it receives the map, approve the map if it is determined to be in conformity with the provisions of law and of this chapter.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby authorizes the City Engineer to record Final Map 02-2022 (“Exhibit A”) for Countryside III and McRoy Wilbur Communities upon determination that the map is in conformity with the provisions of state law.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

OWNER’S STATEMENT

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR INTEREST OF RECORD IN THE LAND SHOWN ON THIS MAP, AND WE CONSENT TO THE MAKING AND FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF STANISLAUS COUNTY, CALIFORNIA.

WE OFFER FOR DEDICATION TO THE PUBLIC FOR PUBLIC USE, IN FEE, 20’ OF CENTRAL AVENUE, YORKSHIRE COURT, HUSKY COURT, AND 10’ OF KENTUCKY AVENUE, AS EASEMENTS, THE 10 FOOT WIDE PUBLIC UTILITY EASEMENTS; ALL AS SHOWN ON AND LYING WITHIN THE BOUNDARY OF THE LAND BEING DIVIDED BY THIS SUBDIVISION MAP.

OWNER: McROY–WILBUR COMMUNITIES, INC., A CALIFORNIA CORPORATION

IAN WILBUR DATE:

COUNTRYSIDE, PHASE 3

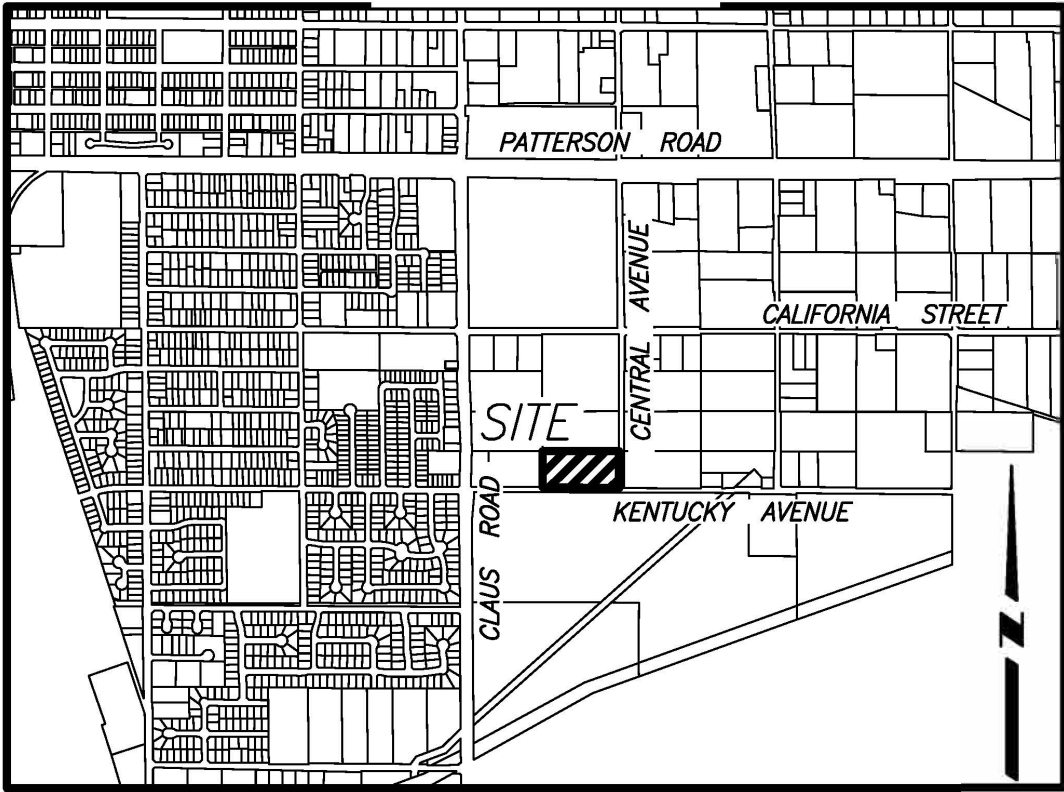
BEING A SUBDIVISION OF LOT 346 AS SHOWN ON THAT MAP ENTITLED "MAP OF RIVERBANK IRRIGATED FARMS" FILED IN VOLUME 7 OF MAPS AT PAGE 23, STANISLAUS COUNTY RECORDS, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 10 EAST, MOUNT DIABLO MERIDIAN, CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF CALIFORNIA MAY 2022



BENCHMARK ENGINEERING, INC.

915 17TH STREET, MODESTO, CALIFORNIA, 95354

VICINITY MAP N.T.S.



TAX COLLECTORS CERTIFICATE

THIS IS TO CERTIFY THAT THERE ARE NO LIENS AGAINST THE SUBDIVISION OR ANY PART THEREOF FOR ANY UNPAID STATE, COUNTY, SCHOOL, MUNICIPAL, IRRIGATION OR LOCAL TAXES, OR SPECIAL ASSESSMENTS, EXCEPT SPECIAL ASSESSMENTS OR TAXES NOT YET PAYABLE AGAINST THE LAND SHOWN ON THIS MAP. APN: 062–022–020.

DATED THIS DAY OF , 20.

DONNA RILEY, STANISLAUS COUNTY TAX COLLECTOR

BY: DEPUTY

(PRINT NAME)

CLERK OF THE BOARD OF SUPERVISOR’S CERTIFICATE

THIS IS TO CERTIFY THAT THE OWNERS OF THE PROPERTY SHOWN ON THE ACCOMPANYING MAP HAVE FILED WITH THE BOARD OF SUPERVISORS: {CHECK ONE}

- A. A BOND OR DEPOSIT APPROVED BY SAID BOARD TO SECURE THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES WHICH ARE AT THE TIME OF FILING OF THIS MAP, A LIEN AGAINST SAID PROPERTY OR ANY PART THEREOF.
- B. RECEIPTED TAX BILL OR BILLS OR SUCH OTHER EVIDENCE AS MAY BE REQUIRED BY SAID BOARD SHOWING FULL PAYMENT OF ALL APPLICABLE TAXES.

DATED THIS DAY OF , 20.

ELIZABETH A. KING
CLERK OF THE BOARD OF SUPERVISORS
STANISLAUS COUNTY, CALIFORNIA

BY: DEPUTY

(PRINT NAME)

SURVEYOR’S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF MARK WILBUR AND BENCHMARK ENGINEERING, IN FEBRUARY 2016. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONAL APPROVED TENTATIVE MAP, THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS ON OR BEFORE DECEMBER 31, 2022 AND THAT THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED THIS DAY OF , 20.

PRELIMINARY FOR REVIEW ONLY
MICHAEL HALTERMAN, L.S. 8040

CITY SURVEYOR’S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS FINAL MAP AND STATE THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATED THIS DAY OF , 20.

WILLIAM F. KULL, CITY SURVEYOR, CITY OF RIVERBANK L.S. 5792

PLANNING COMMISSION STATEMENT

THIS IS TO STATE THAT THIS SUBDIVISION MAP SUBSTANTIALLY CONFORMS TO THE TENTATIVE MAP AND RECOMMENDED BY THE PLANNING COMMISSION AT A DULY AUTHORIZED MEETING HELD ON AND APPROVED BY THE CITY COUNCIL AT A DULY AUTHORIZED MEETING HELD ON .

DATED THIS DAY OF , 20.

DONNA M. KENNEY, SECRETARY PLANNING COMMISSION
CITY OF RIVERBANK

CITY CLERK’S CERTIFICATE

THIS IS TO CERTIFY THAT AT A REGULAR MEETING HELD ON THE DAY OF , 2021, THE CITY COUNCIL OF THE CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF CALIFORNIA, APPROVED THIS FINAL MAP AND ACCEPTED ON BEHALF FOR PUBLIC USE THE STREETS, AVENUES, ROADS, EASEMENTS, AND OTHER PUBLIC PLACES AND DEDICATIONS AS SHOWN ON THIS FINAL MAP. SAID APPROVAL IS NOT TO BE CONSTRUED AS ACCEPTANCE OF THE REMAINING STREETS THEREON.

DATED THIS DAY OF , 20.

BY: ANNABELLE AGUILAR, CITY CLERK, CITY OF RIVERBANK PRINT NAME

RECORDER’S STATEMENT

FILED THIS DAY OF , 20, AT O’CLOCK M.

IN BOOK OF MAPS AT PAGE , S.C.R.

AT THE REQUEST OF MARK WILBUR

DONNA LINDER
STANISLAUS COUNTY RECORDER

FEE:

BY: , DEPUTY

PRINT NAME

NOTARY STATEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA } S.S.
COUNTY OF

ON , 20, BEFORE ME, ,

A NOTARY PUBLIC, PERSONALLY APPEARED ,

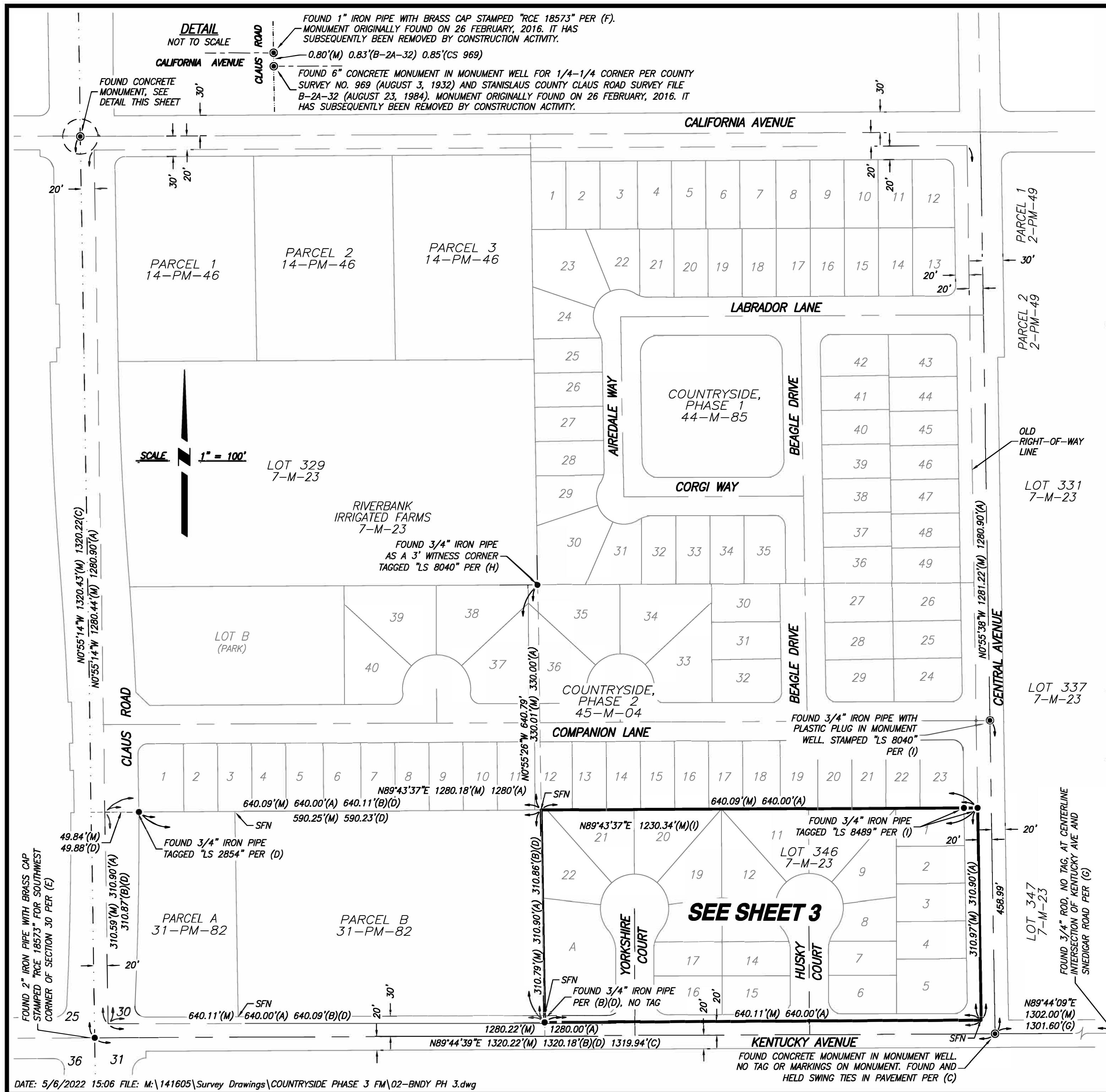
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

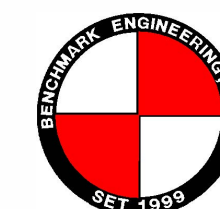
SIGNATURE: COMMISSION NUMBER:

PRINCIPAL COUNTY OF BUSINESS: MY COMMISSION EXPIRES:



COUNTRYSIDE, PHASE 3

BEING A SUBDIVISION OF LOT 346 AS SHOWN ON THAT MAP ENTITLED "MAP
OF RIVERBANK IRRIGATED FARMS" FILED IN VOLUME 7 OF MAPS AT PAGE 23,
STANISLAUS COUNTY RECORDS, LYING WITHIN THE SOUTHWEST QUARTER OF
SECTION 30, TOWNSHIP 2 SOUTH, RANGE 10 EAST,
MOUNT DIABLO MERIDIAN,
CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF CALIFORNIA
MAY 2022



BENCHMARK ENGINEERING, INC.

915 17TH STREET, MODESTO, CALIFORNIA, 95354

PRELIMINARY FOR REVIEW ONLY

LEGEND

NOTE: ALL PIPE SIZES ARE INSIDE DIAMETER

- FOUND AND ACCEPTED 3/4" IRON PIPE TAGGED LS 8040 PER (A), UNLESS NOTED OTHERWISE
- ⊙ FOUND AND ACCEPTED MONUMENT IN MONUMENT WELL, TAGGED LS 8040 PER (B), UNLESS NOTED OTHERWISE
- ⊙ FOUND GPS MONUMENT, AS SHOWN ON REF (C).
- SET 3/4" X 24" IRON PIPE, WITH PLASTIC PLUG STAMPED LS 8040
- ⊙ SET 3/4" X 24" IRON PIPE, WITH PLASTIC PLUG STAMPED LS 8040 IN MONUMENT WELL
- ⊗ SET BRASS TAG STAMPED LS 8040 IN CONCRETE AS A WITNESS CORNER 1.00' FROM TRUE CORNER, MEASURED PERPENDICULAR FROM RIGHT-OF-WAY ANGLES AND CURVE POINTS
- (R) RADIAL BEARING
- PM- PARCEL MAP
- M- RECORDED MAP
- (M) MEASURED ON THIS SURVEY
- S.C.R. STANISLAUS COUNTY RECORDS
- P.U.E. PUBLIC UTILITY EASEMENT
- WC WITNESS CORNER

FOUND BRASS DISC STAMPED
"CLAUS 1973" SET IN CONCRETE, IN
MONUMENT WELL AT INTERSECTION OF
PATTERSON ROAD AND CLAUS ROAD PER
NGS DATASHEET FOR PID HS4637.
NORTHING 14295.7412
EASTING 9961.5170

NOTES

- ALL BEARINGS AND DISTANCES SHOWN HEREON ARE MEASURED UNLESS OTHERWISE NOTED.
- ALL DISTANCES AND DIMENSIONS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.
- ALL RECORD INFORMATION SHOWN IS FROM STANISLAUS COUNTY RECORDS.

REFERENCES

- 7-M-23, MAP OF RIVERBANK IRRIGATED FARMS, S.C.R.
- 11-S-121, S.C.R.
- 14-PM-46, S.C.R.
- 31-PM-82, S.C.R.
- CORNER RECORD NO. 647, S.C.R.
- 34-M-79, KATHLEEN ESTATES, UNIT NO. 1, S.C.R.
- 12-PM-55, S.C.R.
- COUNTRYSIDE, PHASE 1, 44-M-85, S.C.R.
- COUNTRYSIDE, PHASE 2, 45-M-04, S.C.R.
- CERTIFICATE OF CORRECTION NO. _____

(BASIS OF BEARINGS)
N0°31'09"W
13223.57'(M-GROUND)
13221.77'(CALC-GRID)

FOUND BRASS DISC STAMPED "CITY
OF MODESTO GPS SURVEY MONUMENT
NO. 2728" IN MONUMENT WELL AT
INTERSECTION OF RICE ROAD AND
CLAUS ROAD PER RECORD OF
SURVEY 22-S-51, S.C.R.
NORTHING 1072.7097
EASTING 10081.3364

GPS DETAIL
NOT TO SCALE

SUBDIVISION SUMMARY

25 LOTS	3.63 ACRES
STREETS	0.94 ACRES
TOTAL	4.57 ACRES

BASIS OF BEARINGS

BEARINGS ON THIS MAP ARE BASED UPON A LINE OBSERVED BETWEEN CITY OF MODESTO GPS
MONUMENT 2728 AND NGS MONUMENT "CLAUS" (PID HS4637). THE BEARING BETWEEN THOSE
POINTS IS CALCULATED TO BE N0°31'09"W BASED UPON THE COORDINATES PUBLISHED ON THE
RECORD OF SURVEY FILED IN 22-S-51, S.C.R. AND THE NGS DATA SHEET FOR STATION
"CLAUS". SEE GPS DETAIL ON THIS SHEET.

LEGEND

- NOTE: ALL PIPE SIZES ARE INSIDE DIAMETER
- FOUND MONUMENTS AS NOTED PER (C)
 - ⊙ FOUND AND ACCEPTED MONUMENT IN MONUMENT WELL AS NOTED
 - ⊙ FOUND GPS MONUMENT, AS SHOWN ON REF (C).
 - SET 3/4" X 24" IRON PIPE, WITH PLASTIC PLUG STAMPED LS 8040
 - ⊙ SET 3/4" X 24" IRON PIPE, WITH PLASTIC PLUG STAMPED LS 8040 IN MONUMENT WELL
 - ⊗ SET BRASS TAG STAMPED LS 8040 IN CONCRETE AS A WITNESS CORNER 1.00' FROM TRUE CORNER, MEASURED PERPENDICULAR FROM RIGHT-OF-WAY ANGLES AND CURVE POINTS
 - (R) RADIAL BEARING
 - PM- PARCEL MAP
 - M- RECORDED MAP
 - (M) MEASURED ON THIS SURVEY
 - S.C.R. STANISLAUS COUNTY RECORDS
 - C42 CURVE TABLE REFERENCE
 - P.U.E. PUBLIC UTILITY EASEMENT
 - WC WITNESS CORNER

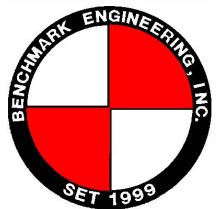
REFERENCES

- (A) 7-M-23, MAP OF RIVERBANK IRRIGATED FARMS, S.C.R.
(B) 11-S-121, S.C.R.
(C) 14-PM-46, S.C.R.
(D) 31-PM-82, S.C.R.
(E) CORNER RECORD NO. 647, S.C.R.
(F) 34-M-79, KATHLEEN ESTATES, UNIT NO. 1, S.C.R.
(G) 12-PM-55, S.C.R.
(H) COUNTRYSIDE, PHASE 1, 44-M-85, S.C.R.
(I) COUNTRYSIDE, PHASE 2, 45-M-04, S.C.R.
(J) CERTIFICATE OF CORRECTION NO. _____

CURVE DATA TABLE				CURVE DATA TABLE			
CURVE	DELTA	RADIUS	LENGTH	CURVE	DELTA	RADIUS	LENGTH
C1	90°40'17"	20.00'	31.65'	C16	90°00'00"	20.00'	31.42'
C2	90°00'00"	20.00'	31.42'	C17	90°00'00"	20.00'	31.42'
C3	38°44'22"	50.00'	33.81'	C18	38°44'22"	50.00'	33.81'
C4	15°34'51"	50.00'	13.60'	C19	15°34'51"	50.00'	13.60'
C5	23°09'31"	50.00'	20.21'	C20	23°09'31"	50.00'	20.21'
C6	257°28'44"	50.00'	224.69'	C21	257°28'44"	50.00'	224.69'
C7	45°27'38"	50.00'	39.67'	C22	45°27'38"	50.00'	39.67'
C8	41°50'59"	50.00'	36.52'	C23	41°50'59"	50.00'	36.52'
C9	41°25'45"	50.00'	36.15'	C24	41°25'45"	50.00'	36.15'
C10	41°25'45"	50.00'	36.15'	C25	41°25'45"	50.00'	36.15'
C11	41°50'59"	50.00'	36.52'	C26	41°50'59"	50.00'	36.52'
C12	45°27'38"	50.00'	39.67'	C27	45°27'38"	50.00'	39.67'
C13	38°44'22"	50.00'	33.81'	C28	38°44'22"	50.00'	33.81'
C14	23°09'31"	50.00'	20.21'	C29	90°00'00"	20.00'	31.42'
C15	15°34'51"	50.00'	13.60'				

COUNTRYSIDE, PHASE 3

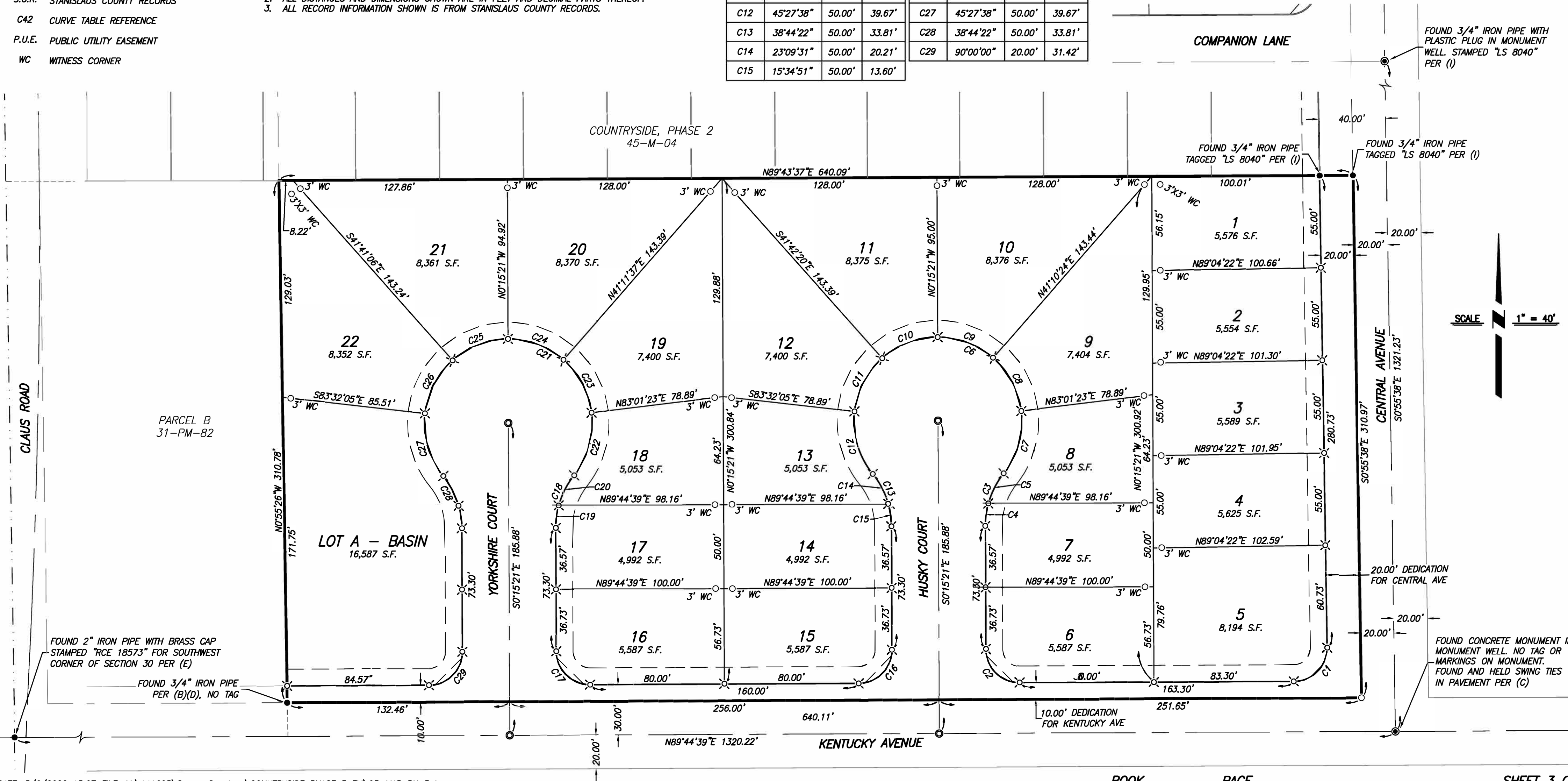
BEING A SUBDIVISION OF LOT 346 AS SHOWN ON THAT MAP ENTITLED "MAP OF RIVERBANK IRRIGATED FARMS" FILED IN VOLUME 7 OF MAPS AT PAGE 23, STANISLAUS COUNTY RECORDS, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 10 EAST, MOUNT DIABLO MERIDIAN, CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF CALIFORNIA MAY 2022



BENCHMARK ENGINEERING, INC.

915 17TH STREET, MODESTO, CALIFORNIA, 95354

PRELIMINARY FOR REVIEW ONLY

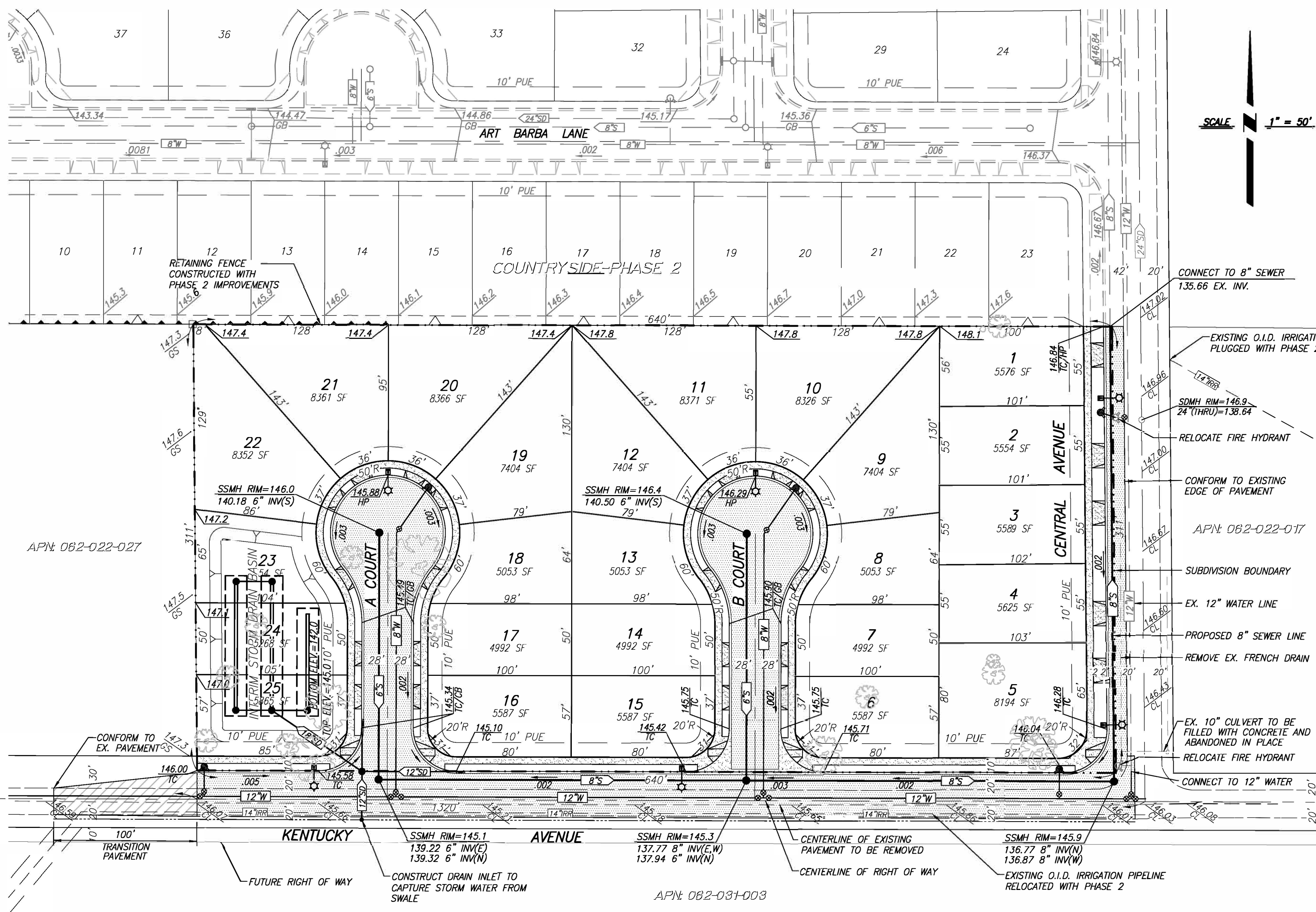


VESTING TENTATIVE SUBDIVISION MAP COUNTRYSIDE - PHASE 3

BEING SUBDIVISION OF A PORTION OF THE SOUTHWEST QUARTER
OF THE SOUTHWEST QUARTER OF SECTION 30, T.2S., R.10E.,
MOUNT DIABLO BASE AND MERIDIAN
COUNTY OF STANISLAUS, STATE OF CALIFORNIA

LEGEND

	EXISTING	PROPOSED
WATER VALVE		
FIRE HYDRANT		
BLOWOFF VALVE		
DRAIN INLET		
STANDARD MANHOLE		
WATER LINE		
SANITARY SEWER		
STORM DRAIN		
TYPICAL STREET LIGHT		
STANDARD DRIVEWAY		
DIRECTION OF FLOW	N/A	.002
TOP OF CURB ELEVATION	68.34	68.34
ORIGINAL GROUND	148.85	N/A
CURB, GUTTER AND SIDEWALK		



OWNERS

PRANCE SONGSATERM
BRYAN AND CATLIN BOTTINI
162 SOUTH SONRISA STREET
MOUNTAIN HOUSE, CA 95391

SUBDIVIDER

McROY-WILBUR COMMUNITIES, INC.
2909 CORTEZ ROAD, SUITE 12A
MODESTO, CA 95355
(209) 491-5450

STATEMENT OF SUBDIVIDER

1. ASSESSORS PARCEL NO: 062-022-020
2. EXISTING ZONING: R-1
3. PROPOSED ZONING: PD
4. EROSION CONTROL PER CITY OF RIVERBANK ORDINANCES AND STANDARDS.
5. FRONT YARD DEPTHS AND BUILDING LINES PER CITY OF RIVERBANK ORDINANCES AND STANDARDS.
6. WATER SUPPLY: CITY OF RIVERBANK.
7. SEWAGE DISPOSAL: CITY OF RIVERBANK.
8. STORM DRAINAGE: CITY OF RIVERBANK.
9. EROSION CONTROL PER CASQA STANDARDS AND CITY OF RIVERBANK.
10. TREE TYPE AND LOCATION SHALL BE DETERMINED BY CITY OF RIVERBANK.
11. ALL IMPROVEMENTS AND PUBLIC FACILITIES WILL BE INSTALLED OR CONSTRUCTED AT THE TIME OF DEVELOPMENT. ALL IMPROVEMENTS SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE MUNICIPAL CODE, REGULATIONS, AND RIVERBANK CITY STANDARDS.
12. A GENERAL PLAN AMENDMENT (GPA) AND REZONE APPLICATION HAS BEEN FILED CONCURRENTLY WITH THIS MAP.

NOTES:

1. STREET IMPROVEMENTS SHALL BE INSTALLED PER CITY OF RIVERBANK STANDARD SPECIFICATIONS.
2. ALL EXISTING WELLS AND SEPTIC TANKS SHALL BE REMOVED AND/OR ABANDONED AS PER STANISLAUS COUNTY ENVIRONMENTAL RESOURCES DEPT. STANDARDS.
3. ALL BUILDINGS, STRUCTURES AND TREES SHALL BE REMOVED PRIOR TO DEVELOPMENT.
4. QUITCLAIM AND ABANDONMENT OF OLD'S PIPELINES WILL BE CONSIDERED BY OLD ONLY AFTER THE PROPOSED PRIVATE IRRIGATION PIPELINE ALONG THE SOUTH SIDE OF KENTUCKY AVENUE IS INSTALLED.
5. THE SITE IS BASICALLY FLAT WITH SOME MOUNDING.
6. EXISTING IMPROVEMENTS SHOWN WERE ACQUIRED FROM RECORD INFORMATION AND SHALL BE VERIFIED IN THE FIELD.
7. TOTAL AREA OF THIS SUBDIVISION IS 4.56 ACRES± (5.48 UNITS/NET ACRE) CONTAINING 25 RESIDENTIAL LOTS WITH 3 LOTS BEING UTILIZED FOR AN INTERIM STORM DRAINAGE BASIN.
8. THE SUBDIVIDER HERBY RESERVES THE RIGHT TO FILE MULTIPLE SUBDIVISION MAPS AS SET FORTH BY THE SUBDIVISION MAP ACT, ARTICLE 4, SECTION 66456.1.

VOLUME CALCULATION:

VOLUME (AC. FT.) = CAR/12
C = 0.55
A = 5.32 ACRES R = 2.88 IN
V = (0.55 X 5.32 X 2.88) / 12
V = 0.70224 AC. FT.
V = 0.70224 AC. FT. X 43,560 S.F. = 30,590 C.F.
V = 30,590 C.F. = 228,810 GAL

BASIN CAPACITY CALCULATION:

TOTAL VOLUME REQUIRED: V = 30,590 C.F. = 228,810 GAL
BASIN VOLUME: (9,459 S.F. BOTTOM + 10,448 S.F. HW) / 2 = 9,454 S.F. (AVG)
: 9,454 S.F. X 2' DEEP = 18,907 C.F.
HORIZONTAL DRAIN VOLUME: (271 L.F. PERC TRENCH X 15' WIDE X 8' DEEP) = 32,520 C.F.
DUCT 24" PIPE = 3.14 X 1' X 247 L.F. = 776 C.F. FROM 32,520 C.F. = 31,744 C.F.
DRAIN ROCK CAPTURE VOLUME: 31,744 C.F. X 0.35 (ROCK Voids) = 11,110 C.F.
HORIZONTAL DRAIN SYSTEM CAPTURE VOLUME = 11,886 C.F.
TOTAL CAPTURE VOLUME = 30,793 C.F. = 230,332 GAL
BASIN PERCOLATION CALCULATION:

TOTAL VOLUME REQUIRED: V = 228,810 GAL
PERCOLATION RATE: 12.82 GAL/S.F./DAY (AVERAGE)
: 6.41 GAL/S.F./DAY (SAFETY FACTOR OF 2)
BASIN VOLUME PERCOLATED: 6.41 GAL/S.F./DAY X 9,454 S.F. = 60,600 GAL/DAY
DRAIN ROCK AREA: A_b = BOTTOM AREA + HALF OF SIDE AREAS
: A_b = [8 L.F. + 15 L.F. + 8 L.F.] X 271 L.F.
A_b = 8,401 S.F.
HORIZONTAL DRAIN PERCOLATION: 8,401 S.F. X 6.41 GAL/S.F./DAY
: 53,850 GAL/DAY
TOTAL PERCOLATION PER DAY: 114,450 GAL/DAY
TOTAL PERCOLATION VOLUME IN 48HR: 228,901 GAL

TOTAL PERCOLATION PER DAY: 114,450 GAL/DAY

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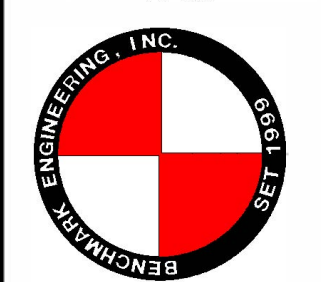
TOTAL PERCOLATION PER DAY: 114,450 GAL/DAY

TOTAL PERCOLATION VOLUME IN 48HR: 228,901 GAL



NO.	REVISIONS	DATE	APPROVED
1	DESCRIPTIONS		

PREPARED UNDER THE DIRECTION OF:



VESTING TENTATIVE SUBDIVISION MAP
COUNTRYSIDE - PHASE 3
RIVERBANK, CALIFORNIA

JOB NO. 141607
DATE: 06/07/2021
DR BY: DH/MR
CK BY: RM
SCALE: AS SHOWN

SHEET NUMBER
1
OF 1 SHEETS

RIVERBANK CITY COUNCIL / LOCAL RDEVELOPMENT AUTHORITY

AGENDA ITEM 11.3

SECTION 11: NEW BUSINESS

Meeting Date:	June 28, 2022
Subject:	Resolution of the City Council of the City of Riverbank, California, to Approve a Subdivision Improvement Agreement for Crossroads West Unit 2 with DMG Development, LP and Authorizing the City Manager to Execute the Agreement
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

It is recommended that the City Council consider the attached resolution approving the Subdivision Improvement Agreement with DMG Development, LP for Crossroads West Unit 2 and directing the City Manager to execute the agreement.

SUMMARY

On October 1, 2019, the Planning Commission approved Large Lot Tentative Map No. 05-2018 and Preliminary Development Plan 02-2018 at Crossroads West for the Machado Party. On November 12, 2019, the City Council adopted Ordinance No. 2019-007, approving a Development Agreement with the Machado Parties and the Harrigfeld Parties for the Crossroads West Specific Plan. On September 23, 2021, the Development Services Department with Resolution 2021-001 approved Tentative Parcel Map 02-2021, pursuant to and consistent with the Crossroads West Specific Plan, the Large Lot Map, and the Preliminary Development Plan.

One of the last steps in the subdivision map process is the approval of a final map which subdivides the parcel into the individual lots planned for homes, streets and utilities, and parkland or other public areas. Commonly, there are two ways to achieve a final map. The first way is for the developer to install all required infrastructure improvements (roads, street lighting, water/sewer lines, etc.) in advance of requesting the final map. The second way is to enter into a Subdivision Improvement Agreement ("SIA") and submit bonds, which provide security for the City that the improvements will be completed as required by the tentative map conditions of approval. In the past, the

City has used both methods depending on the individual needs and timelines of each project.

DMG Development, LP has begun the process of on-site grading and installing infrastructure improvements. They have requested the Council consider approving their final map (also agendized for this Council meeting). As such, the Riverbank Municipal Code ("RMC") requires that a Subdivision Improvement Agreement be approved in advance of the approval of a final map.

Exhibit A is a standard Subdivision Improvement Agreement that lays out many of the bonding and insurance requirements set forth in the Riverbank Municipal Code. Specific items in the agreement have been tailored to fit the circumstances of Crossroads West Unit 2. Approval of this document will allow the developer to request final map consideration by Council.

The estimated cost of the required infrastructure improvements for Crossroads West Unit 2 are approximately **\$4,766,013.00**. This estimate has been reviewed and approved by the City Engineer. RMC §152.076 requires that two specific improvement securities be filed with the City: the first security (bond) shall secure faithful performance of the agreement in an amount equal to 100% of the estimated cost of the improvements and the second security shall secure the obligations set forth in Cal Govt. Code §66499.3(b) of payment of the contractor, his subcontractors and to persons renting equipment or furnishing labor or materials to them for the improvements, and shall be in an amount equal to 50% of the total estimated cost of the improvements. The Municipal Code provides a variety of options for developers to provide these securities, including the provision of bonds to the City Clerk. The City Attorney reviews these documents as to form.

FINANCIAL IMPACT

There is no direct financial impact as a result of the Subdivision Improvement Agreement. However, approval of the SIA will allow the review and approval of the Final Map and facilitate the development of single-family residential units and associated amenities.

ATTACHMENTS

1. Draft City Council Resolution 2022 -
Exhibit A - Subdivision Improvement Agreement between the City of Riverbank and DMG Development, LP for Crossroads West Unit 2 – without attachments

CITY OF RIVERBANK

RESOLUTION NO. 2022-

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF RIVERBANK, CALIFORNIA
APPROVING A SUBDIVISION IMPROVEMENT AGREEMENT FOR CROSSROADS
WEST UNIT 2 WITH DMG DEVELOPMENT, LP AND AUTHORIZING
THE CITY MANAGER TO EXECUTE THE AGREEMENT**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, DMG Development, LP is the property owner of Crossroads West Unit 2, a proposed 160 lot subdivision on approximately 19.33 gross acres; and

WHEREAS, on October 1, 2019, the Planning Commission approved Large Lot Tentative Map No. 05-2018 and Preliminary Development Plan 02-2018 at Crossroads West for the Machado Party; and

WHEREAS, on November 12, 2019, the City Council adopted Ordinance No. 2019-007, approving a Development Agreement with the Machado Parties and the Harrigfeld Parties for the Crossroads West Specific Plan; and

WHEREAS, on September 23, 2021, the Development Services Department with Resolution 2021-001 approved Tentative Parcel Map 02-2021, pursuant to and consistent with the Crossroads West Specific Plan, the Large Lot Map, and the Preliminary Development Plan; and

WHEREAS, significant infrastructure improvements are needed in order to serve the area for future growth; and

WHEREAS, DMG Development, LP will be the builder for Crossroads West Unit 2; and

WHEREAS, DMG Development, LP will be requesting that Council consider approval of a final map for Crossroads West Unit 2 at tonight’s City Council meeting; and

WHEREAS, the Riverbank Municipal Code requires that if improvements are not complete when the final map is considered for approval, a subdivision improvement agreement be entered into; and

WHEREAS, the Subdivision Improvement Agreement has been developed in cooperation with DMG Development, LP and City of Riverbank staff.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby declares the following:

1. The City Council approves the Subdivision Improvement Agreement as presented (Exhibit A); and
2. The City Council directs the City Manager to execute the attached Subdivision Improvement Agreement subject to verification and receipt of the securities required within the agreement and any other requirements as set forth by the agreement.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Exhibit A – Subdivision Improvement Agreement

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

City of Riverbank
6707 Third Street
Riverbank, CA 95367
Attn: City Clerk

Exempt from recording fees
(Gov. Code §§ 6103 and 27383)

(Space above this line for Recorder's use)

**SUBDIVISION IMPROVEMENT AGREEMENT
FOR THE CROSSROADS WEST UNIT 2 SUBDIVISION
(APN 074-010-006)**

This **SUBDIVISION IMPROVEMENT AGREEMENT** ("Agreement") is made and entered into this ____ day of _____ 2022, by and between the City of Riverbank, a California municipal corporation ("City") and DMG Development, LP ("Subdivider"). City and Subdivider may herein be referred to individually as a "Party" and collectively as the "Parties". There are no other parties to this Agreement. This Agreement is made with reference to the following:

RECITALS

A. Subdivider is possessed of a tract of land consisting of a portion of APN 074-014-006 of approximately 19.33 gross acres, lying in the City of Riverbank, County of Stanislaus, California, known as "Crossroads West Unit 2" ("the "Subdivision").

B. On October 1, 2019, the Planning Commission approved Large Lot Tentative Map No. 05-2018 with conditions of approval (the "Tentative Map" or "TM") and Preliminary Development Plan ("PDP") 02-2018 for the Machado Party. Resolution No. 2019-015 approving the TM and PDP is attached hereto as **Exhibit A** and incorporated herein by reference (the "TM & PDP Resolution of Approval"). In addition, on September 23, 2021, the Development Services Department with Resolution 2021-001 approved Tentative Parcel Map 02-2021, attached hereto as **Exhibit B** and incorporated herein by reference (the "Resolution of Approval").

C. On November 12, 2019, the City Council adopted Ordinance No. 2019-007, approving a Development Agreement with the Machado Parties and the Harrigfeld Parties for the Crossroads West Specific Plan (APNs 074-011-004, 074-011-009, 074-014-006, and 074-006-016).

D. The Tentative Map is subject to the Subdivision Map Act (Gov. Code § 66410 *et seq.*) and the City's ordinances and regulations related to the filing, approval, and recordation of subdivision maps (together, the "Subdivision Laws") and the requirements and conditions contained in the Resolution of Approval.

E. Complete improvement plans for the construction, installation, and completion of the improvements (“Improvement Plans”) have been prepared by Subdivider and approved by the City of Riverbank City Engineer (“Engineer”) and Community Development Director or their designee (“Director”).

F. Subdivider will present to the City a proposed final map (“Final Map”) for the Subdivision, pursuant to the provisions of the Subdivision Laws for approval and recordation.

G. In order for the City to approve and record a Final Map for the Subdivision, the Subdivider must either complete all of the improvements required by the Subdivision Laws, Resolution of Approval, Improvement Plans and Tentative Map (“Improvements”), or execute an agreement with the City to complete the Improvements within a specified period of time.

H. In order for the City to approve and record a Final Map for the Subdivision, Subdivider desires to enter into this Agreement, whereby Subdivider promises to install and complete, at Subdivider’s sole cost, expense and risk, all of the Improvements required in connection with the Subdivision, including but not limited to grading work, constructing and installing the Improvements, and all labor that is required to complete these tasks to the satisfaction of the City (“Improvement Work”).

I. Subdivider has secured this Agreement by depositing security with the City consisting of a cash deposit, bonds, or letter of credit in forms acceptable to the City to secure the securities required under Section 11, below, in accordance with the terms provided herein (the “Securities”).

NOW THEREFORE, in consideration of the foregoing and other good and valuable consideration, the Parties agree as follows:

AGREEMENT

1. Recitals. The recitals above (“Recitals”) are true and correct and are hereby incorporated into and made part of this Agreement. In the event of any inconsistency between the Recitals and Sections 1 through 23 of this Agreement, Sections 1 through 23 shall prevail.

2. Effective Date and Term. This Agreement shall only become effective on the date that both Subdivider and the City have executed this Agreement (the “Effective Date”), and shall terminate only after the release of all Securities, unless this Agreement is terminated in writing signed by both Parties.

3. Dedication. Except as otherwise provided in this Agreement or in the action of the City Council approving the Final Map, the City hereby rejects all lands, rights-of-way and easements offered for dedication on the Subdivision Map or by separate instrument. Such offers, however, shall remain open and constitute irrevocable offers of dedication in accordance with Government Code section 66477.2. All such offers of dedication may be accepted by the City in its sole discretion at any later date without any further notice to the Subdivider.

4. Installation of Required Improvements. Subdivider agrees to furnish, construct and install at Subdivider's own expense the Improvements, as shown on the Improvement Plans, which are to be installed to the sole satisfaction of the Director and will be on file in the Development Services Department. The Improvement Plans may only be modified by the Subdivider subject to prior written approval by the Director.

5. Subdivider's Obligations. Subdivider shall perform each of the following, at all times, throughout the term of this Agreement:

A. Complete, at Subdivider's sole cost and expense in a good and workmanlike manner, all of the Improvements in conformance with the Resolution of Approval (and any amendments thereto), the Subdivision Laws, and all applicable standards under City codes and ordinances and the City's general plan related to the Improvements (collectively, the "Improvement Standards").

B. Commence construction of the Improvements within three (3) months from the Effective Date of this Agreement. Subdivider shall notify the Director in writing three days before the commencement of construction of the Improvements.

C. Complete all Improvements within twelve (12) months from the Effective Date of this Agreement, unless otherwise approved or extended in writing by the City Manager for good cause, after written application by Subdivider. Such application shall state fully the grounds and facts showing good cause for such extension to be granted. In granting any extension of time, the City may require a new or amended subdivision improvement agreement to reflect increases in the costs of constructing the Improvements or other conditions related to the extension of time.

D. Furnish and pay for all necessary equipment, labor and materials to complete the Improvements in conformity with the Improvement Standards.

E. Replace or repair all public improvements, private property, public utility facilities, and surveying or subdivision monuments that are destroyed or damaged in the performance of any work related to this Agreement. Subdivider shall bear the entire cost of replacement or repairs of any and all public or private property damaged or destroyed in the performance of any work related to this Agreement. Any repair or replacement work shall be to the satisfaction, and subject to the approval, of the Director.

F. Provide safe access for inspection by the City to the Improvements.

G. Give good and adequate warning to the public of each and every dangerous condition existing on or near the Improvements, and take reasonable action to protect the public from any such dangerous condition.

H. Perform all construction work related to installing the Improvements between 6:30 a.m. and 6:30 p.m. on weekdays and between 8:00 a.m. and 5:00 p.m. on weekends and legal holidays, unless otherwise approved in writing by the Director.

I. Require each contractor and subcontractor to have a competent foreman on the job at all times when that contractor or subcontractor, or any employee or agent thereof, is performing any work related to the Improvements. Subdivider shall maintain an office with a telephone and Subdivider or a person authorized to make decisions and act for Subdivider in Subdivider's absence shall be available at the site of any Improvements within three (3) hours of being called at such office by the City at any time when construction work is being performed on the Improvements.

J. Assume all costs for utility and cable television undergrounding or relocation which is not the responsibility of the cable television, gas, electric, telephone or other utility company under the terms of any franchises with the City or otherwise imposed upon the utility companies by law.

K. Obtain and comply with all necessary permits and licenses for the construction and installation of the Improvements, give all necessary notices, and pay all fees and taxes required by law.

6. Estimated Cost of Improvements. The total estimated cost of the Improvements, as provided by Subdivider and reviewed and confirmed by the Engineer and Director, is Four Million, Seven Hundred Sixty-Six Thousand, Thirteen Dollars and 00/100ths Cents (\$4,766,013.00).

7. Title to Improvements. The City shall not accept any property to be dedicated or the Improvements unless they are constructed in conformity with the Improvement Plans and Improvement Standards, to the satisfaction of the Engineer and Director. Subdivider shall retain title to, shall be responsible for, and shall bear the risk of loss to, any of the Improvements constructed or installed, until such time as the Improvements are accepted by the City. Title to and ownership of the Improvements and any real property to be dedicated shall vest absolutely in the City upon completion and acceptance of such Improvements by the City Council. The City shall not accept the Improvements unless title to the Improvements is entirely free from all liens. Prior to acceptance, at City's request, Subdivider shall supply the City with appropriate lien releases, at no cost to and in a form acceptable to the City.

8. Acquisition and Dedication of Easements or Rights-of-Way. If any of the Improvements are to be constructed or installed on land not within the Subdivision or an already existing public right-of-way, no construction or installation shall commence before:

A. The irrevocable offer of dedication or conveyance to City of appropriate rights-of-way, easements or other interests in real property, and appropriate authorization from the property owner to allow construction or installation of the Improvements; or

B. The issuance of an order of possession by a court of competent jurisdiction pursuant to the State Eminent Domain Law (Cal. Code Civ. Proc. § 1230.010 *et seq.*). Subdivider shall comply in all respects with any such order of possession.

9. Final Acceptance of Work. Acceptance of the Improvement Work on behalf of the City shall be made by the City Council upon recommendation of the Engineer and Director,

after satisfactory completion and inspection of all Improvements. Such acceptance shall not constitute a waiver by the City of any defects or deficiencies in the Improvements.

10. Repair of Defective Work. If, however, within a period of one (1) year after final acceptance by the City Council of the Improvements, any portion of the Improvements or any work done under this Agreement fails to fulfill any of the requirements of this Agreement, the Improvement Plans or the Improvement Standards, Subdivider shall without delay and without any cost to City, repair, replace or reconstruct any defective or otherwise unsatisfactory part or parts of the Improvements or work. If the Subdivider fails to act promptly in accordance with this requirement, or if the exigencies of the situation require repairs or replacements to be made before Subdivider can be notified or correct the situation, then the City may, at its option, make the necessary repairs or replacements or perform the necessary work, and Subdivider shall pay to City the actual cost of such repairs plus fifteen percent (15%) within thirty (30) days of the date of billing for such work by City.

11. Securities. Concurrently with or before the Effective Date of this Agreement, Subdivider shall furnish to the City:

A. Faithful Performance Security. The Subdivider shall file with this Agreement, two improvement securities, each to be in an amount based upon the total estimated cost of the improvements as determined by the City Engineer. One improvement security shall secure faithful performance of the agreement and shall be in an amount equal to 100% of the estimated cost of the improvement. The second improvement security shall secure the obligations set forth in Cal. Gov't Code Section 66499.3(b), for payment of the contractor, his subcontractors and to persons renting equipment or furnishing labor or materials to them for the improvements, and shall be in an amount equal to 50% of the total estimate cost of the improvements. Such improvement securities shall be in one of the following forms:

- i. A cash deposit or deposits.
- ii. A bond or bonds issued by one or more duly authorized corporate sureties.
- iii. A savings and loan certificate and/or share.
- iv. An instrument or instruments of credit from an agency of the state, federal or local government when any such agency provides at least 20% of the financing for the portion of the act or agreement requiring security, or from one or more financial institutions subject to regulations by the state or federal government pledging that the funds necessary to meet the performance are on deposit and guaranteed for payments and agreeing that the funds designated by the instrument shall become trust funds for the purposes set forth in the instrument.

v. Any other form of improvement security authorized by the Subdivision Map Act, including the deposit, with a responsible escrow agent or trust company approved by the Council, of money or negotiable bonds of the kind approved for security deposits of public money.

B. *Guarantee and Warranty Security.* Securities to guarantee workmanship shall be in the amount of ten percent (10%) of the estimated cost of the Improvements, as stated in Section 6 above, to guarantee and warrant the Improvements for a period of one (1) year following their completion and acceptance against any defective work or labor done, or defective materials.

C. *Forfeiture of improvement security.* In the event the Subdivider shall fail to complete all improvement work in accordance with the provisions of this chapter and the city shall have to complete same, or if the Subdivider shall fail to reimburse the city for the cost of imprecation, engineering, fees and incidental expense, the city shall call on the surety for reimbursement, or shall appropriate from any cash deposits, savings and loan certificates and shares, or instruments of credit, funds for reimbursement. In any case, if the amount of the surety bond, savings and loan certificate and shares, instruments of credit, or cash deposit shall exceed all cost and expenses incurred by the city, it shall release the remainder of such bond, savings and loan certificate or share of cash deposit. If the amount of the surety bond, savings and loan certificate and share, instrument of credit, or cash deposit shall be less than the cost and expense incurred by the city, the Subdivider shall be liable to the city for such difference.

D. *Bonds.* Any bonds submitted as Securities shall be executed by a surety company authorized to conduct a surety business in California and shall be in a form as specified by the Subdivision Laws and approved by the City. All Securities deposited as bonds under this Agreement shall be irrevocable, shall not be limited as to time (except as to the guarantee and warranty period), and shall provide that they may be released, in whole or part, only upon the written approval of the Director, as provided under the Subdivision Laws and in Section 12 below. All Securities shall expressly obligate the surety for any extension of time authorized by the City for Subdivider's completion of the Improvements, whether or not the surety is given notice of such an extension by the City. No change, alteration or addition to the terms of this Agreement or the plans and specifications incorporated herein shall in any manner affect the obligation of the sureties, except as required by the Subdivision Laws.

E. *Records.* Evidence of the Securities required by this Agreement shall be kept on file with the City Clerk. If the City Council gives specific, written approval to replace the Securities by another approved security, such replacement Securities shall be filed with the City Clerk and, upon filing, shall be deemed to be incorporated into this Agreement. Upon filing of replacement Securities with the City Clerk, the replaced Securities may be released.

12. Release of Securities. The Securities required by this Agreement shall be released in accordance with the Subdivision Laws and the following provisions:

A. *Release of Improvement Security.* Improvement securities may be release or reduced, in whole or in part, only in the time and manner prescribed in Cal. Gov't Code Section

66499.7, as it now exists or is hereafter amended, and only after certification by the City Engineer that the work covered thereby has been satisfactorily completed and upon approval of the Council.

B. *Guarantee and Warranty Securities.* The Securities provided for guarantee and warranty of workmanship shall be released after one (1) year following the completion and acceptance of the Improvements, and inspection thereof by the City's Construction Inspector and approved by the Engineer. If, however, the Engineer and Manager determine there are defects in the Improvements that require correction pursuant to Section 10 above, the Manager shall utilize the Securities to make all necessary corrections, including payment of reasonable expenses and fees and attorney's fees.

13. Inspections.

A. The City reserves the right to inspect all Improvements at any time. Subdivider shall at all times maintain safe access for inspection of the Improvements.

B. Upon completion of the Improvements the Subdivider may request a final inspection by the City's Construction Inspector. If the Construction Inspector determines that the Improvements have been completed in accordance with all Improvement Standards and Subdivision Laws, then the Director shall certify the completion of the Improvements to the City Council, to accept or reject in their sole discretion. The City bears no liability for any costs or expenses resulting from delays in inspections.

C. Subdivider shall bear all costs of inspection and certification, including but not limited to the direct costs of all third-party inspection agencies and City inspection consultants.

14. Default of Subdivider.

A. *Default of Subdivider.* Events of default by ("Default") by Subdivider may include, but shall not be limited to, any of the following:

i. Subdivider's failure to timely complete construction of the Improvements;

ii. Subdivider's failure to timely cure any defect in the Improvements to the satisfaction of the Director;

iii. Subdivider's failure to timely deposit additional Securities as may be required by this Agreement;

iv. Subdivider's insolvency, appointment of a receiver, or the filing of any petition in bankruptcy either voluntary or involuntary which Subdivider fails to discharge within thirty (30) days;

v. the commencement of a foreclosure action against the Subdivision or a portion thereof, or any conveyance in-lieu or in avoidance of foreclosure; or

vi. Subdivider's failure to perform any material obligation under this Agreement.

B. *Notice of Default.* In the event of Subdivider's default, Subdivider shall be deemed to be in breach of this Agreement and the City may serve written notice upon Subdivider and Subdivider's surety, if any, of the breach of this Agreement. Subdivider shall have fifteen (15) days from receipt of written notice by City to cure any default.

C. *Remedies; Performance by City.*

i. In the event of Subdivider's default under this Agreement, and the applicable cure period set forth in this Paragraph has expired without such default having been cured, the City may thereafter deliver a notice of breach to Subdivider and Subdivider's surety, if any. If the default remains uncured within fifteen (15) days from receipt of the written notice of breach, Subdivider authorizes the City to complete all work on the Improvements at the sole expense of Subdivider, and Subdivider authorizes to utilize the Securities to complete all work on the Improvements and to pay all labor costs of contractors, subcontractors and workers related to the Improvements. The City may take over the Improvements and prosecute the same to completion, by contract or by any other method the City may deem advisable, for the account and at the expense of Subdivider, and Subdivider shall be liable to City for any excess cost or damages incurred by the City thereby. In the event the City takes over the Improvements or prosecutes the same to completion, the City, without liability for so doing, may take possession of, and utilize such materials, appliances, equipment, plant and other property belonging to Subdivider as may be necessary for completion of the Improvements.

ii. The City reserves to itself all remedies available to it at law or in equity for breach of Subdivider's obligations under this Agreement. The right of the City to draw upon or utilize the Securities is additional to and not in lieu of any other remedy available to the City.

iii. Failure of Subdivider to comply with the terms of this Agreement shall constitute consent to the filing by the City of a notice of violation against all the lots in the Subdivision, or to rescind the approval or otherwise revert the Subdivision to acreage. The remedy provided by this Subsection is in addition to and not in lieu of other remedies available to the City, and is not required to implement other available remedies. Subdivider agrees that the choice of remedy or remedies for Subdivider's default shall be at the discretion of the City.

iv. In the event that Subdivider fails to perform any obligation hereunder, Subdivider agrees to pay all costs and expenses incurred by the City in securing performance of such obligations, including but not limited to costs of suit and attorney's fees, costs of Improvements in the event of failure of performance, and all administrative costs. Such costs and fees shall be a proper charge against the Securities of Subdivider.

v. The failure of the City to take an enforcement action with respect to a default or breach, or to declare a default or breach, shall not be construed as a waiver of that default or breach or any subsequent default or breach of Subdivider.

D. *Lien.* In accordance with the Subdivision Laws (Gov. Code § 66499), the recordation of this Agreement creates a lien attached to the property underlying the Subdivision and has the priority of a judgment lien in the amount necessary to complete the Improvements.

15. Environmental Warranty.

A. For purposes of this Agreement, the terms below have the following meanings:

i. “Environmental Laws” shall mean any federal, state, or local law, rule, regulation administrative or court order, ordinance, regulatory guidance document, standard, or requirements of any government authority regulating, relating to, or imposing liability standards of conduct concerning Hazardous Substances, or that pertains to the protection of human health or the environment, including, but not limited to, the Comprehensive Environmental Response, Conservation and Liability Act of 1980 (42 U.S.C. §§ 9601 *et seq.*); the Resource Conservation and Recovery Act of 1976 (42 U.S.C. §§6901 *et seq.*); the Clean Water Act (33 U.S.C. §§1251 *et seq.*); the Toxic Substances Control Act (15 U.S.C. §§ 2601 *et seq.*); the Hazardous Materials Transportation Act (29049 U.S.C. §§ 1801 *et seq.*); the Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§ 136 *et seq.*); the Superfund Amendments and Reauthorization Act (42 U.S.C. §§ 6901 *et seq.*); the Clean Air Act (42 U.S.C. §§ 7401 *et seq.*); the Safe Drinking Water Act (42 U.S.C. §§ 300f *et seq.*); the Solid Waste Disposal Act (42 U.S.C. §§ 6901 *et seq.*); the Surface Mining Control and Reclamation Act (30 U.S.C. §§ 1201 *et seq.*); the Occupational Safety and Health Act (29 U.S.C. §§ 655, 657); the California Underground Storage of Hazardous Substances Act (Health and Safety Code §§ 25280 *et seq.*); the California Hazardous Waste Control Act (Health and Safety Code §§ 25100 *et seq.*); the California Safe Drinking Water and Toxic Enforcement Act (Health and Safety Code §§ 24249.5 *et seq.*); and the Porter-Cologne Water Quality Control Act (Water Code §§ 13000 *et seq.*); together with any amendments of or regulations promulgated under the statutes cited above.

ii. “Hazardous Substances” or “Hazardous Substance” shall include any hazardous, toxic or dangerous waste, substance or material, pollutant or contaminant, as so defined under any Environmental Laws or any substance which is toxic, explosive, corrosive, flammable, infectious, radioactive, carcinogenic, mutagenic or otherwise hazardous, or any substance which contains gasoline, diesel fuel or other petroleum hydrocarbons, polychlorinated biphenyls (PCBs), radon gas, urea formaldehyde, asbestos, lead, or electromagnetic waves. Hazardous Substances include any hazardous or toxic substance, material or waste which is regulated by the State of California, the United States government, or any other governmental authority with jurisdiction over the Property. Hazardous Materials include asbestos and any other hazardous waste or substance which has, as of the date hereof, been determined to be hazardous or a pollutant by the U.S. Environmental Protection Agency, the U.S. Department of Transportation, or any instrumentality authorized to regulate substances in the environment which has jurisdiction over the Property which substance causes the Property (or any part thereof) to be in material violation of Environmental Laws.

B. Prior to acceptance of any Improvements by the City, Subdivider shall provide the City with a written warranty that:

i. Subdivider and the property being dedicated are in compliance with all Environmental Laws and are not subject to any existing, pending or threatened investigation by a federal, state, or local governmental authority regarding violations of Environmental Laws.

ii. Subdivider and its third-party agents, contractors and subcontractors have not used, generated, manufactured, produced, discharged, or released on, under, or about the property to be dedicated, any Hazardous Substance except in accordance with all applicable Environmental Laws.

iii. Subdivider has not caused or permitted the release or discharge of, and has no knowledge of the release, discharge, or presence of Hazardous Substances on the property to be dedicated or the migration of any Hazardous Substances from or to any other property adjacent to, or in the vicinity of, the property to be dedicated.

C. Throughout the term of this Agreement, Subdivider shall give written notice within fifteen (15) days to the City of:

i. Any proceeding or investigation by any federal, California, or local governmental authority regarding the presence of Hazardous Substances on the property to be dedicated or the migration thereof from or to any other property adjacent to, or in the vicinity of, the property to be dedicated;

ii. Any claims made or threatened by any third party against the City or property to be dedicated regarding any loss or injury resulting from any Hazardous Substances; and

iii. Subdivider's discovery of any occurrence or condition on any property to be dedicated or any property adjacent to, or in the vicinity of the property to be dedicated that could cause the property to be dedicated or any part thereof to be subject to any restrictions on its ownership, occupancy, use for the purpose for which it is intended, transferability, or suit under any Environmental Law.

16. Design or Construction Defect.

A. After acceptance of the Improvements, the Subdivider shall remain obligated to eliminate any defect in design or dangerous condition caused by a latent design or construction defect.

B. Provisions of this section shall remain in full force and effect for ten (10) years following the acceptance of the Improvements by the City.

C. It is the intent of this section that Subdivider shall be responsible for all liability for design and construction of the Improvements and that the City shall not be liable for any negligence, nonfeasance, misfeasance, or malfeasance in approving, reviewing, checking, or correcting any plans or specifications or in approving, reviewing or inspecting any Improvement Work. The Securities shall not be required to cover the provisions of this paragraph.

17. No Agency Relationship. Neither Subdivider nor any of Subdivider's agents or contractors are or shall be considered to be agents of the City in connection with the performance of Subdivider's obligations under this Agreement. City elected and appointed councils, commissions, officers, agents, employees and representatives ("City Agents") shall not, be liable or responsible for any accident, loss or damage, regardless of the cause, happening or occurring to the Improvement Work or Improvements specified in this Agreement prior to the completion and acceptance of the Improvement Work or Improvements. All such risks shall be the responsibility of and are hereby expressly assumed by Subdivider.

18. Other Agreements. Nothing contained in this Agreement shall preclude the City from expending monies pursuant to agreements concurrently or previously executed between the Parties, or from entering into agreements with other subdividers for the apportionment of costs of water and sewer mains, or other improvements, pursuant to the provisions of the City ordinances providing therefore, nor shall anything in this Agreement commit the City to any such apportionment.

19. Indemnity/Hold Harmless.

A. The City and City Agents shall not be liable and Subdivider agrees to indemnify, hold harmless and defend the City and City Agents from any and all claims, costs, and liability for claims of damage, for any property damage or personal injury, including death, which may arise as a result of any negligent acts or omissions by Subdivider or Subdivider's contractors, subcontractors, agents, or employees in connection with the construction, improvement, or operation, of the Improvements, including all claims, demands, causes of action, liability, or loss because of, or arising out of, in whole or in part, the design or construction of the Improvements. This indemnification and agreement to hold harmless shall extend to injuries to persons and damages or taking of property resulting from the design or construction of the Subdivision and the Improvements as provided herein, and in addition, to injuries to adjacent property owners as a consequence of the diversion of waters from the design or construction of public drainage systems, streets and other Improvements.

B. Acceptance by the City of the Improvements shall not constitute an assumption by the City of any responsibility for any damage or taking covered by this Section.

C. Provisions of this paragraph shall remain in full force and effect for ten (10) years following the acceptance by the City of the Improvements. It is the intent of this section that Subdivider shall be responsible for all liability for design and construction of the Improvements installed or Improvement Work done pursuant to this Agreement and that City shall not be liable for any negligence, nonfeasance, misfeasance, or malfeasance in approving, reviewing, checking, or correcting any plans or specifications or in approving, reviewing or inspecting any Improvement Work. The Security shall not be required to cover the provisions of this section.

D. City shall not be liable for approving, reviewing, checking, or correcting any plans or specifications or for approving, reviewing or inspecting any Improvement Work. Nothing contained in this section is intended to, or shall be deemed to, limit or waive any protections or immunities afforded by law to the City or City Agents for the approval of the plan

or design of the Improvements, including but not limited to the protections and immunities afforded by Government Code section 830.6. Subdivider shall defend, indemnify, and hold harmless the City and City's Agents from any claim, action, or proceeding against City or City Agents to attack, set aside, void, or annul an approval of the City or City Agents concerning the Subdivision.

20. Insurance. Without limiting Subdivider's duty to indemnify the City, Subdivider shall maintain in effect throughout this Agreement a policy or policies of insurance with the specifications and limits of liability specified herein.

A. Proof of Insurance.

i. Subdivider shall provide to the City a properly executed certificate of insurance, in a form satisfactory to the City Attorney for commercial general liability coverage; automobile liability, worker's compensation and employer's liability insurance, and excess coverage from an insurance provider approved by the City and licensed by the California Department of Insurance ("Certificates").

ii. Each Certificate shall provide that such insurance will not be cancelled, reduced in coverage, or allowed to expire without thirty (30) days' prior written notice to the City.

B. Minimum insurance limits. Contractor shall maintain limits no less than:

i. General Liability. Subdivider shall maintain such commercial general liability insurance with an insurance company admitted in California with an AM Best Rating of not less than A+, as shall protect the City, the City's Agents, Subdivider, contractors, and subcontractors from claims for damages for personal injury, including death, as well as from claims of property damage which may arise from acts or omissions from Subdivider, contractors, or subcontractors for in relation to this Agreement. The amount of such insurance shall not be less than two million dollars (\$2,000,000.00) per occurrence. In addition, Subdivider shall maintain excess liability coverage of not less than Two Million Dollars (\$2,000,000) per occurrence. Such insurance shall also:

1. Name the City and the City Agents as insured by endorsement with respect to performance of this Agreement. The coverage shall contain no special limitation on the scope of its protection afforded to the above-listed additional insured; and

2. Be primary with respect to any insurance or self-insurance programs covering the City and City Agents.

The foregoing insurance coverage required of Subdivider may be satisfied by Subdivider, or its subcontractors, or a combination thereof.

ii. Automotive Liability Insurance. Subdivider shall maintain automotive liability insurance covering all motor vehicles, including owned, leased, non-owned, and hired vehicles, used in providing services or performing work under this Agreement for bodily

injury and property damage with a limit of not less than one million dollars (\$1,000,000.00) for each occurrence. In addition, Subdivider shall maintain excess liability coverage of not less than Two Million Dollars (\$2,000,000) per occurrence. Such insurance shall also:

1. Name City and City Agents as insured by endorsement with respect to performance of this Agreement. The coverage shall contain no special limitation on the scope of its protection afforded to the above-listed additional insured; and

2. Be primary with respect to any insurance or self-insurance programs covering the City and City Agents.

The foregoing insurance coverage required of Subdivider may be satisfied by Subdivider, or its subcontractors, or a combination thereof.

iii. Worker's Compensation and Employer's Liability Insurance.

1. Subdivider shall maintain worker's compensation insurance in accordance with California Labor Code Section 3700, and shall maintain not less than one million dollars (\$1,000,000.00) per occurrence for employer's liability insurance.

2. In the event any work is sublet, Subdivider shall require any contractor or subcontractor to provide worker's compensation insurance for all contractor's employees or subcontractor's employees, unless such employees are covered by the protection afforded by Subdivider.

21. No Vesting of Rights. Performance of this Agreement shall not be construed to vest Subdivider's rights with respect to any change in any zoning or building law or ordinance.

22. Notices. Any notice or communication required hereunder between City and Subdivider must be in writing, and may be given either personally, by registered or certified mail (return receipt requested), or by Federal Express, UPS or other similar couriers providing overnight delivery. If personally delivered, a notice shall be deemed to have been given when delivered to the Party to whom it is addressed. If given by registered or certified mail, such notice or communication shall be deemed to have been given and received on the first to occur of (a) actual receipt by any of the addressees designated below as the Party to whom notices are to be sent, or (b) five (5) days after a registered or certified letter containing such notice, properly addressed, with postage prepaid, is deposited in the United States mail. If given by Federal Express or similar courier, a notice or communication shall be deemed to have been given and received on the date delivered as shown on a receipt issued by the courier. Any Party may at any time, by giving ten (10) days written notice to the other Party, designate any other address in substitution of the address to which such notice or communication shall be given. Such notices or communications shall be given to the Parties at their addresses set forth below:

If to City:	City of Riverbank 6707 Third Street Riverbank, CA 95367 Attn: Marisela H. Garcia, City Manager
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With copies to: City of Riverbank
6707 Third Street
Riverbank, CA 95367
Attn: Community Development Director

and Brenner White, LLP
1414 K Street, 3rd Floor
Sacramento, California 95814
Attn: Douglas L. White, Esq.

If to Subdivider: DMG Development, L.P.
c/o Frontier Land Companies
10100 Trinity Parkway, Suite 420
Stockton, CA 95219
Attn: Thomas P. Doucette

and _____

23. General Provisions:

A. *Governing Law.* The validity, interpretation and performance of this Agreement shall be controlled by and construed pursuant to the laws of the State of California.

B. *Compliance with Laws.* Subdivider, its agents, employees, contractors, and subcontractors shall comply with all federal, state and local laws in the performance of the work required by this Agreement, including but not limited to all Improvement Standards or any other applicable land use approvals. Subdivider shall be responsible for obtaining all applicable licenses and permits.

C. *Venue.* Venue for any legal proceedings initiated in connection with this Agreement shall be in the Superior Court for the County of Stanislaus.

D. *Severability.* The provisions of this Agreement are severable. If any provision of this Agreement is held invalid by a court of competent jurisdiction, or if any provision of this Agreement is rendered invalid or unenforceable according to the terms of any federal or state statute, which becomes effective after the Effective Date of this Agreement, the remaining provisions shall continue in full force and effect and shall be construed to give effect to the intent of this Agreement.

E. *Waiver.* The waiver by either Party of a breach by the other of any provision of this Agreement shall not constitute a continuing waiver or a waiver of any subsequent breach

of the same or a different provision of this Agreement. No Party shall be deemed to have made any such waiver unless it is in writing and signed by the Party so waiving.

F. *Approvals by the City.* Any approval or consent that is to be given by the City under this Agreement shall be in writing, and any approval or consent that is not in writing shall not be binding on the City.

G. *Integration.* This Agreement, together with its specific references, attachments and Exhibits, constitute all of the agreements, understandings, representations, conditions, warranties and covenants made by and between the Parties with respect to the subject matter of this Agreement. Neither Party shall be liable for any representations made, express or implied, not specifically set forth herein. It is the intention of the Parties that this Agreement shall supersede any prior agreements, discussions, commitments, representations or agreements, written, electronic or oral, between the Parties with respect to the subject matter of this Agreement.

H. *Captions.* The captions of this Agreement are for convenience and reference only and the words contained therein shall in no way be held to explain, modify, amplify or aid in the interpretation, construction or meaning of the provisions of this Agreement.

I. *Mandatory and Permissive.* “Shall” and “will” and “agrees” are mandatory. “May” or “can” are permissive.

J. *Successors and Assigns – Covenant Running with the Land.* Subdivider shall not assign any of its obligations under this Agreement without the prior written consent of the City. Notwithstanding the above, all representations, covenants and warranties specifically set forth in this Agreement, by or on behalf of or for the benefit of any or all of the Parties, shall be binding upon and inure to the benefit of such Party, its successors and assigns. This Agreement, however, shall not be binding on any lot that has been conveyed to an individual homebuyer and for which a Certificate of Occupancy has been issued by the City.

K. *Counterparts.* This Agreement may be executed simultaneously or in several counterparts, each of which shall be deemed an original, but which together shall constitute one and the same instrument.

L. *Other Documents.* Parties agree that they shall cooperate in good faith to accomplish the objectives of this Agreement and to that end, agree to execute and deliver such other instruments or documents as may be necessary and convenient to fulfill the purposes and intentions of this Agreement.

M. *Time is of the Essence.* Time is of the essence in this Agreement in each covenant and term and condition herein.

N. *Authority.* The Parties warrant and represent that they have the power and authority to enter into this Agreement and the names, titles and capacities herein stated on behalf of any entities, persons, states or firms represented or purported to be represented by such entities, persons, states or firms and that all former requirements necessary or required by the state or federal law in order to enter into this Agreement have been fully complied with.

O. *Construction and Interpretation.* It is agreed and acknowledged by Subdivider that the provisions of this Agreement have been arrived at through negotiation, and that Subdivider has had a full and fair opportunity to revise the provisions of this Agreement and to have such provisions reviewed by legal counsel. Therefore, the normal rule of construction that any ambiguities are to be resolved against the drafting Party shall not apply in construing or interpreting this Agreement.

P. *Advice of Legal Counsel.* Each Party acknowledges that it has reviewed this Agreement with its own legal counsel, and based upon the advice of that counsel, freely entered into this Agreement.

Q. *Attorney Fees and Costs.* If any action at law or in equity, including action for declaratory relief, is brought to enforce or interpret any provision of this Agreement, the prevailing Party shall be entitled to an award of reasonable attorney fees and costs, which may be set by the court in the same action or in a separate action brought for that purpose, in addition to any other relief to which such Party may be entitled.

R. *No Monetary Damages Against the City.* In the event of the City's default under this Agreement, Subdivider agrees that Subdivider may not seek, and shall forever waive any right to, monetary damages against the City.

S. *Modification.* This Agreement may be amended only by a written instrument signed by the Parties. Subdivider shall bear all costs of amendments to this Agreement that are requested by Subdivider.

T. *Exhibits.* All exhibits attached hereto are incorporated into this Agreement:

IN WITNESS WHEREOF, this Agreement has been entered into by and between Subdivider and City as of the day and year first above written.

SUBDIVIDER:

DMG Development, L.P.
A California limited partnership

By: _____
Thomas P. Doucette,
President of Frontier Land Companies,
a California corporation
Its General Partner

Date: _____

CITY:

CITY OF RIVERBANK, a California
municipal corporation:

By: _____
Marisela H. Garcia,
Riverbank City Manager

Date: _____

ATTEST:

By: _____
Kathy L. Teixeira, Interim City Clerk

APPROVED AS TO FORM:

By: _____
Tom Hallinan, City Attorney

California All-Purpose Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
)
County of Stanislaus)

On _____, before me _____, a Notary Public, personally appeared _____ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

(Signature)

(Seal)

California All-Purpose Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
)
County of Stanislaus)

On _____, before me _____, a Notary Public, personally appeared Sean Scully who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

(Signature)

(Seal)

RIVERBANK CITY COUNCIL / LOCAL RDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.4

SECTION 11: NEW BUSINESS

Meeting Date:	June 28, 2022
Subject/ Title:	Final Map 10-2021 Crossroads West Unit 2 – APN: 074-010-006
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna M. Kenney, Planning and Building Manager

RECOMMENDATION

Approve the Final Map (“FM”) for DMG Development, LP and Crossroads West Unit 2 based on the required finding that the map is in conformity with the provisions of subdivision law and city code.

BACKGROUND

This item is a request for the approval of Final Map 10-2021 to subdivide approximately 19.33 acres into one hundred and sixty (160) buildable residential lots and associated street, sewer, storm water, park, and water improvements at the southwest corner of Oakdale Road and Westgate Drive (APN: 074-010-006).

On October 1, 2019, the Planning Commission approved Large Lot Tentative Map No. 05-2018 and Preliminary Development Plan 02-2018 at Crossroads West for the Machado Party.

On November 12, 2019, the City Council adopted Ordinance No. 2019-007, approving a Development Agreement with the Machado Parties and the Harrigfeld Parties for the Crossroads West Specific Plan.

On September 23, 2021, the Development Services Department with Resolution 2021-001 approved Tentative Parcel Map 02-2021, pursuant to and consistent with the Crossroads West Specific Plan, the Large Lot Map, and the Preliminary Development Plan.

Pursuant to Riverbank Municipal Code Section §152.074 (C)(2), the City Council shall, at the meeting at which it receives the map or at its next regular meeting after the meeting at which it receives the map, approve the map if it is determined to be in conformity with the provisions of law and of this chapter. The Council shall disprove the map if it is determined not to be in conformity with the provisions of law and of this chapter and shall advise the subdivider of its disapproval, and the reason or reasons thereof.

The City Engineer and Planning and Building Manager have reviewed the final map (Exhibit A) and have determined that the plans are in substantial compliance with city standards and with the conditions placed upon the tentative map. The Project is compliant with CEQA – the adopted Crossroads West Specific Plan Environmental Impact Report is on file with the State of California and the Stanislaus County Recorder's Office.

FISCAL IMPACT

None.

ATTACHMENTS

1. Draft City Council Resolution 2022-
Exhibit A - Final Map
2. Tentative Map

CITY OF RIVERBANK**RESOLUTION 2022-**

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF RIVERBANK, CALIFORNIA
APPROVING FINAL MAP 10-2021 FOR DMG DEVELOPMENT, LP FOR
CROSSROADS WEST UNIT 2 AT THE SOUTHWEST CORNER OF OAKDALE
ROAD AND WESTGATE DRIVE (APN 074-010-006)**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, DMG Development, LP is the property owner of Crossroads West Unit 2, a proposed 160 lot subdivision on approximately 19.33 gross acres; and

WHEREAS, on October 1, 2019, the Planning Commission approved Large Lot Tentative Map No. 05-2018 and Preliminary Development Plan 02-2018 at Crossroads West for the Machado Party; and

WHEREAS, on November 12, 2019, the City Council adopted Ordinance No. 2019-007, approving a Development Agreement with the Machado Parties and the Harrigfeld Parties for the Crossroads West Specific Plan; and

WHEREAS, on September 23, 2021, the Development Services Department with Resolution 2021-001 approved Tentative Parcel Map 02-2021, pursuant to and consistent with the Crossroads West Specific Plan, the Large Lot Map, and the Preliminary Development Plan; and

WHEREAS, the City Engineer and Planning and Building Manager have reviewed the final map and have determined that the plans are in substantial compliance with city standards and with the conditions placed upon the tentative parcel map; and

WHEREAS, pursuant to Riverbank Municipal Code Section §152.074 (C)(2), the City Council shall, at the meeting at which it receives the map or at its next regular meeting after the meeting at which it receives the map, approve the map if it is determined to be in conformity with the provisions of law and of this chapter.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby authorizes the City Engineer to record Final Map 10-2021 (“Exhibit A”) for Crossroads West Unit 2 and DMG Development, LP upon determination that the map is in conformity with the provisions of state law.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

CROSSROADS WEST UNIT 2

OWNER'S STATEMENT

THE UNDERSIGNED, HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR HAVE SOME INTEREST OF RECORD IN THE LAND SHOWN ON THIS MAP, AND WE CONSENT TO THE MAKING AND THE FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF STANISLAUS COUNTY, CALIFORNIA

WE OFFER FOR DEDICATION TO THE PUBLIC FOR PUBLIC USE ALL STREETS, AVENUES, ROADS, EASEMENTS, LOT A (FOR PUBLIC PARK PURPOSES), AND OTHER PUBLIC PLACES AND DEDICATIONS ALL AS SHOWN ON THIS SUBDIVISION MAP.

DMG DEVELOPMENT, L.P., A CALIFORNIA LIMITED PARTNERSHIP
BY: FRONTIER LAND COMPANIES, A CALIFORNIA CORPORATION, ITS GENERAL PARTNER

BY: THOMAS P. DOUCETTE, PRESIDENT

DATE:

U.S. BANK NATIONAL ASSOCIATION, D/B/A
HOUSING CAPITAL COMPANY

BY: NAME:

IT'S:

NOTARY STATEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA)
COUNTY OF) S.S.

ON , 2022, BEFORE ME ,
A NOTARY PUBLIC PERSONALLY APPEARED
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S)
WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED
TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED
CAPACITY(IES) AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE
PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED
THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA
THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND,

SIGNATURE: NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PRINTED NAME

PRINCIPAL COUNTY OF BUSINESS:

MY COMMISSION EXPIRES:

COMMISSION NUMBER OF NOTARY:

CITY CLERK'S STATEMENT

THIS IS TO CERTIFY THAT AT ITS REGULAR MEETING HELD ON DAY OF , 20 ,
THE CITY COUNCIL OF THE CITY OF RIVERBANK, COUNTY OF STANISLAUS, STATE OF
CALIFORNIA, APPROVED THIS FINAL MAP AND ACCEPTED ON BEHALF OF THE PUBLIC FOR
PUBLIC USE, THE STREETS, AVENUES, ROADS, EASEMENTS, LOT A, AND OTHER PUBLIC PLACES
AND DEDICATIONS AS SHOWN ON THIS FINAL MAP. SAID APPROVAL IS NOT TO BE CONSTRUED
AS ACCEPTANCE OF THE REMAINING STREETS SHOWN THEREON.

DATED THIS DAY OF , 20 .

MARISELA H. GARCIA, INTERIM CITY MANAGER

DATE

BEING A SUBDIVISION OF PARCELS 1 AND 2 AS SHOWN ON THE
PARCEL MAP RECORDED IN BOOK 58, AT PAGE 44, STANISLAUS
COUNTY RECORDS, AND LYING WITHIN THE NORTHEAST 1/4 OF
SECTION 34 TOWNSHIP 2 SOUTH, RANGE 9 EAST, M.D.M., CITY OF
RIVERBANK, STANISLAUS COUNTY, CALIFORNIA

MAY 2022

MVE, INC.
1117 "L" STREET
MODESTO, CALIFORNIA 95354
(209) 526-4214

NOTARY STATEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA)
COUNTY OF) S.S.

ON , 2022, BEFORE ME ,
A NOTARY PUBLIC PERSONALLY APPEARED
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S)
WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED
TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED
CAPACITY(IES) AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE
PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED
THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA
THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND,

SIGNATURE: NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PRINTED NAME
PRINCIPAL COUNTY OF BUSINESS:
MY COMMISSION EXPIRES:
COMMISSION NUMBER OF NOTARY:

CLERK OF THE BOARD OF SUPERVISOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THE OWNER(S) OF THE PROPERTY SHOWN ON THE
ACCOMPANYING MAP HAVE FILED WITH THE BOARD OF SUPERVISORS:

(CHECK ONE)

A BOND OR DEPOSIT APPROVED BY SAID BOARD TO SECURE THE PAYMENT
OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH ARE
AT THE TIME OF FILING THIS MAP, A LIEN AGAINST SAID PROPERTY OR ANY
PART THEREOF.

A RECEIPTED TAX BILL OR BILLS OR SUCH OTHER EVIDENCE AS MAY BE
REQUIRED BY SAID BOARD SHOWING FULL PAYMENT OF ALL APPLICABLE
TAXES.

ELIZABETH KING
CLERK OF THE BOARD OF SUPERVISORS
STANISLAUS COUNTY

DATE

BY DEPUTY

DATE

PRINT NAME:

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A
FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP
ACT AND LOCAL ORDINANCE AT THE REQUEST OF DMG DEVELOPMENT, L.P. A
CALIFORNIA DOMESTIC LIMITED PARTNERSHIP, IN NOVEMBER OF 2021. I HEREBY
STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE
POSITIONS INDICATED, OR THAT THEY WILL BE SET ON OR BEFORE MAY 2024, AND
THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED,
AND THAT THIS SUBDIVISION MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY
APPROVED TENTATIVE MAP AND THAT THE SURVEY IS TRUE AND COMPLETE AS
SHOWN.

JAMES N. LANDRUM LS 5837

DATE



CITY SURVEYOR'S CERTIFICATE

THIS IS TO STATE THAT I HAVE EXAMINED THE ACCOMPANYING FINAL MAP, THAT
THE SUBDIVISION IS SHOWN SUBSTANTIALLY THE SAME AS IT APPEARED ON THE
TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL
PROVISIONS OF THE SUBDIVISION MAP ACT AND THE MUNICIPAL CODE APPLICABLE
AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH,
AND THE MAP IS TECHNICALLY CORRECT.

WILLIAM F. KULL, CITY SURVEYOR
P.L.S. 5792

DATE



TAX COLLECTOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THERE ARE NO LIENS AGAINST THE PROPERTY OR ANY
PART THEREOF FOR ANY UNPAID STATE, COUNTY, SCHOOL, MUNICIPAL OR LOCAL
TAXES, OR SPECIAL ASSESSMENTS, EXCEPT SPECIAL ASSESSMENTS OR TAXES NOT
YET PAYABLE AGAINST THE LAND SHOWN ON THIS MAP.

AS TO STATE, COUNTY, SCHOOL, OR MUNICIPAL TAXES:
DONNA RILEY
STANISLAUS COUNTY TAX COLLECTOR

BY DEPUTY

DATE

PRINT NAME:

PLANNING COMMISSION CERTIFICATE

THIS IS TO CERTIFY THAT THIS SUBDIVISION MAP SUBSTANTIALLY CONFORMED TO
THE LARGE LOT TENTATIVE MAP RECOMMENDED BY THE PLANNING COMMISSION AT A
DULY AUTHORIZED MEETING HELD ON OCTOBER 1, 2019 AND APPROVED BY THE
CITY COUNCIL AT A DULY AUTHORIZED MEETING HELD ON THE 22ND DAY OF
OCTOBER 2019. THE CORRESPONDING SMALL LOT TENTATIVE MAP WAS APPROVED
BY DEVELOPMENT SERVICES DEPARTMENT RESOLUTION NO. 2021-001 ON THE 23RD
OF SEPTEMBER 2021 PURSUANT TO THE RECORDED CROSSROADS WEST SPECIFIC
PLAN DEVELOPMENT AGREEMENT (DOC 2020-0047-67-00)

DONNA KENNEY
SECRETARY OF PLANNING COMMISSION

DATE

RECORDER'S STATEMENT

FILED THIS DAY OF 2022 AT M IN

BOOK OF SUBDIVISION MAPS, AT PAGES AT THE REQUEST OF THE
COUNTY SURVEYOR.

DONNA LINDER
COUNTY CLERK-RECORDER

DOCUMENT No.

FEE

BY DEPUTY

CROSSROADS WEST UNIT 2

BEING A SUBDIVISION OF PARCELS 1 AND 2 AS SHOWN ON THE PARCEL MAP RECORDED IN BOOK 58, AT PAGE 44, STANISLAUS COUNTY RECORDS, AND LYING WITHIN THE NORTHEAST 1/4 OF SECTION 34 TOWNSHIP 2 SOUTH, RANGE 9 EAST, M.D.M., CITY OF RIVERBANK, STANISLAUS COUNTY, CALIFORNIA

MAY 2022

MVE, INC.
1117 "L" STREET
MODESTO, CALIFORNIA 95354
(209) 526-4214

3/4" IRON PIPE W/PLUG
STAMPED L.S. 5837
ACCEPTED AS NORTHEAST
CORNER SECTION 34 T2S,
R9E (A)(E)(J)(L)

3/4" IRON PIPE W/PLUG
STAMPED L.S. 5837
ACCEPTED AS NORTHEAST
CORNER SECTION 34 T2S,
R9E (A)(E)(J)(L)

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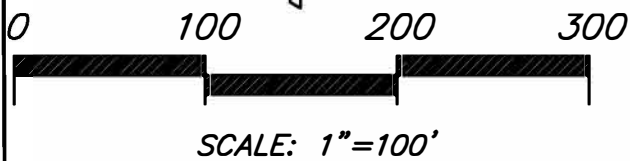
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3/4" IRON PIPE W/PLUG
STAMPED L.S. 5837
ACCEPTED AS NORTHEAST
CORNER SECTION 34 T2S,
R9E (A)(E)(J)(L)

COR. SEC. 34 FD. CONC.
MON W/ BRASS DISK IN WELL
STAMPED "CLARIBEL 1973"
(GPS MON. 2826)(E)(F)(K)(L)



LEGEND

- FOUND MONUMENT AS NOTED
- SET 3/4" IRON PIPE W/PLUG L.S. 5837 IN MONUMENT WELL PER CITY OF RIVERBANK STANDARDS
- SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- SET 3/4" IRON PIPE W/PLUG L.S. 5837
- CALCULATED POINT - NOTHING FOUND OR SET
- STANISLAUS COUNTY RECORDS
- SEE SURVEY REFERENCES
- MEASURED BY THIS SURVEY
- UNLESS OTHERWISE NOTED
- PUBLIC UTILITY EASEMENT
- RADIAL
- WITNESS CORNER
- LOT LINE
- CENTERLINE
- SECTION/FRACTIONAL SECTION LINE
- RIGHT OF WAY
- BOUNDARY LINE
- OAKVIEW TRACT LOT LINE

BASIS OF BEARINGS

THE BEARING OF NORTH 00°18'55" WEST BETWEEN MONUMENTS FOUND ALONG THE CENTERLINE OF OAKDALE ROAD AT THE NORTHEAST CORNER OF SECTION 34 AND EAST QUARTER CORNER OF SECTION 34, AS SHOWN ON RECORD OF SURVEY 33-70, BEING THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 34/2/9.

GENERAL NOTES:

- ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
- THE TOTAL AREA SUBDIVIDED BY THIS MAP = 23.89 ACRES, CONTAINING 137 RESIDENTIAL LOTS, LOT A, RIGHT OF WAY DEDICATIONS ALONG OAKDALE ROAD, WESTGATE DRIVE, SATINLEAF DRIVE, CASTLE OAKS LANE, STARWOOD DRIVE, SPINNAKER LANE, SHORELINE DRIVE, HARMONY CIRCLE, HARVEST CREEK DRIVE, PORTSIDE DRIVE, REGATTA LANE, AND DRAWBRIDGE WAY BEING DEDICATED TO THE CITY OF RIVERBANK BY THIS MAP.
- LOT CORNERS: SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- WESTGATE DRIVE WAS PREVIOUSLY NAMED CRAWFORD ROAD.

SURVEY REFERENCES

- | | | | |
|-----|------------------------|-----|------------------------|
| (A) | PARCEL MAP 55-78 | (G) | PARCEL MAP 58-26 |
| (B) | PARCEL MAP 16-104 | (H) | DOC# 2003-011386 |
| (C) | SUBDIVISION MAP 18-39 | (I) | DOC# 2004-0048524 |
| (D) | OAKVIEW TRACT 6-8 | (J) | SUBDIVISION MAP 44-94 |
| (E) | RECORD OF SURVEY 33-70 | (K) | RECORD OF SURVEY 32-98 |
| (F) | RECORD OF SURVEY 33-86 | (L) | PARCEL MAP 58-44 |

CROSSROADS WEST UNIT 2

BEING A SUBDIVISION OF PARCELS 1 AND 2 AS SHOWN ON THE
PARCEL MAP RECORDED IN BOOK 58, AT PAGE 44, STANISLAUS
COUNTY RECORDS, AND LYING WITHIN THE NORTHEAST 1/4 OF
SECTION 34 TOWNSHIP 2 SOUTH, RANGE 9 EAST, M.D.M., CITY OF
RIVERBANK, STANISLAUS COUNTY, CALIFORNIA

MAY 2022

MVE, INC.
1117 "L" STREET
MODESTO, CALIFORNIA 95354
(209) 526-4214

LEGEND

- FOUND MONUMENT AS NOTED
- ⊙ SET 3/4" IRON PIPE W/PLUG L.S. 5837 IN MONUMENT WELL PER CITY OF RIVERBANK STANDARDS
- ⊕ SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- SET 3/4" IRON PIPE W/PLUG L.S. 5837
- + CALCULATED POINT - NOTHING FOUND OR SET
- S.C.R. STANISLAUS COUNTY RECORDS
- (R1) SEE SURVEY REFERENCES
- (M) MEASURED BY THIS SURVEY UNLESS OTHERWISE NOTED
- P.U.E. PUBLIC UTILITY EASEMENT
- (R) RADIAL
- W.C. WITNESS CORNER
- LOT LINE
- CENTERLINE
- SECTION/FRACTIONAL SECTION LINE
- RIGHT OF WAY
- BOUNDARY LINE
- OAKVIEW TRACT LOT LINE

BASIS OF BEARINGS

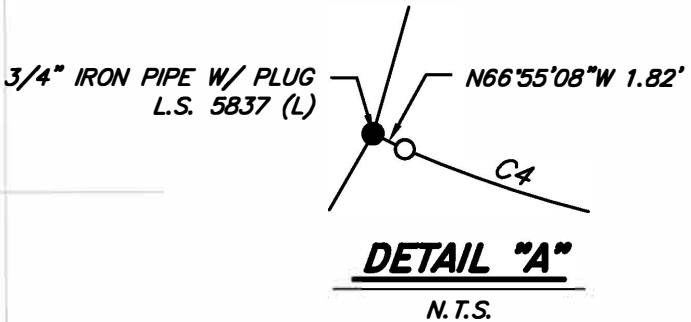
THE BEARING OF NORTH 00°18'55" WEST BETWEEN MONUMENTS
FOUND ALONG THE CENTERLINE OF OAKDALE ROAD AT THE
NORTHEAST CORNER OF SECTION 34 AND EAST QUARTER CORNER
OF SECTION 34, AS SHOWN ON RECORD OF SURVEY 33-70,
BEING THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION
34/2/9.

GENERAL NOTES:

- ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
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DEDICATIONS ALONG OAKDALE ROAD, WESTGATE DRIVE, SATINLEAF
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SHORELINE DRIVE, HARMONY CIRCLE, HARVEST CREEK DRIVE,
PORTSIDE DRIVE, REGATTA LANE, AND DRAWBRIDGE WAY BEING
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SURVEY REFERENCES

- (A) PARCEL MAP 55-78
- (B) PARCEL MAP 16-104
- (C) SUBDIVISION MAP 18-39
- (D) OAKVIEW TRACT 6-8
- (E) RECORD OF SURVEY 33-70
- (F) RECORD OF SURVEY 33-86
- (G) PARCEL MAP 58-26
- (H) DOC# 2003-011386
- (I) DOC# 2004-0048524
- (J) SUBDIVISION MAP 44-94
- (K) RECORD OF SURVEY 32-98
- (L) PARCEL MAP 58-44



W.C. DETAIL

N.T.S.

Line Table

Line #	Length	Direction
L1	22.33'	S37°36'45"E
L2	22.63'	N45°34'52"E
L3	22.63'	N44°25'08"W
L4	23.02'	N46°35'30"E

Curve Table

Curve #	Length	Radius	Delta
C1	25.15'	276.00'	5°13'19"
C2	98.65'	276.00'	20°28'44"
C3	73.49'	276.00'	15°15'25"
C4	48.64'	313.56'	8°53'15"
C5	77.67'	300.00'	14°50'01"
C6	29.56'	300.00'	5°38'42"
C7	107.23'	300.00'	20°28'44"

OAKVIEW
TRACT
VOL 6 PAGE 8
POR. LOT 6

LOT 6

LOT 2

LOT 2

LOT 7

SATINLEAF
DRIVE

CASTLE OAKS LANE

CROSSROADS
WEST UNIT 1
44-M-94

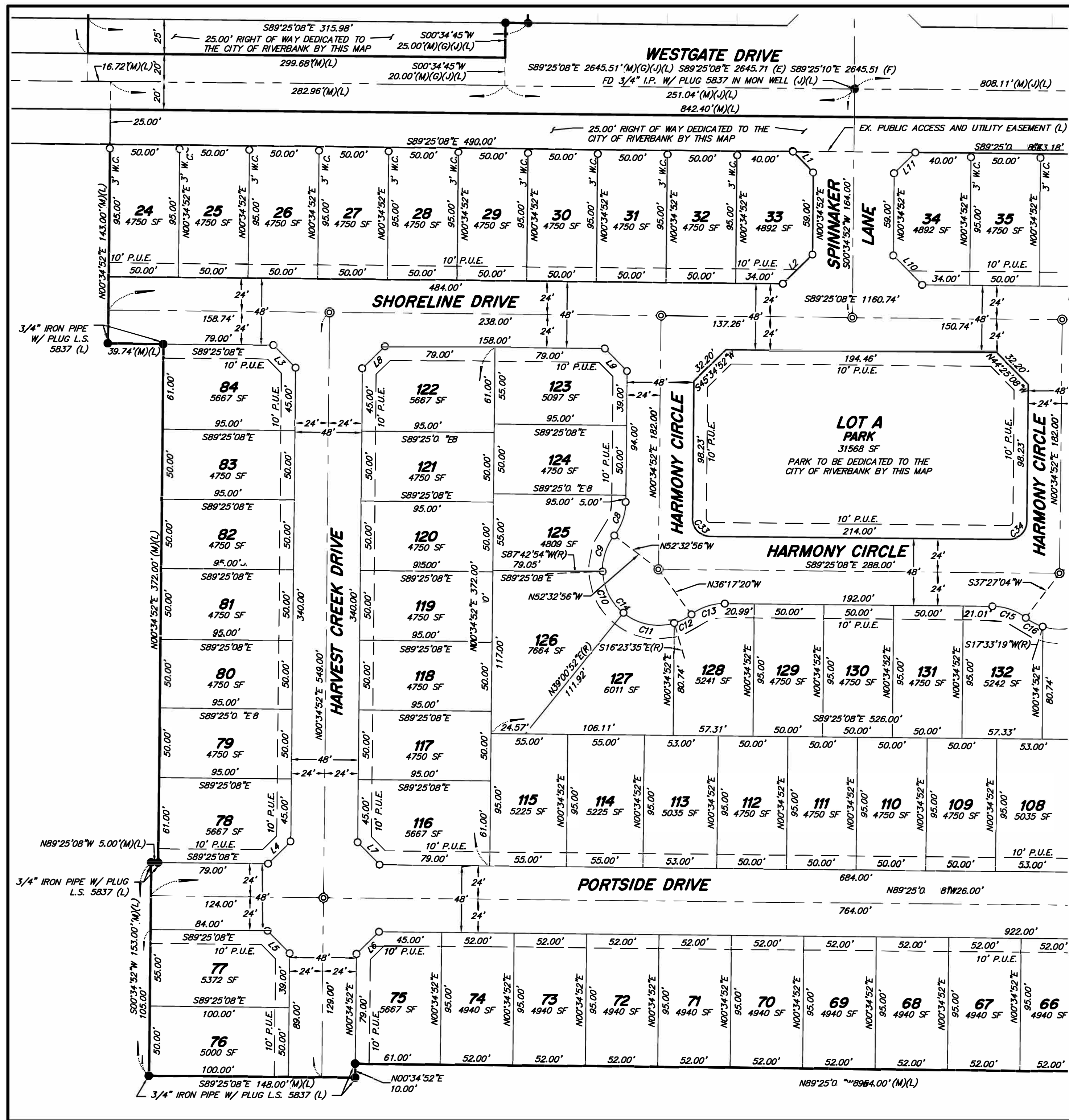
STARWOOD DRIVE

WESTGATE DRIVE

SEE SHEET 4

SEE SHEET 5

SHEET 3 OF 5



CROSSROADS WEST UNIT 2

BEING A SUBDIVISION OF PARCELS 1 AND 2 AS SHOWN ON THE PARCEL MAP RECORDED IN BOOK 58, AT PAGE 44, STANISLAUS COUNTY RECORDS, AND LYING WITHIN THE NORTHEAST 1/4 OF SECTION 34 TOWNSHIP 2 SOUTH, RANGE 9 EAST, M.D.M., CITY OF RIVERBANK, STANISLAUS COUNTY, CALIFORNIA

MAY 2022

MVE, INC.
1117 "L" STREET
MODESTO, CALIFORNIA 95354
(209) 526-4214



LEGEND

- FOUND MONUMENT AS NOTED
- ⊙ SET 3/4" IRON PIPE W/PLUG L.S. 5837 IN MONUMENT WELL PER CITY OF RIVERBANK STANDARDS
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- STANISLAUS COUNTY RECORDS
- SEE SURVEY REFERENCES
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- RADIAL
- WITNESS CORNER
- LOT LINE
- CENTERLINE
- SECTION/FRACTIONAL SECTION LINE
- RIGHT OF WAY
- BOUNDARY LINE

BASIS OF BEARINGS

THE BEARING OF NORTH 00°18'55" WEST BETWEEN MONUMENTS FOUND ALONG THE CENTERLINE OF OAKDALE ROAD AT THE NORTHEAST CORNER OF SECTION 34 AND EAST QUARTER CORNER OF SECTION 34, AS SHOWN ON RECORD OF SURVEY 33-70, BEING THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 34/2/9.

GENERAL NOTES:

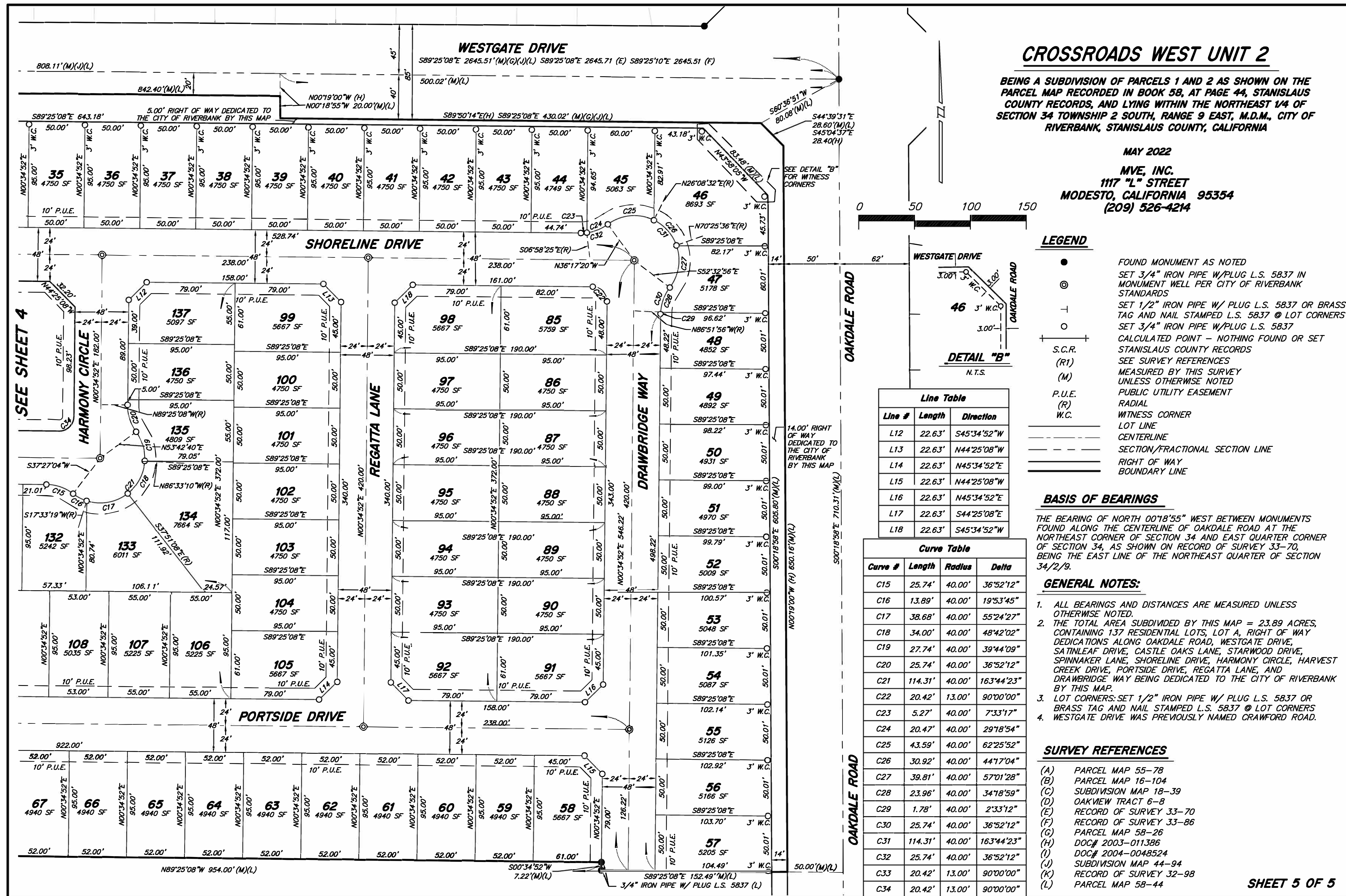
- ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
- THE TOTAL AREA SUBDIVIDED BY THIS MAP = 23.89 ACRES, CONTAINING 137 RESIDENTIAL LOTS, LOT A, RIGHT OF WAY DEDICATIONS ALONG OAKDALE ROAD, WESTGATE DRIVE, SATINLEAF DRIVE, CASTLE OAKS LANE, STARWOOD DRIVE, SPINNAKER LANE, SHORELINE DRIVE, HARMONY CIRCLE, HARVEST CREEK DRIVE, PORTSIDE DRIVE, REGATTA LANE, AND DRAWBRIDGE WAY BEING DEDICATED TO THE CITY OF RIVERBANK BY THIS MAP.
- LOT CORNERS: SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- WESTGATE DRIVE WAS PREVIOUSLY NAMED CRAWFORD ROAD.

SURVEY REFERENCES

- (A) PARCEL MAP 55-78
- (B) PARCEL MAP 16-104
- (C) SUBDIVISION MAP 18-39
- (D) OAKVIEW TRACT 6-8
- (E) RECORD OF SURVEY 33-70
- (F) RECORD OF SURVEY 33-86
- (G) PARCEL MAP 58-26
- (H) DOC# 2003-011386
- (I) DOC# 2004-0048524
- (J) SUBDIVISION MAP 44-94
- (K) RECORD OF SURVEY 32-98
- (L) PARCEL MAP 58-44

Line Table		
Line #	Length	Direction
L1	21.21'	N44°25'08"W
L2	29.70'	N45°34'52"E
L3	22.63'	N44°25'08"W
L4	22.63'	N45°34'52"E
L5	22.63'	N44°25'08"W
L6	22.63'	S45°34'52"W
L7	22.63'	S44°25'08"E
L8	22.63'	S45°34'52"W
L9	22.63'	N44°25'08"W
L10	29.70'	S44°25'08"E
L11	21.21'	S45°34'52"W

Curve Table			
Curve #	Length	Radius	Delta
C8	25.74'	40.00'	36°52'12"
C9	27.74'	40.00'	39°44'09"
C10	34.00'	40.00'	48°42'02"
C11	38.68'	40.00'	55°24'27"
C12	13.89'	40.00'	19°53'45"
C13	25.74'	40.00'	36°52'12"
C14	114.31'	40.00'	163°44'23"
C15	25.74'	40.00'	36°52'12"
C16	13.89'	40.00'	19°53'45"
C33	20.42'	13.00'	90°00'00"
C34	20.42'	13.00'	90°00'00"



CROSSROADS WEST UNIT 2

BEING A SUBDIVISION OF PARCELS 1 AND 2 AS SHOWN ON THE
PARCEL MAP RECORDED IN BOOK 58, AT PAGE 44, STANISLAUS
COUNTY RECORDS, AND LYING WITHIN THE NORTHEAST 1/4 OF
SECTION 34 TOWNSHIP 2 SOUTH, RANGE 9 EAST, M.D.M., CITY OF
RIVERBANK, STANISLAUS COUNTY, CALIFORNIA

MAY 2022

MVE, INC.
1117 "L" STREET
MODESTO, CALIFORNIA 95354
(209) 526-4214

LEGEND

- FOUND MONUMENT AS NOTED
- ⊙ SET 3/4" IRON PIPE W/PLUG L.S. 5837 IN MONUMENT WELL PER CITY OF RIVERBANK STANDARDS
- ⊕ SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- SET 3/4" IRON PIPE W/PLUG L.S. 5837
- + CALCULATED POINT - NOTHING FOUND OR SET
- S.C.R. STANISLAUS COUNTY RECORDS
- (R1) SEE SURVEY REFERENCES
- (M) MEASURED BY THIS SURVEY
- (R) UNLESS OTHERWISE NOTED
- P.U.E. PUBLIC UTILITY EASEMENT
- (R) RADIAL
- W.C. WITNESS CORNER
- LOT LINE
- CENTERLINE
- SECTION/FRACTIONAL SECTION LINE
- RIGHT OF WAY
- BOUNDARY LINE

BASIS OF BEARINGS

THE BEARING OF NORTH 00°18'55" WEST BETWEEN MONUMENTS
FOUND ALONG THE CENTERLINE OF OAKDALE ROAD AT THE
NORTHEAST CORNER OF SECTION 34 AND EAST QUARTER CORNER
OF SECTION 34, AS SHOWN ON RECORD OF SURVEY 33-70,
BEING THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION
34/2/9.

GENERAL NOTES:

- ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
- THE TOTAL AREA SUBDIVIDED BY THIS MAP = 23.89 ACRES, CONTAINING 137 RESIDENTIAL LOTS, LOT A, RIGHT OF WAY DEDICATIONS ALONG OAKDALE ROAD, WESTGATE DRIVE, SATINLEAF DRIVE, CASTLE OAKS LANE, STARWOOD DRIVE, SPINNAKER LANE, SHORELINE DRIVE, HARMONY CIRCLE, HARVEST CREEK DRIVE, PORTSIDE DRIVE, REGATTA LANE, AND DRAWBRIDGE WAY BEING DEDICATED TO THE CITY OF RIVERBANK BY THIS MAP.
- LOT CORNERS: SET 1/2" IRON PIPE W/ PLUG L.S. 5837 OR BRASS TAG AND NAIL STAMPED L.S. 5837 @ LOT CORNERS
- WESTGATE DRIVE WAS PREVIOUSLY NAMED CRAWFORD ROAD.

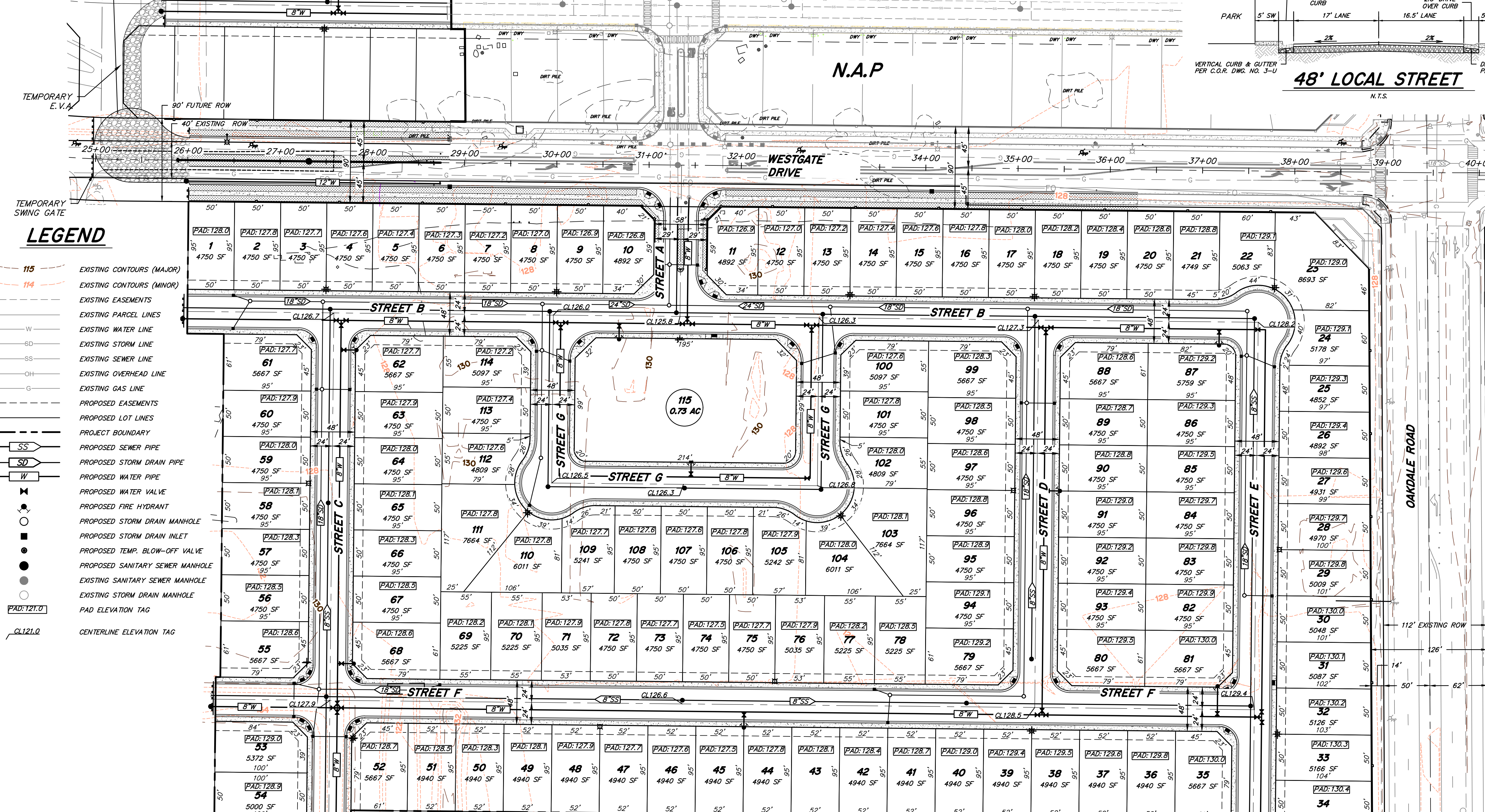
SURVEY REFERENCES

- (A) PARCEL MAP 55-78
- (B) PARCEL MAP 16-104
- (C) SUBDIVISION MAP 18-39
- (D) OAKVIEW TRACT 6-8
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- (I) DOC# 2004-0048524
- (J) SUBDIVISION MAP 44-94
- (K) RECORD OF SURVEY 32-98
- (L) PARCEL MAP 58-44

CROSSROADS WEST - UNIT NO. 2 MACHADO FAMILY PROPERTY TENTATIVE SUBDIVISION MAP

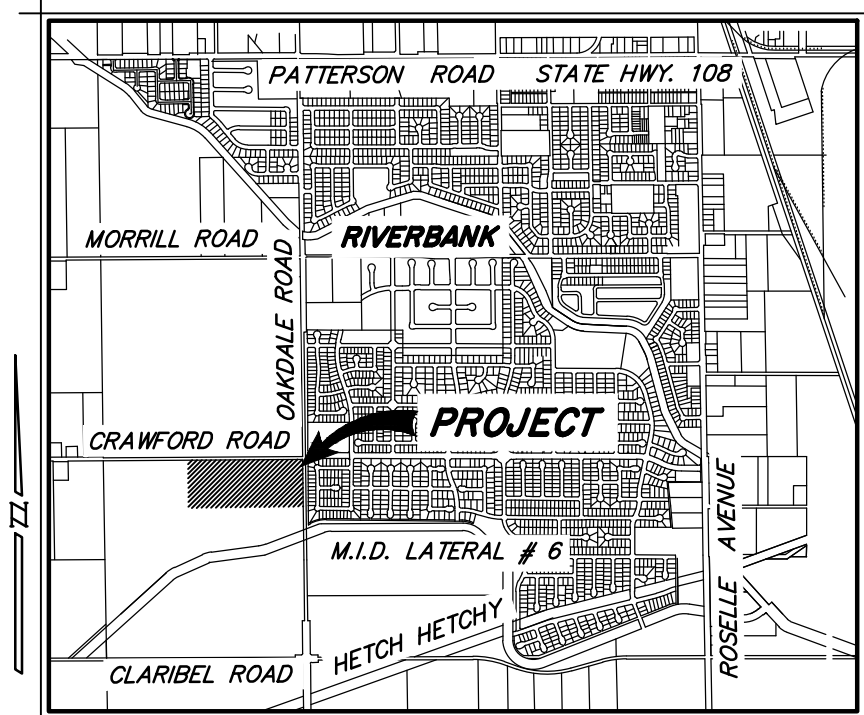
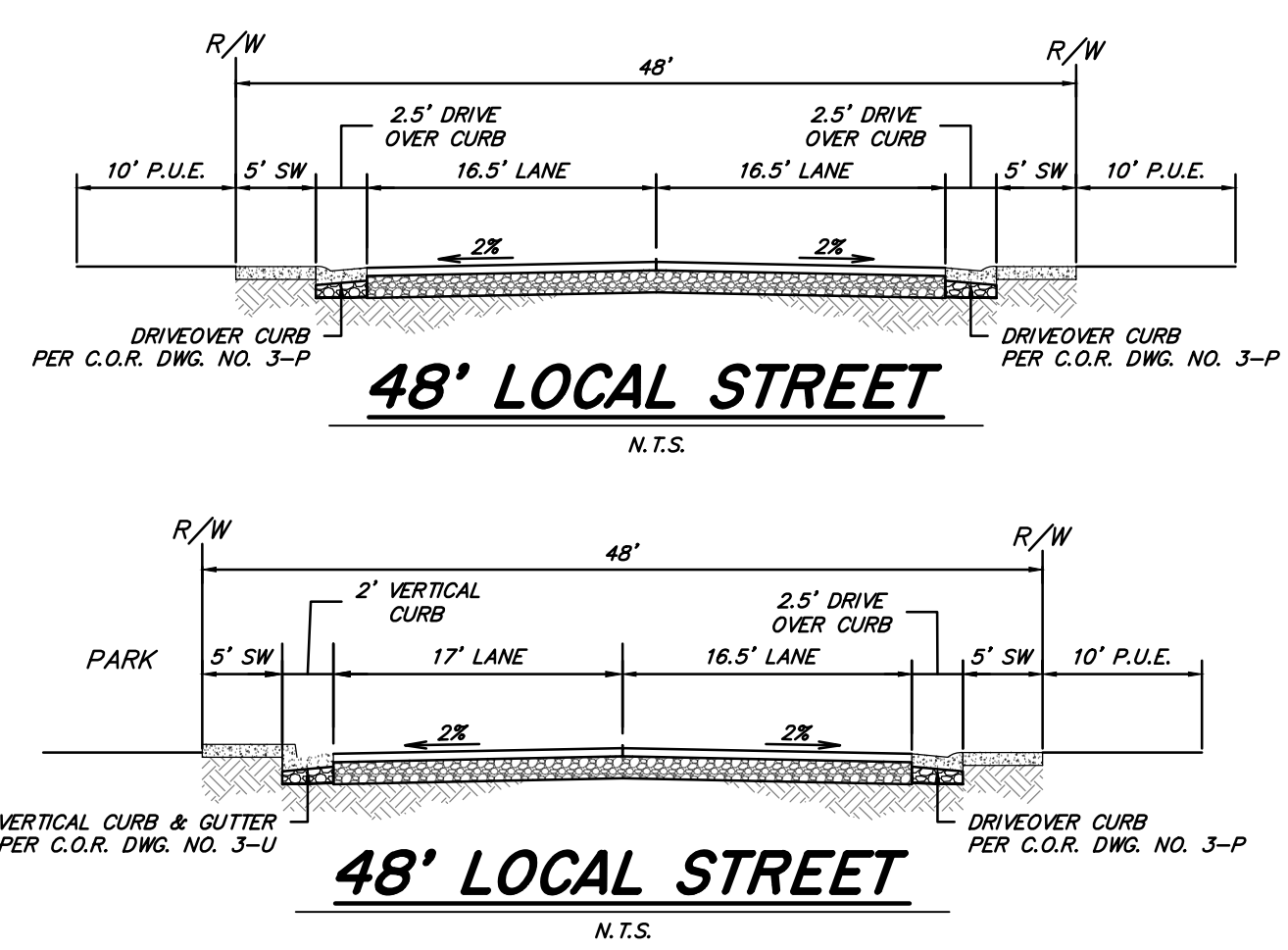
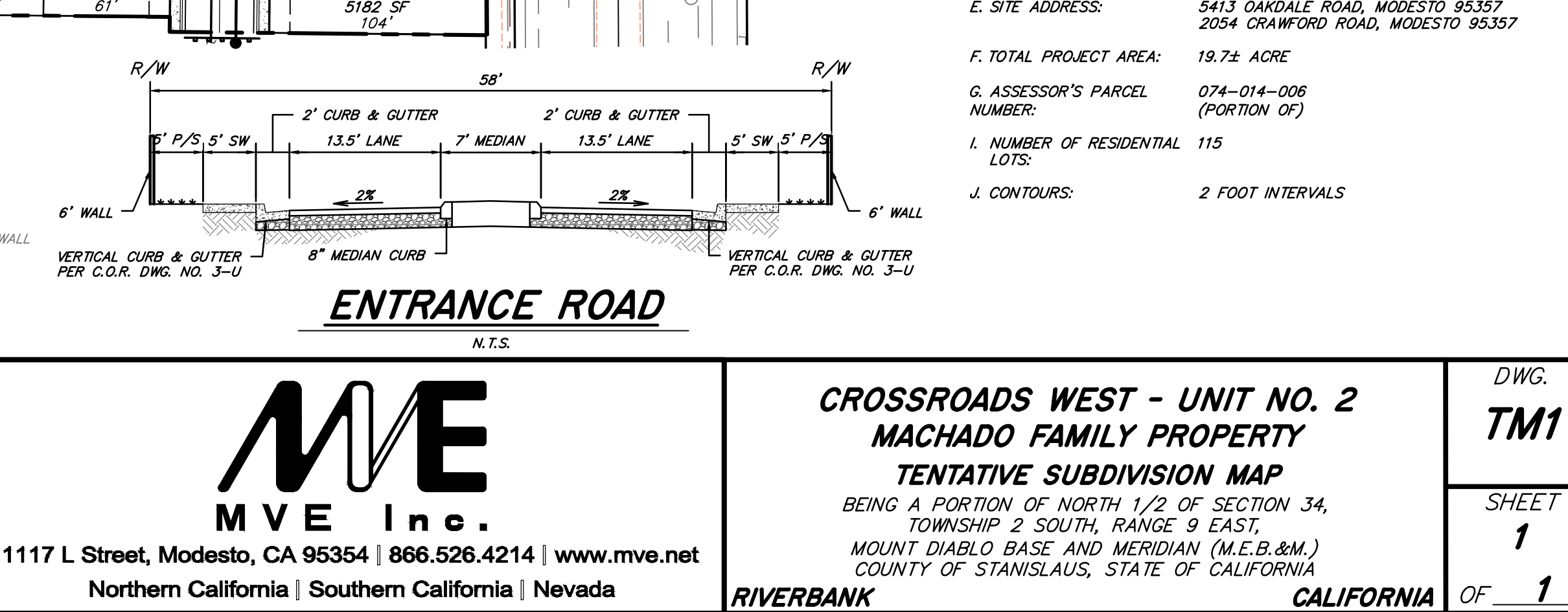
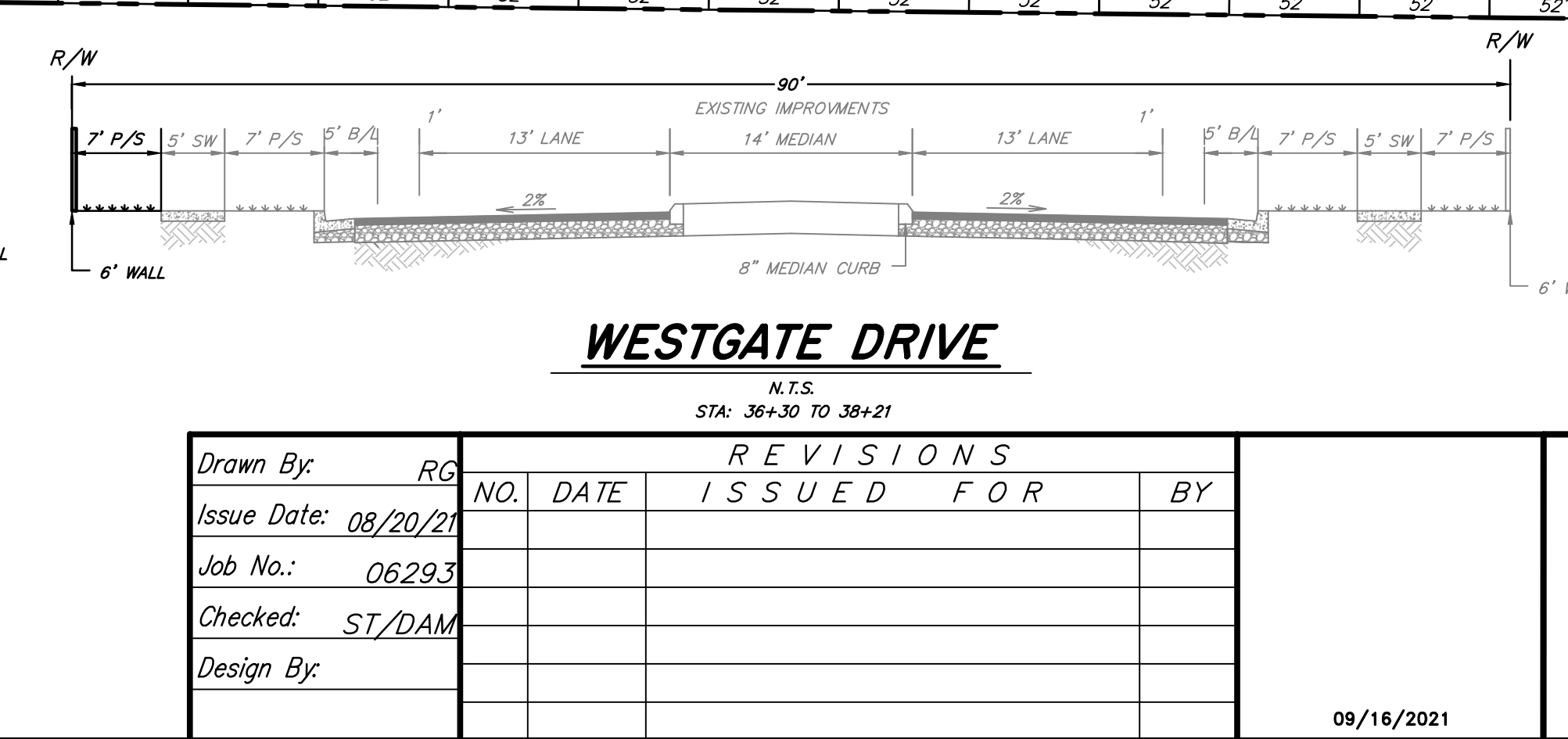
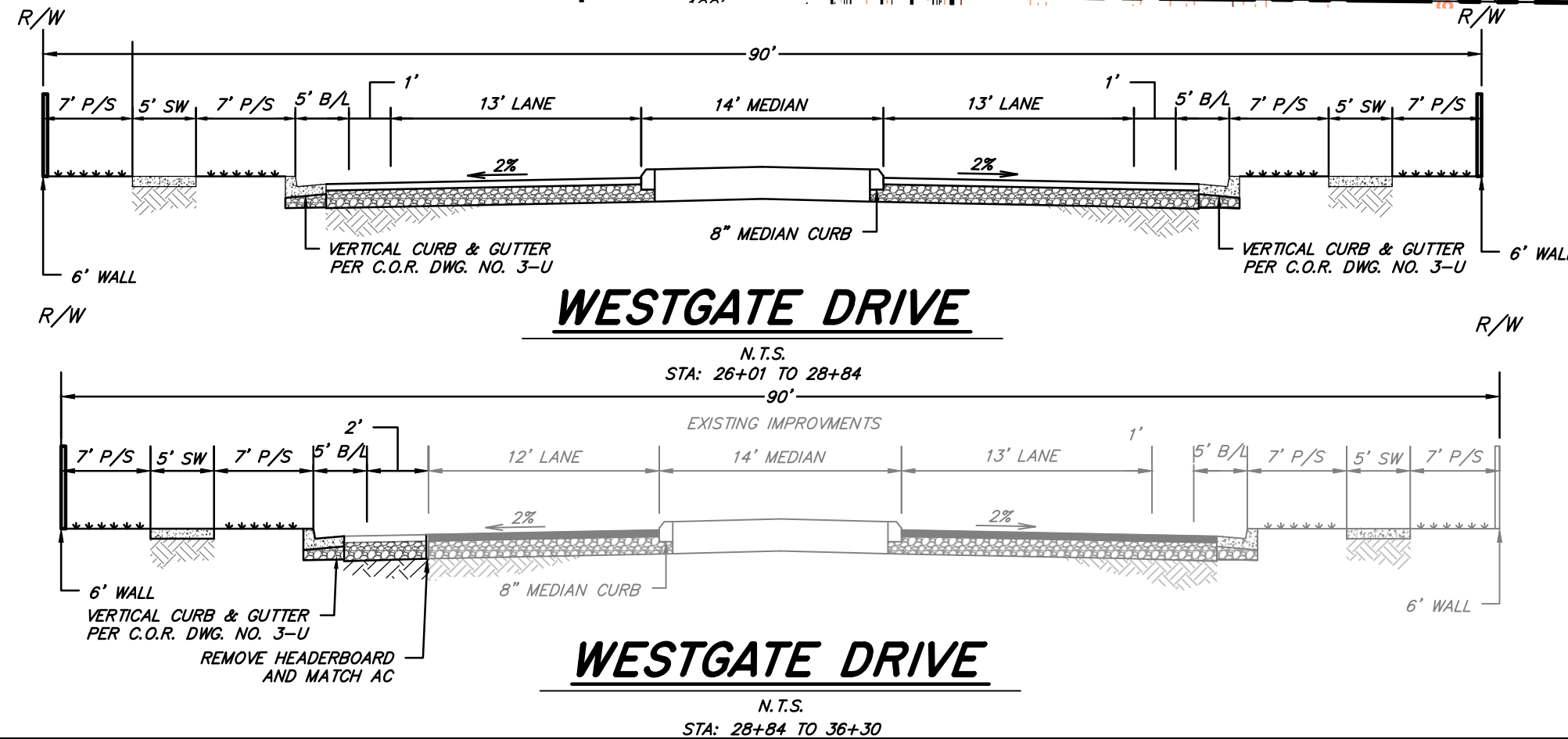
RIVERBANK, CALIFORNIA
BEING A PORTION OF NORTH 1/2 OF SECTION 34,
TOWNSHIP 2 SOUTH, RANGE 9 EAST,
MOUNT DIABLO BASE AND MERIDIAN (M.D.B.&M.)
COUNTY OF STANISLAUS, STATE OF CALIFORNIA

0 60 120 180
SCALE: 1"=60'



LEGEND

- 115 EXISTING CONTOURS (MAJOR)
- 114 EXISTING CONTOURS (MINOR)
- EXISTING EASEMENTS
- EXISTING PARCEL LINES
- EXISTING WATER LINE
- SD EXISTING STORM LINE
- SS EXISTING SEWER LINE
- OH EXISTING OVERHEAD LINE
- G EXISTING GAS LINE
- PROPOSED EASEMENTS
- PROPOSED LOT LINES
- SS PROPOSED SEWER PIPE
- SD PROPOSED STORM DRAIN PIPE
- W PROPOSED WATER PIPE
- PROPOSED FIRE HYDRANT
- PROPOSED STORM DRAIN MANHOLE
- PROPOSED STORM DRAIN INLET
- PROPOSED TEMP. BLOW-OFF VALVE
- PROPOSED SANITARY SEWER MANHOLE
- EXISTING SANITARY SEWER MANHOLE
- EXISTING STORM DRAIN MANHOLE
- PAD ELEVATION TAG
- CL ELEVATION TAG



WRITTEN STATEMENTS

- EXISTING ZONING: LOW DENSITY RESIDENTIAL (LDR)/CROSSROADS WEST SPECIFIC PLAN(CWSP) GENERAL PLAN DESIGNATION: CWSP
- LOTS 1-115 ARE PROPOSED FOR SINGLE FAMILY RESIDENTIAL USES. LOT 115 IS PROPOSED FOR A PLANNED PARK.
- UTILITIES:
 - WATER SYSTEM - CITY OF RIVERBANK
 - SANITARY SYSTEM - CITY OF RIVERBANK
 - STORM DRAINAGE - CITY OF RIVERBANK
 - GAS - PG&E
 - ELECTRIC - MID
 - TELEPHONE - SBC
 - SCHOOL DISTRICT - SYLVAN SCHOOL DISTRICT - GRADES K-8 AND MODESTO HIGH SCHOOL DISTRICT - GRADES 9-12
- TEMPORARY EROSION CONTROL:
FOR THE SUBDIVISION PORTION OF THE PROJECT: WATERING TRUCKS, PHASING OF DEVELOPMENT TO MINIMIZE DISTURBED AREAS AND HYDROSEEDING DISTURBED AREAS NO LONGER ACTIVE.
PERMANENT EROSION CONTROL FOR SUBDIVISION
TYPICALLY RESIDENTIAL LANDSCAPING OF PERVIOUS AREAS.
- ALL REPORTS AND STUDIES COMPLETED FOR THE ENTIRE SPECIFIC PLAN AREA ARE INCLUDED WITHIN THE DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE CWSP (SCH-2017032062).
- THERE ARE NO PROPOSED AREAS TO BE OWNED IN COMMON.
- 6' SOUND WALLS ARE PROPOSED ALONG THE WEST SIDE OF OAKDALE ROAD, AND THE SOUTH SIDE OF WESTGATE DRIVE WHERE NO LOTS FRONT. LANDSCAPING IS PROPOSED AS SHOWN ON THIS MAP. A MAINTENANCE COMMUNITY FACILITIES DISTRICT (CFD) WILL BE CREATED FOR THE PROJECT TO OPERATE AND MAINTAIN FACILITIES INCLUDING STREET LIGHTS, PARKWAY LANDSCAPING, PARKS AND OTHER LANDSCAPE AREAS, WALL, STORM DRAINAGE SYSTEMS, STREET MAINTENANCE AS WELL PROVIDE FUNDING FOR POLICE PROTECTION.
- FINANCING STRATEGIES TO BE CONSISTENT WITH CHAPTER 9 OF THE CWSP.
- PLANNED IMPROVEMENTS TO WESTGATE DRIVE PROPOSED AS SHOWN ON THIS MAP. OAKDALE ROAD IMPROVEMENTS ARE PROPOSED TO BE COMPLETED BY THE CITY OF RIVERBANK. OFF-SITE SANITARY SEWER IMPROVEMENTS TO BE INSTALLED CONSISTENT WITH THE DEVELOPMENT AGREEMENT FOR THE PROPERTY.
- SOLAR ACCESS SHALL BE CONSISTENT WITH CALIFORNIA GREEN BUILDING STANDARDS CODE (CALIFORNIA CODE OF REGULATIONS, TITLE 24 PART 11).
- THE SUBDIVIDER HEREBY RESERVES THE RIGHT TO FILE "MULTIPLE SUBDIVISION MAPS" AS SET FORTH BY THE SUBDIVISION MAP ACT, ARTICLE 4 SECTION 66456.1.
- EXISTING DITCHES AND IRRIGATION PIPELINES TO BE RELOCATED, REMOVED OR ABANDONED IN ACCORDANCE WITH M.I.D. REQUIREMENTS.
- A 10' PUBLIC UTILITY EASEMENT (PUE) WILL BE PROVIDED IN ALL LOCATIONS WHERE A WALL CONDITION DOES NOT EXIST. WHERE THE WALL CONDITION OCCURS PROPOSED UTILITIES WILL BE INSTALLED WITHIN THE PUBLIC RIGHT-OF-WAY.
- THE WESTERN PROPERTY LINE OF THE PARK LOT SHALL CONTAIN A SCHOOL BUS STOP WHICH IS TO BE DESIGNATED BY A WHITE "NO PARKING/LOADING ZONE" CURB, A "NO PARKING DURING 6AM-9AM & 1PM-4PM (MONDAY-FRIDAY)" SIGN, AND A COUPLE OF BENCHES.

PROJECT INFORMATION

- A. REGULATORY AGENCY: CITY OF RIVERBANK
6617 THIRD STREET
RIVERBANK, CA 95367
T: 209-863-7124
- B. APPLICANTS/OWNERS: MACHADO, ALEXANDER, HIGH, AND PARSONS FAMILIES, ET AL.
- C. ENGINEER: MVE, INC.
1117 L STREET
MODESTO, CA 95354
T: 209-526-4214
- D. EXISTING USE: AGRICULTURE
- E. SITE ADDRESS: 5413 OAKDALE ROAD, MODESTO 95357
2054 CRAWFORD ROAD, MODESTO 95357
- F. TOTAL PROJECT AREA: 19.7± ACRE
- G. ASSESSOR'S PARCEL NUMBER: 074-014-006 (PORTION OF)
- H. NUMBER OF RESIDENTIAL LOTS: 115
- I. CONTOURS: 2 FOOT INTERVALS

Drawn By: RG	REVISIONS			
Issue Date: 08/20/21	NO.	DATE	ISSUED FOR	BY
Job No.: 06293				
Checked: ST/DAM				
Design By:				

MVE Inc.
1117 L Street, Modesto, CA 95354 | 866.526.4214 | www.mve.net
Northern California | Southern California | Nevada

**CROSSROADS WEST - UNIT NO. 2
MACHADO FAMILY PROPERTY
TENTATIVE SUBDIVISION MAP**
BEING A PORTION OF NORTH 1/2 OF SECTION 34,
TOWNSHIP 2 SOUTH, RANGE 9 EAST,
MOUNT DIABLO BASE AND MERIDIAN (M.D.B.&M.)
COUNTY OF STANISLAUS, STATE OF CALIFORNIA

DWG. **TM1**
SHEET **1**
OF **1**

RIVERBANK CALIFORNIA

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.5

SECTION 11: NEW BUSINESS

Meeting Date:	June 28, 2022
Subject:	St. Frances of Rome Church Harm Reduction Program
From:	Marisela H. Garcia, City Manager
Submitted by:	Donna Kenney, Planning & Building Manager

RECOMMENDATION

Listen to the presentation on the St. Francis of Rome Harm Reduction Program and approve the Resolution expressing support.

BACKGROUND

Harm reduction: creates space to empower an individual to identify their priorities, potential risks, and tools to reduce harm(s) associated with drug use.

St. Frances of Rome Church is working to implement a Harm Reduction Program. This harm reduction program is the first of its kind in Stanislaus County.

- Stanislaus County is facing an opioid epidemic. In 2020, there were 74 deaths from opioid overdoses. In 2021, there were 168 opioid overdose deaths based on closed case data from the Stanislaus County Coroner's office.
- Data shows that people between 20 and 39 are more likely to report substance use and die from an overdose. The goal of harm reduction is to keep people who use drugs alive and healthy until they can get the help they need to overcome their substance abuse.

There are eight (8) Harm Reduction Principles:

1. Accepts, for better or worse, that licit and illicit drug use is part of our world and chooses to work to minimize its harmful effects rather than simply ignore or condemn them.
2. Understands drug use as a complex, multi-faceted phenomenon that encompasses a continuum of behaviors from severe use to total abstinence, and acknowledges that some ways of using drugs are clearly safer than others.
3. Establishes quality of individual and community life and well-being — not necessarily cessation of all drug use — as the criteria for successful interventions and policies.

4. Calls for the non-judgmental, non-coercive provision of services and resources to people who use drugs and the communities in which they live in order to assist them in reducing attendant harm.
5. Ensures that people who use drugs and those with a history of drug use routinely have a real voice in the creation of programs and policies designed to serve them.
6. Affirms people who use drugs (PWUD) themselves as the primary agents of reducing the harms of their drug use and seeks to empower PWUD to share information and support each other in strategies which meet their actual conditions of use.
7. Recognizes that the realities of poverty, class, racism, social isolation, past trauma, sex-based discrimination, and other social inequalities affect both people's vulnerability to and capacity for effectively dealing with drug-related harm.
8. Does not attempt to minimize or ignore the real and tragic harm and danger that can be associated with illicit drug use.

As staff has stated during a previous Harm Reduction presentation, the California Department of Public Health (CDPH) offers two (2) pathways to establishing a harm reduction program in a community:

- Programs that apply directly to the CDPH.
- Programs that have the approval of the local jurisdiction (less lengthy process).
St. Francis of Rome Church desires to host the program along with the other social service programs they host at their site.

St. Frances of Rome Church would like to establish a Harm Reduction program in Riverbank. Staff understood the California Department of Public Health ("CDPH") required Council meeting minutes or an email from the Mayor to show St. Francis of Rome has the support of the local jurisdiction to undertake the less lengthy path towards a CDPH approved program. On March 22, 2022, staff provided a presentation on Harm Reduction and received direction from Council that they supported St. Francis of Rome's efforts and a copy of the meeting minutes was sent to the CDPH. Staff's current understanding is that CDPH wants a resolution (Attachment 1) from Riverbank showing its support.

FINANCIAL IMPACT

None. Harm reduction supplies (Narcan, syringes, safe injection equipment, other survival supplies) would come from the California Department of Public Health and the Stanislaus County Opioid Safety Coalition (of which the Planning and Building Manager is an active member).

ATTACHMENTS

1. Draft City Council Resolution 2022-

CITY OF RIVERBANK

RESOLUTION NO. 2022-

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF RIVERBANK, CALIFORNIA
DECLARING ITS SUPPORT FOR THE ST. FRANCIS OF ROME CHURCH
HARM REDUCTION PROGRAM**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, California Health and Safety Code 121349(b) authorized local cities and counties to have a harm reduction program that includes a clean needle and syringe exchange program; and

WHEREAS, California Health and Safety Code Section 11364.7(a) establishes that no public entity, its agents, or employees shall be subject to criminal prosecution for the distribution of syringes or any materials deemed by a local or state health department to be necessary to prevent the spread of communicable diseases, or to prevent drug overdose, injury, or disability to participants in Syringe Service Programs authorized by a public entity; and

WHEREAS, California Health and Safety Code 118286 prohibits individuals from discarding home-generated sharps waste in home or business recycling or waste containers; and

WHEREAS, in Stanislaus County in 2021 there were 173 overdose and poisoning deaths due to an increase of the presence of fentanyl in street drugs and 45 overdoses and poisonings already verified for the first few months of 2022; and

WHEREAS, the City Council of the City of Riverbank understands that an overdose or poisoning could happen to anybody and supports harm reduction programs as a strategy to assist in the effort to decrease drug overdoses and poisonings and limit the spread of communicable diseases within our community; and

WHEREAS, St. Francis of Rome Church in the City of Riverbank desires to implement a harm reduction program using trained volunteers, which includes educational outreach, a syringe services program, and the provision of fentanyl test strips, Narcan (Naloxone), feminine products, and wound care products; and

WHEREAS, harm reduction matters because it is all about addressing public health concerns; and

WHEREAS, in July 2021, California Attorney General Rob Bonta announced historic \$26 billion federal settlements against opioid manufacturers and distributors that will help bring desperately needed relief to people in California who are struggling with opioid addiction; and

WHEREAS, on December 14, 2021 the City Council approved Resolution 2021-118 which authorized the City Manager to participate in the settlements with Riverbank's allocated amount to be paid to Stanislaus County in support of the Stanislaus County Opioid Safety Coalition; and

WHEREAS, the Stanislaus County Opioid Safety Coalition has agreed to use the settlement funding in Riverbank to educate our citizens and address their needs, including funding for the St. Francis of Rome Harm Reduction Program.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby declares that it supports the efforts of St. Francis of Rome Church in establishing a harm reduction program with syringe services program in the City of Riverbank.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

RIVERBANK CITY COUNCIL / LOCAL REDEVELOPMENT AUTHORITY

AGENDA ITEM NO. 11.6

SECTION 11: NEW BUSINESS

Meeting Date: June 28, 2022

Subject: A Resolution Approving a Master Property Tax Revenue Agreement between the City of Riverbank and Stanislaus County and Authorizing the City Manager to Finalize and Execute Said Agreement

From: Marisela H. Garcia, City Manager

RECOMMENDATION

It is recommended that the City Council consider adopting a Resolution approving a Master Property Tax Revenue Agreement with Stanislaus County and authorizing the City Manager to finalize and execute this agreement.

SUMMARY

Over the course of the past several years Stanislaus County Staff and the City Managers from all 9 cities have been negotiating an update to the 1996 Property Tax Agreement, and subsequent 2006 Amendment. After much discussion, a Tentative Agreement was reached and ratified by Stanislaus County at their June 14, 2022 Board of Supervisors meeting. Tonight, we are requesting approval of said Agreement.

BACKGROUND

Property Tax Allocation

The current distribution process for property tax dollars in the State of California is the result of tax reform (Proposition 13 in 1978) and legislation (AB 8 in 1979) required to rebalance revenue streams between the State and local governments. Proposition 13 and AB 8 established significant changes in how property tax rates are set and distributed to cities, counties, special districts, schools, and community colleges. The County Auditor-Controller is responsible for allocating property tax revenue to these entities according to state law.

Stanislaus County receives approximately 12% of total property tax allocations and, on average, Stanislaus County cities receive 5.7% of total property tax allocations. This is net of a revenue shift sent to the Educational Revenue Augmentation Fund (ERAF). ERAF is redirected property tax revenue from cities, counties, and special districts to schools and colleges. The redirected revenue is deposited into a countywide account

known as ERAF and is allocated to schools and community colleges to offset the funding these entities otherwise would receive from the State General Fund.

AB 8 established an uneven allocation of property tax between counties and cities in the State of California. Stanislaus ranks 45 out of 58 counties when comparing the percentage of property tax retained by the County, and Stanislaus County cities rank 26 out of 58 counties on average. While Stanislaus retains 12% in property tax, Merced receives 22% and San Joaquin 18%. The unequal distribution of property tax revenue resulting from the implementation of AB 8 has created a significant disadvantage to the County and all local cities for over 40 years.

Property Tax Sharing

The Cortese-Knox-Hertzberg Act requires a fiscal impact analysis and a property tax sharing agreement allocating property taxes upon annexation for all annexation applications submitted to LAFCO in order to ensure the continuation of existing levels of service. California Revenue and Taxation Code section 99, authorizes counties, cities and special districts to enter into standing master property tax sharing agreements. In the absence of a master tax revenue sharing agreement, the sharing of property tax is negotiated on an individual basis after a city files an annexation application with LAFCO. Master tax sharing agreements are beneficial in that they provide consistency and efficiency in the annexation process.

Initial tax sharing agreements in Stanislaus County executed between 1980 and 1990 followed two sharing templates. In most agreements, the County received 66% of the tax increment and a city received 34%. All agreements divided up both the base property tax value (property tax value in the tax year immediately preceding annexation) and the increment (total increase or decrease in assessed valuation after annexation and development).

Current Master Property Tax Agreement

In 1996, Stanislaus County entered into a Master Property Tax Agreement ("1996 Agreement") with each of the nine cities, with a subsequent amendment occurring in 2006. The 2006 Amendment clarified technical issues and the intent of the agreement. Many separate agreements have also occurred since the 1996 Agreement, but Riverbank continues to operate under the original agreement.

In the 1996 Agreement, the County retained all base funding, and tax increment was split 70% to the County and 30% to the City. This amount reflects the distribution of increment prior to reductions for the Educational Revenue Augmentation Fund ("ERAF"). ERAF is a mechanism enacted in 1992 by State Legislature which shifts a portion of local property tax revenues from cities, counties, and special districts to be allocated by the State to schools to help meet minimum funding requirements. While the County is required to deposit 55% of property tax into ERAF, Riverbank is required to shift 27.6% of its property tax revenues. On average, for every \$1,000,000 in assessed value growth under the current agreement, Riverbank nets an average of \$869 in revenue while the County nets \$864. When combining net growth for the City and County under the current agreement, the City receives an average of 50.1% of the total and the County receives 49.9%.

Since the execution of the 1996 Agreement, 9 individual Tax Rate Areas (TRA) have been developed after annexations by Riverbank. The combined base value of all properties calculated at the time of annexation under the 1996 agreement is \$14.7 million. The combined value of those properties as of Fiscal Year 2021-2022 has grown to \$858 million.

Proposed Agreement

A subcommittee of City Managers, including our former City Manager Sean Scully, worked with the County Chief Executive Officer, Jody Hayes, to evaluate various concepts for an updated property tax sharing agreement. Through this work the proposed Master Property Tax Revenue Agreement (“Proposed Agreement”) was developed. The essential components of the agreement are as follows:

- The agreement is effective with the 2022 Assessment Roll (property values as of January 1, 2022, delivered by the Assessor to the Auditor-Controller by July 1, 2022).
- Once the agreement commences, it will continue until one of the parties terminates the agreement. Any party may terminate the agreement by formal action upon no less than 60 days’ notice and termination will be effective on the first day of July following service of the notice of termination.
- The agreement generally applies to properties annexed following the effective date of the 1996 Agreement and future annexations, with several exceptions. Affected properties will be specifically identified by the parties.
- Consistent with the current agreement, the County will retain all base property tax revenue.
- Revenue growth for those specifically identified properties will be shared evenly between City and County: 50% to City and 50% to County.
- Revenue growth for properties annexed in the future will be shared evenly between City and County: 50% to City and 50% to County, unless otherwise negotiated by the parties. Annexations that include a County Island would require a separate agreement.
- Consistent with the current agreement, the County’s Increment Property Tax Revenue sharing is calculated prior to any property tax revenue shift for ERAF. Net of ERAF, the division of total increment is anticipated to be approximately 67.2% City and 32.8% County. The County and cities will continue to discuss alternative models of property tax distribution to lessen the impact of ERAF.
- Consistent with the current agreement, exceptions to the agreement are included for territories for which the allocation of property tax revenue shall be negotiated independently from the agreement. Currently there are no territories in Riverbank that are slated for separate negotiations.

Implementation Timeline

The County has established a timeline for approval of the agreement which will expire on July 20, 2022. Should the City Council approve the Proposed Agreement tonight, implementation would be effective as of Fiscal Year 2022-2023. The agreement will become effective upon city approval, and will cancel the 1996 Agreement. If the city

decides not to take action to approve the Proposed Agreement, the 1996 Agreement will continue to be effective for that city, until terminated by either party. Staff will continue conversations with the City if we do not meet the July 20, 2022 deadline for potential future implementation in Fiscal Year 2023-2024. The Proposed Agreement is provided as Attachment 1 to this agenda item. Completion of exhibits will be done over the next 2-3 weeks. Authority for the City Manager to execute Proposed Agreements recognizes that minor potential edits may still be made upon the advice of legal counsel for the County and cities.

STRATEGIC PLAN

This report is in alignment with the City Council's Strategic Plan Goal to "Ensure Financial Stability."

FINANCIAL IMPACT

City property tax revenues to increase by approximately \$200,000-\$300,000.

ATTACHMENT

1. Draft City Council Resolution 2022-
2. Master Property Tax Revenue Agreement - DRAFT

CITY OF RIVERBANK

RESOLUTION 2022-

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF RIVERBANK, CALIFORNIA
APPROVING A MASTER PROPERTY TAX REVENUE AGREEMENT BETWEEN THE
CITY OF RIVERBANK AND STANISLAUS COUNTY AND AUTHORIZING THE CITY
MANAGER TO FINALIZE AND EXECUTE SAID AGREEMENT**

THE CITY OF RIVERBANK CITY COUNCIL (HEREAFTER REFERRED TO AS THE “CITY COUNCIL”) DOES HEREBY RESOLVE THAT:

WHEREAS, a Master Property Tax Agreement between the County and the City was formalized in 1996; and

WHEREAS, in 2006 Amendment #1 to the Agreement was approved in order to change the language of the original Agreement to ensure that the original intent was maintained; and

WHEREAS, in an effort to continue to work towards ensuring that property tax revenues stay within our County to allow us to serve our communities, the nine cities collaborated towards a new Property Tax Revenue Agreement; and

WHEREAS, after negotiations the cities and the county have reached an agreement; and

WHEREAS, this Master Property Tax Revenue Agreement was approved by the Board of Supervisors on June 14, 2022; and

WHEREAS, it is in the City’s best interest to enter into this Master Property Tax Revenue Agreement.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Riverbank hereby approves the Master Property Tax Sharing Agreement with Stanislaus County and authorizes the City Manager to finalize and execute said agreement.

PASSED AND ADOPTED by the City Council of the City of Riverbank at a regular meeting held on the 28th day of June 2022; motioned by Councilmember _____, seconded by Councilmember _____, and upon roll call was carried by the following vote of ____:

AYES:

NAYS:

ABSENT:

ABSTAINED:

ATTEST:

APPROVED:

Kathy L. Teixeira
Interim City Clerk

Richard D. O'Brien
Mayor

Attachment: Master Property Tax Revenue Agreement

MASTER PROPERTY TAX REVENUE AGREEMENT**BETWEEN THE COUNTY OF STANISLAUS AND THE CITY OF RIVERBANK**

This **MASTER PROPERTY TAX REVENUE AGREEMENT** ("Agreement") is made and executed on this ____ day of _____, 2022 ("Effective Date"), by and between the County of Stanislaus, a political subdivision of the State of California ("County"), and the City of Riverbank, a municipal corporation of the State of California (the "City"). County and City may each be referred to as a "Party" or collectively as the "Parties".

RECITALS

- A. Section 99 of the California Revenue and Taxation Code authorizes local agencies, such as City and County, to enter into master property tax sharing agreements to provide adjustments to the allocation of property taxes upon annexation.
- B. It is the purpose of this Agreement to adjust the allocation of property tax revenue between City and County and address the requirements under Revenue and Taxation Code Section 99 and adjustment of the appropriation limits of the affected governmental agencies pursuant to Section 3(b) of Article XIII B of the Constitution of the State of California.
- C. City and County recognize the importance of maintaining consistent property tax sharing arrangements across similarly situated jurisdictions and the importance of a standing master property tax revenue sharing agreement to facilitate sound planning for development and the continued provision of services as a result of development, and it is the intent and purpose of the Parties to accomplish this goal to the greatest extent possible.
- D. City and County previously entered into an agreement, known as the Master Property Tax Sharing Agreement, effective April 8, 1996, for the purpose of adjusting the allocation of property tax revenue pursuant to Section 99 of the Revenue and Taxation Code upon a change of organization ("1996 Agreement").
- E. Under the 1996 Agreement, which was entered into by the County and all nine cities, the County agreed to share future increases in real property tax revenue above the base amount with 70% of the tax growth going to the County and 30% to the Cities.
- F. In 2006 the parties entered into Amendment No. 1 of the 1996 Agreement to clarify technical issues and the intent of that agreement.
- G. City and County have worked together to develop a revised approach to property tax sharing, improving locally available revenues.

- H. City and County seek to align the interests of their respective jurisdictions in a way that promotes and financially encourages future economic development and the provision of housing.
- I. As provided for in this Agreement, City and County intend to ensure the timeliest, most efficient, and most cost-effective delivery of services provided to the public.
- J. It is the intent of City and County to identify and include all annexations which were subject to the 1996 agreement; to identify any annexations after 1996 that were separately negotiated and include those in this Agreement where applicable; and to identify unincorporated areas which will be specifically excluded from this Agreement.
- K. The annexation areas identified in Exhibit A comprise only those tax rate areas for which the parties intend to modify the sharing of future annual property tax increment.
- L. The annexations and unincorporated areas identified in Exhibit B, comprise those areas which are specifically excluded from this Agreement.
- M. The parties intend by this Agreement, that beginning with the 2022 Assessment Roll, for all tax rate areas identified in Exhibit A, the parties will share equally the County's future annual tax increment, as that term is defined in Section 98 of the Revenue and Taxation Code.
- N. The parties intend to share equally the annual tax increment, for all future annexations which are not specifically excluded by this Agreement, that occur after the effective date of this Agreement.

NOW, THEREFORE, in consideration of the mutual covenants and promises herein contained, the City and County hereby agree as follows:

AGREEMENT

Section 1. Recitals. The recitals above ("Recitals") are true and correct and are hereby incorporated into and made part of this Agreement. In the event of any inconsistency between the Recitals and Sections 1 through 12 of this Agreement, Sections 1 through 12 shall prevail.

Section 2. Definitions.

(a) "1996 Agreement" shall mean the Master Property Tax Sharing Agreement entered into between the City and the County effective April 8, 1996, for the purpose of adjusting the allocation of property tax revenue pursuant to Section 99 of the Revenue and Taxation Code upon a change of organization and its Amendment No. 1 of 2006.

(b) “Annexation” shall mean the inclusion, attachment, or addition of territory to the City pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000.

(c) “Ad Valorem Property Tax” shall mean the tax imposed on real and tangible personal property based upon the value of the property.

(d) “Base Property Tax Year” shall mean the tax year immediately preceding the year in which the State Board of Equalization recognized and notifies the County Auditor-Controller of the Annexation.

(e) “Educational Revenue Augmentation Fund” or “ERAF” shall mean a requirement of the County Auditor-Controller to shift a certain percentage of annual allocations of local property tax revenues from counties, cities, and special districts to a specified fund which is utilized by the State of California to reduce its financial obligation to public schools and help meet its minimum state funding requirements pursuant to Proposition 98.

(f) “Incremental Property Tax Revenue” shall mean the total amount of property tax revenue increase or decrease computed from the assessed valuation over the Base Property Tax Year. [reference Revenue and Taxation Code Section 96.5]

(g) “Tax Rate Area” shall have the same meaning as defined in Revenue and Taxation Code section 95(g)(1).

Section 3. Reporting. From and after the first fiscal year following the effective date of each Annexation, County Auditor-Controller will report, as part of the regular AB 8 report process, to the City Manager and to the County Executive Office the calculation and the actual amount of the Ad Valorem Property Tax revenue available for allocation and distribution pursuant to this Agreement. After provision of this report, either party may request to meet and confer with the other party to review the annual report.

Section 4. Allocation of Ad Valorem Property Tax Revenue for New Annexations. When a jurisdictional change occurs, the Ad Valorem Property Tax revenue attributable to the territory Annexed to the City, for all land use types, shall be adjusted in the following manner:

(a) For Annexations other than County unincorporated islands or properties identified in Exhibit B, County shall retain its one hundred percent (100%) share of the Ad Valorem Property Tax revenue attributable to the Base Property Tax Year amount. After Annexation, the annexing City shall receive a fifty percent (50%) share of the County’s Incremental Property Tax Revenue. County shall retain the remaining fifty percent (50%) share of the County’s Incremental Property Tax Revenue.

(b) Where an Annexation includes land served by a special district, City shall receive the entire amount of the Ad Valorem Property Tax allocated to the special district upon the detachment of the annexed territory from the special district or the dissolution of the special district.

(c) Except as set forth in subsection (d) below, for any Annexation effecting an unincorporated County island or listed in Exhibit B, the annexing City shall meet and confer with County to determine the allocation of the Ad Valorem Property Tax revenue of the unincorporated County island when each such island is considered for Annexation.

(d) For an Annexation requested or initiated by County or required by state or federal law pertaining to, in whole or part, any unincorporated County island or disadvantaged community, the annexing City shall meet and confer with County to determine the allocation of the Ad Valorem Property Tax revenue of the unincorporated County area considered for Annexation.

The provisions of this Section 4 shall survive and remain in effect following any termination of this Agreement, i.e., there will be no reversion back to the 1996 Agreement tax sharing rates.

Section 5. Allocation of Incremental Property Tax Revenue. Beginning with the property assessments included in the 2022 Assessment Roll based on property values established as of January 1, 2022, and delivered by the County Assessor to the County Auditor-Controller by July 1, 2022, the County's Incremental Property Tax Revenue for all Tax Rate Areas identified in Exhibit A, shall be shared evenly between City and County: fifty percent (50%) to City and fifty percent (50%) to County. The County's Incremental Property Tax Revenue sharing established under this Section 5 is calculated prior to any property tax revenue shift for ERAF. This Section 5 is prospective only and shall begin being applied by the County Auditor-Controller when property tax revenues are distributed during Fiscal Year 2022/2023. An example of the calculation performed by the Auditor-Controller to implement this agreement is attached as Exhibit C.

The provisions of this Section 5 shall survive and remain in effect following any termination of this Agreement, i.e., there will be no reversion back to the 1996 Agreement tax sharing rates.

Section 6. Adjustment of Appropriation Limit. Pursuant to Section 3(b) of Article XIII of the Constitution of the State of California, City shall increase its appropriation limit by the amount of Ad Valorem Property Tax revenue received after the adjustment provided for in Section 4 is completed. County shall decrease its appropriation limit by the amount of Ad Valorem Property Tax revenue that is transferred to City. It is also expected that any special district will decrease its appropriation limit by the amount of Ad Valorem Property Tax revenue it has had transferred to City upon detachment or dissolution.

Section 7. Additional Property Tax Agreement Discussions. County agrees to continue to meet and confer with City to address alternatives models of Ad Valorem Property Tax distribution to lessen the impact of ERAF.

Section 8. Term of This Agreement. The term of this Agreement shall commence as of the Effective Date and continue thereafter until one of the parties terminates this Agreement. Any party may terminate this Agreement by formal action upon no less than 60 days' notice and termination shall be effective on the first day of July following service of the notice of termination.

Section 9. Modification This Agreement constitutes the entire agreement between the Parties hereto. To be effective, any amendment, modification, or revision of this Agreement must be a writing duly authorized and signed by both Parties.

Section 10. Entire Agreement With respect to the subject matter hereof only, this Agreement replaces and supersedes the 1996 Agreement, as well as any and all previous negotiations, proposals, commitments, writings, and understanding of any nature whatsoever between County and City.

Section 11. Notices Any notice or communication required hereunder between the parties must be in writing, and may be given either personally, by electronic mail ("email") (with original forwarded by regular U.S. Mail), by registered or certified mail (return receipt requested), or by Federal Express or other similar courier promising overnight delivery. If personally delivered, a notice shall be deemed to have been given when delivered to the party to whom it is addressed. If given by email transmission, a notice or communication shall be deemed to have been given and received upon actual receipt of the entire document by the receiving party's email server. Notices transmitted by email after 5:00 p.m. on a normal business day, or on a Saturday, Sunday or holiday, shall be deemed to have been given and received on the next normal business day; if given by registered or certified mail, such notice or communication shall be deemed to have been given and received on the first to occur of (i) actual receipt by any of the addressees designated below as the party to whom notices are to be sent, or (ii) five (5) days after a registered or certified letter containing such notice, properly addressed, with postage prepaid, is deposited in the United States mail. If given by Federal Express or similar courier, a notice or communication shall be deemed to have been given and received on the date delivered as shown on a receipt issued by the courier. Any party hereto may at any time, by giving ten (10) days written notice to the other party hereto, designate any other address in substitution of the address to which such notice or communication shall be given. Such notices or communications shall be given to the parties at their addresses set forth below:

County of Stanislaus
Chief Executive Officer
County Counsel
County of Stanislaus
1010 Tenth Street, Suite 6800
Modesto, CA 95354

City of Riverbank
City Manager
City Attorney
City of Riverbank
6707 Third Street
Riverbank, CA 95367

Section 12. General Provisions

(a) *Governing Law.* The validity, interpretation and performance of this Agreement shall be controlled by and construed pursuant to the laws of the State of California.

(b) *Venue.* Venue for all legal proceedings shall be in the Superior Court for the County of Stanislaus.

(c) *Severability.* This Agreement shall automatically terminate if this Agreement, in its entirety, is determined by a court of competent jurisdiction to be invalid or unenforceable. If any discrete provision of this Agreement shall be determined by such court to be invalid and unenforceable, or if any discrete provision of this Agreement is rendered invalid or unenforceable according to the terms of any federal or state statute, which becomes effective after the Effective Date of this Agreement, the remaining provisions shall continue in full force and effect and shall be construed to give effect to the intent of this Agreement.

(d) *Waiver.* A waiver by any Party of any breach of any term, covenant, or condition herein contained or a waiver of any right or remedy of such Party available hereunder at law or in equity shall not be deemed to be a waiver of any subsequent breach of the same or any other term, covenant, or condition herein contained or of any continued or subsequent right to the same right or remedy. No Party shall be deemed to have made any such waiver unless it is in writing and signed by the Party so waiving.

(e) *Captions.* The captions of this Agreement are for convenience and reference only and the words contained therein shall in no way be held to explain, modify, amplify, or aid in the interpretation, construction, or meaning of the provisions of this Agreement.

(f) *Mandatory and Permissive.* “Shall” and “will” and “agrees” are mandatory. “May” or “can” are permissive.

(g) *Successors and Assigns.* All representations, covenants and warranties specifically set forth in this Agreement, by or on behalf of or for the benefit of any or all of the Parties hereto, shall be binding upon an inure to the benefit of such Party, its successors, and assigns. The Parties warrant and represent that they have the right and authority to execute this Agreement and that they have not assigned or transferred, or purported to assign or transfer, to any person or entity this Agreement or any portion thereof. The Parties shall not assign or transfer this Agreement without the written consent of the other Party.

(h) *Counterparts.* This Agreement may be executed simultaneously and in several counterparts, each of which shall be deemed an original, but which together shall constitute one and the same instrument.

(i) *Other Documents.* The Parties agree that they shall cooperate in good faith to accomplish the objectives of this Agreement and, to that end, agree to execute and deliver such other instruments or documents as may be necessary and convenient to the fulfill the purposes and intentions of this Agreement.

(j) *Authority.* The signatories to this Agreement warrant and represent that they have the power and authority to enter into this Agreement on behalf of their respective Party, and all formal requirements necessary or required to enter into this Agreement have been fulfilled.

(k) *Document Preparation.* This Agreement will not be construed against the Party preparing it, but will be construed as if prepared by all Parties.

(l) *Advice of Legal Counsel.* Each Party acknowledges that it has reviewed this Agreement with its own legal counsel and, based upon the advice of that counsel, freely entered into this Agreement.

(m) *No Joint Venture.* Neither this Agreement, nor payment, shall constitute or create any form of association, joint venture, partnership, or cooperative activity, of any nature whatever, for any purpose between the City and the County.

[Signatures on following page]

IN WITNESS WHEREOF, the Parties have executed this Agreement on the date set forth above.

COUNTY OF STANISLAUS

CITY OF RIVERBANK

By: _____
Jody L. Hayes
Chief Executive Officer

"County"

By: _____
Marisela Garcia
City Manager

"City"

APPROVED AS TO FORM:
Thomas E. Boze, County Counsel

APPROVED AS TO FORM:

By: _____
Thomas E. Boze
County Counsel

By: _____
Tom Hallinan
Riverbank City Attorney

Authorized by Resolution No.2022-0298
Adopted June 14, 2022, by the
Stanislaus County Board of Supervisors

Authorized by Resolution No.
Adopted _____,2022, by the
Riverbank City Council

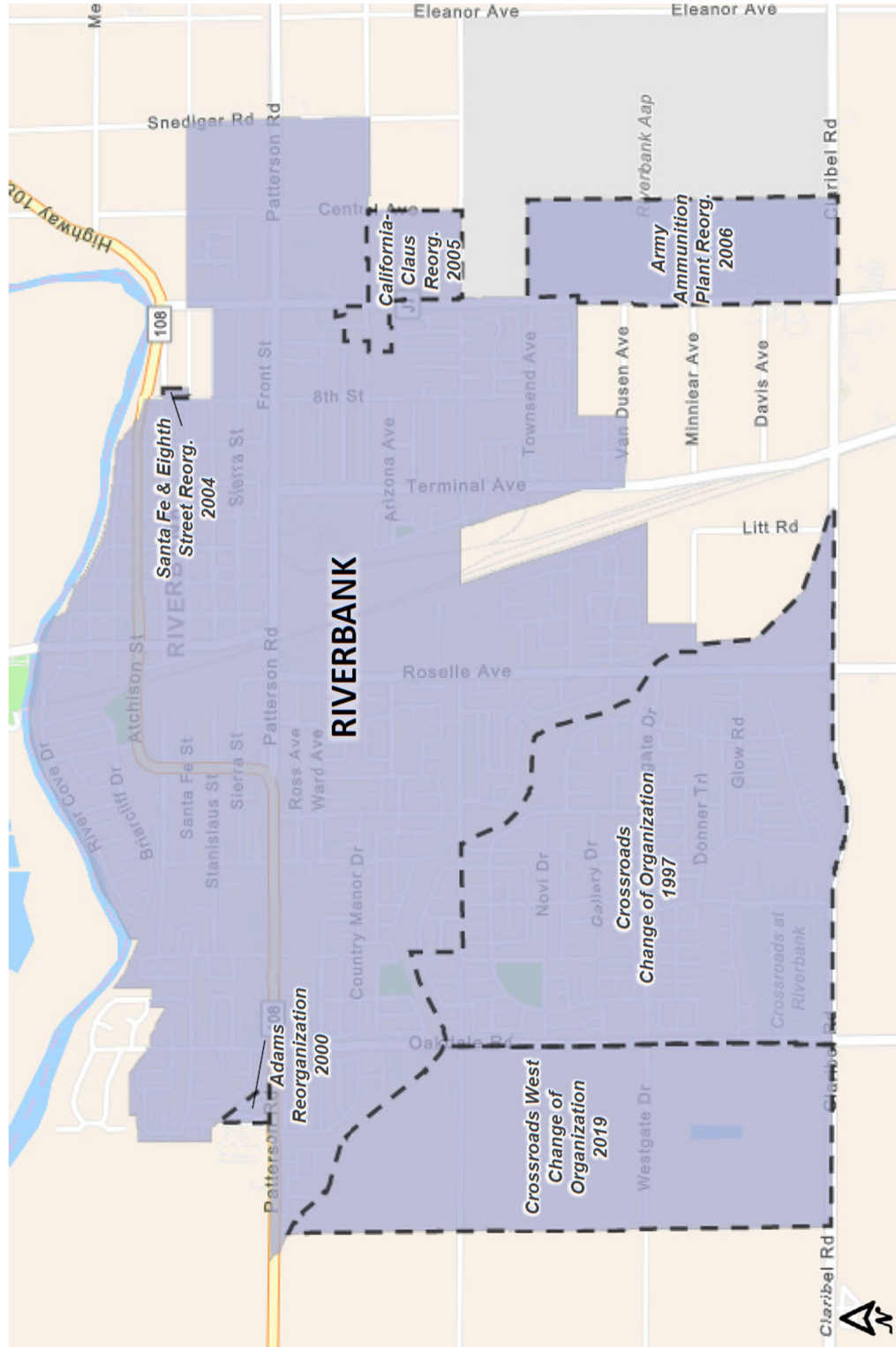
EXHIBIT A

<u>Tax Rate Area</u>	<u>Annexation</u>	<u>Board of Equalization Year Roll Year</u>
1. 006-071	Crossroads Change of Org.	1998/1999
2. 006-072	Crossroads Change of Org.	1998/1999
3. 006-073	Adams Reorganization	2001/2002
4. 006-075	Santa Fe & Eighth Street Reorg	2005/2006
5. 006-096	California-Claus Reorg.	2006/2007
6. 006-097	California-Claus Reorg.	2006/2007
7. 006-098	California-Claus Reorg.	2006/2007
8. 006-105	Crossroads West Change of Org.	2020/2021
9. 006-099**		

**Redevelopment Areas as Identified by State Board of Equalization

RIVERBANK

Affected Tax Rate Areas (Subject to 70/30-Split Per 1996 Agreement)



Source: Stanislaus LAFCO, June 2022

EXHIBIT B

THERE ARE NO AREAS EXCEPTED FROM THIS AGREEMENT

Annexation Property Tax Sharing Allocation Example:

Following is an example of a Tax Rate Area with a **\$10 million base valuation** and **10% cumulative valuation increase**.

Component	STEP 1		STEP 2		STEP 3		STEP 4	
	AB 8 % ¹	Property Valuation Base Year Year 1 Fwd Cumulative Increase	Pre ERAF 50/50 Split	Adj Growth Distribution	Post Eraf ERAF % ²	ERAF Shift	Final Growth Distribution	% of Final Distribution
Assessed Valuation		\$ 10,000,000						
General Tax Rate								
Tax Increase		\$ 10,000						
County Share ¹	28.3%	\$ 2,830	-50% \$ (1,415)	\$ 1,415	-55.0% \$ (778)	\$ (778)	\$ 637	6.4%
City Share ¹	4.3%	\$ 430	50% \$ 1,415	\$ 1,845	-26.0% \$ (480)	\$ (480)	\$ 1,365	13.7%
School & Special Districts Share	67.4%	\$ 6,740		\$ 6,740			\$ 6,740	67.4%
ERAF Share ²						\$ 1,258	\$ 1,258	12.6%
	100.0%	\$ 10,000		\$ 10,000		\$ -	\$ 10,000	

Final Average Net Impact per \$1,000,000 in Valuation Growth		
	50/50 \$	%
County	\$ 637	31.8%
City	\$ 1,365	68.2%
City/County Total	\$ 2,002	100.0%

¹ AB 8%'s is the amount of property tax each entity receives. City and County AB 8%'s are an average of the AB 8 %'s assigned to the annexed Tax Rate Areas (TRA)property tax sharing detailed analysis.

² ERAF (Educational Revenue Augmentation Fund) City shift @ 26.0% and County @ 55.0% (County Fund 8999 distribution includes property tax revenue in lieu of Vehicle License Fee revenue for Cities & County).