



city of RANCHO CUCAMONGA

10500 Civic Center Drive ✧ Rancho Cucamonga, CA 91730-3801

City Office: (909) 477-2700

AGENDAS

FIRE PROTECTION DISTRICT BOARD SUCCESSOR AGENCY PUBLIC FINANCING AUTHORITY CITY COUNCIL

WEDNESDAY, JULY 15, 2015

REGULAR MEETINGS

1st and 3rd Wednesdays ✧ 7:00 P.M.

ORDER OF BUSINESS

CLOSED SESSION **Tapia Conference Room..... 5:00 P.M.**

Call to Order

Public Communications

City Manager Announcements

Conduct of Closed Session

REGULAR MEETINGS **Council Chambers 7:00 P.M.**

MEMBERS

MAYOR	L. Dennis Michael
MAYOR PRO TEM	Sam Spagnolo
COUNCIL MEMBERS	William Alexander
	Lynne B. Kennedy
	Diane Williams
CITY MANAGER	John R. Gillison
CITY ATTORNEY	James L. Markman
CITY CLERK	Janice C. Reynolds
CITY TREASURER	James C. Frost





INFORMATION FOR THE PUBLIC



City of
RANCHO CUCAMONGA

TO ADDRESS THE FIRE BOARD, SUCCESSOR AGENCY, PUBLIC FINANCING AUTHORITY AND CITY COUNCIL

The Fire Board, Successor Agency, Public Financing Authority and City Council encourage free expression of all points of view. To allow all persons to speak, given the length of the Agenda, please keep your remarks brief. If others have already expressed your position, you may simply indicate that you agree with a previous speaker. If appropriate, a spokesperson may present the views of your entire group. To encourage all views and promote courtesy to others, the audience should refrain from clapping, booing or shouts of approval or disagreement from the audience.

The public may address the Fire Board, Successor Agency, Public Financing Authority and City Council by filling out a speaker card and submitting it to the City Clerk. The speaker cards are located on the wall at the back of the Chambers, at the front desk behind the staff table and at the City Clerk's desk. If as part of your presentation, you would like to display visual material, please see the City Clerk before the meeting commences. Any handouts for the Fire Board, Successor Agency, Public Financing Authority or City Council should be given to the City Clerk for distribution.

During "Public Communications," your name will be called to speak on any item listed or not listed on the agenda in the order in which it was received. The "Public Communications" period will not exceed one hour prior to the commencement of the business portion of the agenda. During this one hour period, all those who wish to speak on a topic contained in the business portion of the agenda will be given priority, and no further speaker cards for these business items (with the exception of public hearing items) will be accepted once the business portion of the agenda commences. Any other "Public Communications" which have not concluded during this one-hour period may resume after the regular business portion of the agenda has been completed. Comments are to be limited to five minutes per individual or less, as deemed necessary by the Chair, depending upon the number of individuals desiring to speak.

If you are present to speak on an "Advertised Public Hearing" or on an "Administrative Hearing" Item(s), your name will be called when that item is being discussed, in the order in which it was received. Comments are to be limited to five minutes per individual or less, as deemed necessary by the Chair, depending upon the number of individuals desiring to speak.

AGENDA BACK-UP MATERIALS

Staff reports and back-up materials for agenda items are available for review at the City Clerk's counter, the City's Public Library(-ies) and on the City's website. A complete copy of the agenda is also available at the desk located behind the staff table during the Council meeting.

LIVE BROADCAST

Fire Board, Successor Agency, Public Financing Authority and City Council meetings are broadcast live on Channel 3 for those with cable television access. Meetings are rebroadcast on the second and fourth Wednesdays of each month at 11:00 a.m. and 7:00 p.m. The City has added the option for customers without cable access to view the meetings "on-demand" from their computers. The added feature of "Streaming Video On Demand" is available on the City's website at www.cityofrc.us/cityhall/council/videos.asp for those with Hi-bandwidth (DSL/Cable Modem) or Low-bandwidth (Dial-up) Internet service.

The Fire Board, Successor Agency, Public Financing Authority and City Council meet regularly on the first and third Wednesday of the month at 7:00 p.m. in the Council Chambers located at 10500 Civic Center Drive.

Members of the City Council also sit as the Fire Board, Successor Agency, Public Financing Authority and City Council.

Copies of the agendas and minutes can be found @ www.cityofrc.us



If you need special assistance or accommodations to participate in this meeting, please contact the City Clerk's office at (909) 477-2700. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility. Listening devices are available for the hearing impaired.

Please turn off all cellular phones and pagers while the meeting is in session.



**FIRE PROTECTION DISTRICT, SUCCESSOR AGENCY,
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JULY 15, 2015

**A. 5:00 P.M. – CLOSED SESSION
CALL TO ORDER – TAPIA CONFERENCE ROOM**

- A1. Roll Call: Mayor Michael
Mayor Pro Tem Spagnolo
Council Members Alexander, Kennedy and Williams

**CLOSED SESSION CALLED TO ORDER AS THE
CITY COUNCIL.**

B. ANNOUNCEMENT OF CLOSED SESSION ITEM(S)

C. PUBLIC COMMUNICATIONS ON CLOSED SESSION ITEM(S)

**D. CITY MANAGER ANNOUNCEMENTS
(NO DISCUSSION OR ACTION WILL OCCUR)**

E. CONDUCT OF CLOSED SESSION – TAPIA CONFERENCE ROOM

- E1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS PER GOVERNMENT CODE SECTION 54956.8 FOR PROPERTY GENERALLY LOCATED AT THE SOUTH SIDE OF SAN BERNARDINO ROAD AND EAST OF VINEYARD AVENUE; NEGOTIATING PARTIES NETTIE NIELSEN REPRESENTING THE CITY OF RANCHO CUCAMONGA AND LIDIA TALAVERA REPRESENTING NAI CAPITAL; REGARDING PRICE AND TERMS. – *CITY*

F. RECESS

CLOSED SESSION TO RECESS TO THE REGULAR FIRE PROTECTION DISTRICT, PUBLIC FINANCING AUTHORITY, SUCCESSOR AGENCY AND CITY COUNCIL MEETINGS AT 7:00 P.M. IN THE COUNCIL CHAMBERS AT CITY HALL, LOCATED AT 10500 CIVIC CENTER DRIVE, RANCHO CUCAMONGA, CALIFORNIA.



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G. REGULAR MEETING CALL TO ORDER – 7:00 P.M. COUNCIL CHAMBERS

THE REGULAR MEETINGS OF THE FIRE PROTECTION DISTRICT, PUBLIC FINANCING AUTHORITY, SUCCESSOR AGENCY AND CITY COUNCIL WILL BE CALLED TO ORDER. IT IS THE INTENT TO CONCLUDE THE MEETINGS BY 10:00 P.M., UNLESS EXTENDED BY CONCURRENCE OF THE FIRE BOARD, AUTHORITY BOARD AND COUNCIL.

- G1. Pledge of Allegiance
- G2. Roll Call: Mayor Michael
Mayor Pro Tem Spagnolo
Council Members Alexander, Kennedy and Williams

H. ANNOUNCEMENTS/PRESENTATIONS

- H1. Update on Special Olympic World Game Host Town Activities July 21-24, 2015.
- H2. Announcement of Wilson Ave Extension Project Ribbon Cutting August 1, 2015.
- H3. Administration of Oath of Office to newly appointed Planning/Historic Preservation Commissioner effective August 1, 2015.

I. PUBLIC COMMUNICATIONS

This is the time and place for the general public to address the Fire Protection District, Public Financing Authority Board, Successor Agency and City Council on any item listed or not listed on the agenda. State law prohibits the Fire Protection District, Public Financing Authority Board, Successor Agency and City Council from addressing any issue not previously included on the Agenda. The Fire Board, Public Financing Authority Board, Successor Agency and City Council may receive testimony and set the matter for a subsequent meeting.

Comments are to be limited to five minutes per individual or less, as deemed necessary by the Mayor, depending upon the number of individuals desiring to speak. All communications are to be addressed directly to the Fire Board, Authority Board, Successor Agency or City Council not to the members of the audience. This is a professional business meeting and courtesy and decorum are expected. Please refrain from any debate between audience and speaker, making loud noises, or engaging in any activity which might be disruptive to the decorum of the meeting.

The public communications period will not exceed one hour prior to the commencement of the business portion of the agenda. During this one hour period, all those who wish to speak on a topic contained in the business portion of the agenda will be given priority, and no further speaker cards for these business items (with the exception of public hearing items) will be accepted once the business portion of the agenda commences. Any other public communications which have not concluded during this one hour period may resume after the regular business portion of the agenda has been completed.



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CONSENT CALENDARS:

The following Consent Calendar items are expected to be routine and non-controversial. They will be acted upon by the Fire Board/Successor Agency/Authority Board/Council at one time without discussion. Any item may be removed by a Fire Board/Successor Agency/Authority Board/Council Member for discussion.

J. CONSENT CALENDAR – FIRE PROTECTION DISTRICT

- J1. Consideration to approve Minutes of: July 1, 2015 (Regular Meeting) ---
- J2. Consideration to approve Check Register dated June 24, 2015 through July 7, 2015 for the total of \$248,307.27. 1
- J3. Consideration to receive and file current Investment Schedule as of June 30, 2015. 12
- J4. Approval of a Purchase and Sale Agreement (PSA) between Alfredo Macias and Hilda F. Hordyk, Trustees of the Macias/Hordyk Family Revocable Trust, Dated May 30, 2003 (Sellers) and the Rancho Cucamonga Fire Protection District (Buyer) for the acquisition of 0.49 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number 0208-091-72, in the amount of \$437,500, plus a closing cost contingency of \$25,000, funded from Account Number 3288501-5600. 18
- J5. Approval of a Purchase and Sale Agreement (PSA) between David J. and Elizabeth F. Walters, Trustees of the David J. and Elizabeth F. Walters Living Trust, Dated December 30, 2013 (Sellers) and the Rancho Cucamonga Fire Protection District (Buyer) for the acquisition of 0.23 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number 0208-091-36, in the amount of \$437,500, plus a closing cost contingency of \$25,000, funded from Account Number 3288501-5600 and approve an appropriation in the amount of \$125,000 to be funded from Fire District Capital Land Purchase Reserve Fund balance to Account No. 3288501-5600. 21
- J6. Consideration of approval to set annual special tax levy for Mello-Roos Community Facilities District No. 85-1 (CFD No. 85-1) for Fiscal Year 2015/2016 with 5% reduction. 24
- RESOLUTION NO. FD 15-017 26
- A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN BERNARDINO COUNTY, CALIFORNIA, ESTABLISHING THE ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 85-1 FOR FISCAL YEAR 2015/16.
- J7. Consideration of approval to set annual special tax levy for Mello-Roos Community Facilities District No. 88-1 (CFD No. 88-1) for Fiscal Year 2015/16 with 5% reduction. 36
- RESOLUTION NO. FD 15-018 38
- A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN BERNARDINO COUNTY, CALIFORNIA, ESTABLISHING THE ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 88-1 FOR FISCAL YEAR 2015/16.



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- J8. Consideration of approval of a Resolution adopting a Side Letter amending the Memorandum of Understanding with the Rancho Cucamonga Fire Management Employees Group.

48

RESOLUTION NO. FD 15-020

49

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN BERNARDINO COUNTY, CALIFORNIA, APPROVING A SIDE LETTER AGREEMENT BETWEEN THE DISTRICT AND RANCHO CUCAMONGA FIRE MANAGEMENT EMPLOYEES GROUP.

K. CONSENT CALENDAR – SUCCESSOR AGENCY

- K1. Consideration to approve Minutes of: July 1, 2015 (Regular Meeting)

L. CONSENT CALENDAR – PUBLIC FINANCING AUTHORITY

- L1. Consideration to approve Minutes of: July 1, 2015 (Regular Meeting)

M. CONSENT CALENDAR – CITY COUNCIL

- M1. Consideration to approve Minutes of: July 1, 2015 (Regular Meeting)
- M2. Consideration to approve Check Register dated June 24, 2015 through July 7, 2015 and payroll ending July 7, 2015 for the total of \$3,815,469.02.
- M3. Consideration to receive and file current Investment Schedule as of June 30, 2015.
- M4. Consideration for approval of an award to Insight Public Sector for the purchase of VMware Software Maintenance and subscription renewal in the amount of \$67,758.04 from Account No. 1001209-5300 (Contract Services).
- M5. Consideration of approval of Resolutions ordering the preparation of the annual engineer's reports to initiate proceedings to levy annual assessments, preliminarily approve the annual engineer's reports, declaring the City Council's intention to levy annual assessments within Street Lighting Maintenance District No. 1, 2, 3, 4, 5, 6, 7, and 8, inclusive, for Fiscal Year 2015/16 and setting the time and place for a public hearing thereon. No increase of assessment rates is proposed.

56

67

77

78

RESOLUTION NO. 15-116

81

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORTS PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7, AND 8, INCLUSIVE, FOR FISCAL YEAR 2015-16.



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RESOLUTION NO. 15-117

83

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORTS FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7, AND 8, INCLUSIVE, FOR FISCAL YEAR 2015-16.

RESOLUTION NO. 15-118

85

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015-2016 IN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7, AND 8, INCLUSIVE, AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON.

- M6. Consideration of approval of Resolutions ordering the preparation of the annual engineer's reports to initiate proceedings to levy annual assessments, preliminarily approve the annual engineer's reports, declaring the City Council's intention to levy annual assessments within Landscape Maintenance District No. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 and 10 for Fiscal Year 2015/16 and setting the time and place for a public hearing thereon.

235

RESOLUTION NO. 15-119

238

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORTS PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9, AND 10, INCLUSIVE, FOR FISCAL YEAR 2015-16.

RESOLUTION NO. 15-120

240

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORTS FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN LANDSCAPE MAINTENANCE DISTRICTS NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9, AND 10, INCLUSIVE, FOR FISCAL YEAR 2015-16.

RESOLUTION NO. 15-121

242

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015-16 IN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9, AND 10, INCLUSIVE, AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON.



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- M7. Consideration of approval of Resolutions ordering the preparation of the annual engineer's reports to initiate proceedings to levy annual assessments, preliminarily approve the annual engineer's report, declaring the city council's intention to levy annual assessments within Park and Recreation Improvement District No. PD-85 for Fiscal Year 2015/16 and setting the time and place for a public hearing thereon. No increase of assessment rates for FY 2015/16 is proposed or permitted.

512

RESOLUTION NO. 15-122

514

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORT PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015-16.

RESOLUTION NO. 15-123

516

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORT FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015-16.

RESOLUTION NO. 15-124

518

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015-16 PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON.

- M8. Consideration of approval of Resolution establishing an annual levy for the costs incurred in the collection of assessments within Assessment District No. 93-1, Masi Plaza. No action is required to set the annual special assessment for this district as the special assessments were established during formation of the district and remain unchanged through the life of the bonds, pursuant to the Improvement Bond Act of 1915 Division 10 of the Streets and Highway Code.

533

RESOLUTION NO. 15-125

535

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-AUTHORIZING THE LEVY OF AN ASSESSMENT SURCHARGE FOR THE EXPENSES INCURRED IN THE COLLECTION OF ASSESSMENTS IN ASSESSMENT DISTRICT NO. 93-1

- M9. Consideration of approval of Resolution setting an assessment levy for the maintenance and/or servicing of a drainage channel within Drainage Area No. 91-2 (Day Canyon Drainage Basin).

542



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RESOLUTION NO. 15-126

543

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DETERMINING THE COST OF SERVICE TO BE FINANCED BY BENEFIT ASSESSMENTS TO BE LEVIED IN DRAINAGE AREA NO. 91-2 FOR FISCAL YEAR 2015-2016 AND DETERMINING AND IMPOSING SUCH BENEFIT ASSESSMENTS

- M10. Consideration of approval to set annual special tax for Community Facilities District No. 2000-01 (South Etiwanda) with no increase to the current rate.

554

RESOLUTION NO. 15-127

555

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-01 (SOUTH ETIWANDA) FOR FISCAL YEAR 2015/2016.

- M11. Consideration of approval to set annual special tax for Community Facilities District No. 2000-02 (Rancho Cucamonga Corporate Park) with no increase to the current rate.

562

RESOLUTION NO. 15-128

564

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-02 (RANCHO CUCAMONGA CORPORATE PARK) FOR FISCAL YEAR 2015/2016.

- M12. Consideration of approval to set annual special tax for Community Facilities District No. 2000-03 A (Rancho Summit) 2015 special tax refunding bonds.

570

RESOLUTION NO. 15-129

571

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PROVIDING FOR THE LEVY OF SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-03 A (RANCHO SUMMIT) 2015 SPECIAL TAX REFUNDING BONDS FOR FISCAL YEAR 2015/2016.

- M13. Consideration of approval to set annual special tax for Community Facilities District No. 2000-03 B (Rancho Summit), operation of and maintenance of parks and parkways.

579

RESOLUTION NO. 15-130

581

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PROVIDING FOR THE LEVY OF SPECIAL TAX "B" FOR COMMUNITY FACILITIES DISTRICT NO. 2000-03 B (RANCHO SUMMIT) FOR FISCAL YEAR 2015/2016 TO FINANCE THE OPERATION OF AND MAINTENANCE OF PARK AND PARKWAYS.



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M14. Consideration of approval to set annual special tax for Community Facilities District No. 2001-01 (Improvement Area Nos. 1 & 2, Series 2001-A), with no increase to the current rate.	589
RESOLUTION NO. 15-131	590
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2001-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREAS NO. 1 & 2), SERIES 2001-A.	
M15. Consideration of approval to set annual special tax for Community Facilities District No. 2001-01 (Improvement Area No. 3 Zone 7), Series 2001-B with no increase to the current rate.	599
RESOLUTION NO. 15-132	600
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2001-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREA NO. 3 ZONE 7), SERIES 2001-B.	
M16. Consideration of approval to set annual special tax for Community Facilities District No. 2003-01 (Improvement Area No. 1 Zones 1, 2 & 3, Series 2003-A) with no increase to the current rate.	607
RESOLUTION NO. 15-133	609
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX RATE FOR COMMUNITY FACILITIES DISTRICT 2003-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREA NO. 1 ZONES 1, 2 & 3) SERIES 2003-A	
M17. Consideration of approval to set annual special tax for Community Facilities District No. 2003-01 (Improvement Area No. 2 Zones 1 & 2, Series 2003-B) with no increase to the current rate.	616
RESOLUTION NO. 15-134	618
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2003-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREA NO. 2 ZONES 1 & 2), SERIES 2003-B.	
M18. Consideration of approval to set annual special tax for Community Facilities District No. 2004-01 (Rancho Etiwanda Estates) with no increase in current rate.	625
RESOLUTION NO. 15-135	627
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2004-01 (RANCHO ETIWANDA ESTATES) FOR FISCAL YEAR 2015/16.	



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M19. Consideration of approval to set annual special tax for Community Facilities District No. 2006-01 (Vintner's Grove) with no increase to the current rate.

635

RESOLUTION NO. 15-136

636

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2006-01 (VINTNER'S GROVE) FOR FISCAL YEAR 2015/2016.

M20. Consideration of approval to set annual special tax for Community Facilities District No. 2006-02 (Amador on Route 66) with no increase to the current rate.

643

RESOLUTION NO. 15-137

644

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2006-02 (AMADOR ON ROUTE 66) FOR FISCAL YEAR 2015/2016.

M21. Consideration to accept the City Council Chambers Media Systems Revitalization Project, CO 14-214, as complete, approve a resolution authorizing the Public Works Services Director to file a Notice of Completion, authorize the release of the retention 35 days after acceptance and approve the final contract amount of \$273,433.15.

651

RESOLUTION NO. 15-138

653

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE CITY COUNCIL CHAMBERS MEDIA REVITALIZATION PROJECT, CO 14-214, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK.

M22. Consideration to accept the Civic Center – Parking Lot Lighting Project, Contract No. 15-036 as complete; release the Faithful Performance Bond; Accept a Maintenance Bond; authorize the release of the Labor and Materials Bond; approve a Resolution authorizing the Public Works Services Director to file a Notice of Completion, release the retention 35 Days after acceptance and approve the final Contract Amount of \$93,688.

654

RESOLUTION NO. 15-139

656

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE CIVIC CENTER – PARKING LOT LIGHTING PROJECT CONTRACT, NO. 15-036 AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK.

M23. Consideration for release of Maintenance Guarantee Bond No. 2175707-M in the amount of \$15,285.35, for the Sidewalk Improvements at 9th Street from Hellman Avenue to Old Spur Track and Baker Avenue from 8th Street to 9th Street project, Contract No. 14-011.

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M24. Consideration for release of Maintenance Guarantee Bond No. 024049290 in the amount of \$26,136.31, for the Central Park Pavilion Project, Contract No. 13-146.

659

M25. Consideration to accept the Base Line Road at I-15 Freeway Utility Underground project, Contract No. 14-118 as complete, release the Bonds, accept a Maintenance Bond, authorize the City Engineer to file a Notice of Completion and approve the final contract amount of \$459,471.92.

661

RESOLUTION NO. 15-140

664

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE BASE LINE ROAD AT I-15 FREEWAY UTILITY UNDERGROUND PROJECT, CONTRACT NO. 14-118, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK.

M26. Consideration of approval of Amendment No. 07 renewing the Professional Services Agreements with a fee increase for All City Management Services, Inc. (CO#13-150) for Professional Crossing Guard Services, in the amount not to exceed \$435,000.00. To be funded from Account No. 10187015300 (Contract Services FY 2015-16).

665

M27. Consideration to approve a revised Drainage Reimbursement Agreement, DRA-43, for a local drainage facility constructed in conjunction with the development of Tract 17651 located on the south side of Banyan Street east of East Avenue, submitted by K. Hovnanian Homes.

666

RESOLUTION NO. 15-141

669

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, APPROVING A LOCAL DRAINAGE FACILITY REIMBURSEMENT AGREEMENT FOR LINE A SOUTH OF TRACT 17651 BETWEEN ETIWANDA AVENUE STORM DRAIN SYSTEM LINE 2-1 AND GYPSUM DRIVE, DRA-43

RESOLUTION NO. 15-142

670

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RELEASING THE LISTED BENEFIT PARCELS FROM THE PREVIOUS REIMBURSEMENT AGREEMENT FOR LOCAL DRAINAGE FACILITY CONSTRUCTION IN THE ETIWANDA/SAN SEVAINE AREA 5 FOR TRACT 17651, DRA-43.

M28. Consideration to approve an Improvement Agreement for local Storm Drain Improvements related to Tentative Tract 18960 located on the north side of Wilson Avenue west of Etiwanda Avenue, submitted by Wilson Estates, LLC.

671

RESOLUTION NO. 15-143

673

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, APPROVING IMPROVEMENT AGREEMENT AND IMPROVEMENT SECURITY FOR LOCAL STORM DRAIN IMPROVEMENTS RELATED TO TENTATIVE TRACT 18960.



RANCHO CUCAMONGA

**FIRE PROTECTION DISTRICT, SUCCESSOR AGENCY,
PUBLIC FINANCING AUTHORITY AND
CITY COUNCIL AGENDA**

11

JULY 15, 2015

M29. Consideration of the request to approve an agreement for design development and construction document services conducted by RJM Design Group, Inc. for the Rancho Cucamonga Family Sports Center Replacement project in the amount of \$1,170,971.75 plus a 10% contingency in the amount of \$117,097.18 for a total of \$1,288,068.93 to be funded from account 1120401-5650/1896120-0.

674

M30. Consideration to join the Inland Empire Regional Broadband Consortium.

675

RESOLUTION NO. 15-145

676

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA JOINING THE INLAND EMPIRE REGIONAL BROADBAND CONSORTIUM

M31. Continuation of Resolution No. 15-093, Proclaiming the existence of a Local Drought Emergency under Government Code Section 8630 and Rancho Cucamonga Municipal Code Section 2.36.

677

**N. ADVERTISED PUBLIC HEARINGS
CITY COUNCIL/FIRE DISTRICT**

The following items have been advertised and/or posted as public hearings as required by law. The Mayor will open the meeting to receive public testimony.

N1. Approval of a Resolution adopting the Fire District's General Fund Final Budget for Fiscal Year 2015/16 in the amount of \$50,451,190, which is a combination of \$24,215,140 in General Fund Operational Expenditures and \$26,236,050 in Capital Reserve Expenditures. – *Fire District*

678

RESOLUTION NO. FD 15-019

680

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, FIXING A FINAL BUDGET FOR THE FISCAL YEAR JULY 1, 2015 THROUGH JUNE 30, 2016

N2. Consideration of a request to approve a contract with Active Network LLC for the upgrade of Class Registration Software to ActiveNet. Funds totaling \$68,420 for essential computer equipment approved in the 15/16 Fiscal Year budgeted to be paid from Account 1714001-Computer Equipment/Technology Replacement Fund and amending Resolution No's #. 14-223, 14-097, 14-003 to include a 3.75% ActiveNet financial transaction fee. – *City*

682

RESOLUTION NO. 15-144

685

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ADOPTING AN UPDATED FEE SCHEDULE APPLICABLE TO COMMUNITY SERVICES DEPARTMENT AND AMENDING RESOLUTIONS NO. 14-003, 14-097 AND 14-223.



**FIRE PROTECTION DISTRICT, SUCCESSOR AGENCY,
PUBLIC FINANCING AUTHORITY AND
CITY COUNCIL AGENDA**

12

JULY 15, 2015

- N2. Consideration of public interest, convenience and necessity in granting a Taxicab Service permit to American Cab. – *City* (To be Continued to August 5, 2015 City Council Meeting)
- N3. Consideration of public interest, convenience and necessity in granting a Taxicab Service permit to RYKAL, LLC dba Yellow Cab as there was a change of ownership. – *City* (To be Continued to August 5, 2015 City Council Meeting)

688

689

**O. CITY MANAGER'S STAFF REPORTS
CITY COUNCIL**

The following items have no legal publication or posting requirements.

- O1. Update on 2015 City Council Goals.
- O2. Approval of a Permanent Community Cat Program as standard policy for the placement of healthy feral cats.
- O3. Approval of Additional Public Hours for the Rancho Cucamonga Animal Care and Adoption Center.

690

697

699

P. COUNCIL BUSINESS

The following items have been requested by the City Council for discussion.

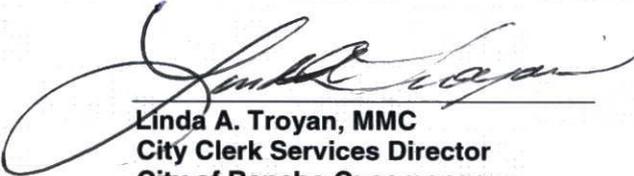
- P1. INTER-AGENCY UPDATES (Update by the City Council to the community on the meetings that were attended.)
- P2. COUNCIL ANNOUNCEMENTS (Comments to be limited to three minutes per Council Member.)

Q. IDENTIFICATION OF ITEMS FOR NEXT MEETING

R. ADJOURNMENT

CERTIFICATION

I, Linda A. Troyan, MMC, City Clerk Services Director of the City of Rancho Cucamonga, or my designee, hereby certify under penalty of perjury that a true, accurate copy of the foregoing agenda was posted on July 9, 2015, seventy-two (72) hours prior to the meeting per Government Code 54954.2 at 10500 Civic Center Drive, Rancho Cucamonga, California, and on the City's website.


Linda A. Troyan, MMC
City Clerk Services Director
City of Rancho Cucamonga

July 1, 2015

CITY OF RANCHO CUCAMONGA

CLOSED SESSION, FIRE PROTECTION DISTRICT, SUCCESSOR AGENCY,
PUBLIC FINANCING AUTHORITY AND CITY COUNCIL REGULAR MEETINGS MINUTES

A. CALL TO ORDER

The City of Rancho Cucamonga City Council held a closed session on Wednesday, July 1, 2015 in the Tapia Conference Room at the Civic Center, 10500 Civic Center Drive, Rancho Cucamonga, California. The meeting was called to order at 5:00 p.m. by Mayor L. Dennis Michael.

Present were Council Members: Bill Alexander, Lynne Kennedy, Diane Williams, Mayor Pro Tem Sam Spagnolo and Mayor L. Dennis Michael.

Also present were: John Gillison, City Manager; Steven Flower, Deputy City Attorney; Linda Daniels, Assistant City Manager; Lori Sassoon, Deputy City Manager/Administrative Services; Robert Neiuber, Human Resources Director; and Jeff Bloom, Deputy City Manager/Economic and Community Development.

B. ANNOUNCEMENT OF CLOSED SESSION ITEMS

The following closed session items were considered:

- E1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS PER GOVERNMENT CODE SECTION 54956.8 FOR PROPERTY GENERALLY LOCATED AT THE SOUTH SIDE OF SAN BERNARDINO ROAD AND EAST OF VINEYARD AVENUE; NEGOTIATING PARTIES NETTIE NIELSEN REPRESENTING THE CITY OF RANCHO CUCAMONGA AND LIDIA TALAVERA REPRESENTING NAI CAPITAL; REGARDING PRICE AND TERMS. – *CITY*
- E2. CONFERENCE WITH LABOR NEGOTIATOR ROBERT NEIUBER, HUMAN RESOURCES DIRECTOR PER GOVERNMENT CODE SECTION 54954.2 REGARDING LABOR NEGOTIATIONS WITH THE FIRE MANAGEMENT EMPLOYEE GROUP. – *FIRE*
- E3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS PER GOVERNMENT CODE SECTION 54956.8 FOR PROPERTY GENERALLY LOCATED ON THE SOUTH EAST CORNER OF WHITTRAM AND ETIWANDA AVENUES; NEGOTIATING PARTIES LEONARD SANTORO, CBRE AND CHARLIE BUQUET; REGARDING PRICE AND TERMS. – *CITY*
- E4. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION PURSUANT TO GOVERNMENT CODE SECTION 54956.9(B) – NUMBER OF CASES (2) – *SUCCESSOR AGENCY*

C. PUBLIC COMMUNICATIONS ON CLOSED SESSION ITEM(S)

No public communications were made.

D. CITY MANAGER ANNOUNCEMENTS

No discussion or action was taken.

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RECESS

The closed session recessed at 6:00 p.m. with no action taken.

REGULAR MEETING CALL TO ORDER – 7:00 P.M. COUNCIL CHAMBER

The regular meetings of the Rancho Cucamonga Fire Protection District, Successor Agency, Public Financing Authority and the City of Rancho Cucamonga City Council reconvened in the Council Chambers at City Hall, located at 10500 Civic Center Drive, Rancho Cucamonga, California. Mayor L. Dennis Michael called the meeting to order at 7:00 p.m.

Present were Council Members: Bill Alexander, Lynne Kennedy, Diane Williams, Mayor Pro Tem Sam Spagnolo and Mayor L. Dennis Michael.

Also present were: John Gillison, City Manager; Linda Daniels, Assistant City Manager; Steven Flower, Deputy City Attorney; Linda A. Troyan, City Clerk Services Director and Adrian Garcia, Assistant City Clerk.

Council Member Kennedy led the Pledge of Allegiance.

H. ANNOUNCEMENTS/PRESENTATIONS

H1. Announcement of the Lewis Family Playhouse's 2015/16 Season.

Susan Sluka-Kelly, Cultural Arts Manager, announced upcoming performances for the 2015/2016 season.

I. PUBLIC COMMUNICATIONS

11. Greg Bell spoke about a free life skills program for children offered by the Athletes for Life Foundation.
12. Janet Walton offered a prayer.
13. Susan Keithly commented on the City's Animal Shelter.
14. Dana Keithly spoke about animal control statistics.
15. Richard Andrew expressed concern with trees on Victoria Park Lane not being watered and submitted a letter regarding his concerns.
16. Jacob Kuenz, Ygrene Energy Fund, spoke about clean energy measures.
17. Jim Lyons supported the City's Animal Control Department.
18. David Dykstra addressed Council regarding the animal shelter and water conservation.

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CONSENT CALENDARS:

The following Consent Calendar items are expected to be routine and non-controversial. They will be acted upon by the Fire Board/Successor Agency/Authority Board/Council at one time without discussion. Any item may be removed by a Fire Board/Successor Agency/Authority Board/Council Member for discussion.

J. CONSENT CALENDAR – FIRE PROTECTION DISTRICT

- J1. Consideration to approve Minutes of: June 17, 2015 (Regular Meeting) and June 18, 2015 (Special Meeting – Budget Adoption).
- J2. Consideration to approve Check Register dated June 10, 2015 through June 23, 2015 for the total of \$221,511.22.
- J3. Consideration for approval to award the purchase of Emergency Medical Supplies and Materials on an as needed basis, to Life Assist, Inc. of Rancho Cordova, California, in accordance with Request for Bid “RFP” #14/15-011 for Fiscal Year 2015/16, in an amount not to exceed \$60,000.00 funded from Account No. 3281504-5200.

MOTION: Moved by Mayor Pro Tem Spagnolo, seconded by Council Member Williams, to approve the Staff Recommendations in the Staff Reports for Consent Calendar Items J1 – J3. Motion carried 5-0.

K. CONSENT CALENDAR – SUCCESSOR AGENCY

- K1. Consideration to approve Minutes of: June 17, 2015 (Regular Meeting)

MOTION: Moved by Council Member Williams, seconded by Council Member Kennedy, to approve the Minutes of June 17, 2015. Motion carried 5-0.

L. CONSENT CALENDAR – PUBLIC FINANCING AUTHORITY

- L1. Consideration to approve Minutes of: June 17, 2015 (Regular Meeting)

MOTION: Moved by Council Member Williams, seconded by Mayor Pro Tem Spagnolo, to approve the Minutes of June 17, 2015. Motion carried 5-0.

M. CONSENT CALENDAR – CITY COUNCIL

- M1. Consideration to approve Minutes of: June 17, 2015 (Special Meeting – Drought), June 17, 2015 (Regular Meeting) and June 18, 2015 (Special Meeting – Budget Adoption).
- M2. Consideration to approve Check Register dated June 10, 2015 through June 23, 2015 and payroll ending June 23, 2015 for the total of \$3,185,057.76.
- M3. Consideration to authorize the award of contracts for automotive maintenance and repair services to A & R Tire Services of Rancho Cucamonga, Ford of Upland, Lim's Auto, Inc of

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Rancho Cucamonga, R & R Automotive Inc. of Rancho Cucamonga, in accordance with Request for Qualifications "RFQ" #14/15-201, to be funded from various City accounts contingent upon the approved budget for FY 2015-2016.

- M4. Consideration of approval to authorize the advertising of the "Notice Inviting Bids" for the Foothill Boulevard Pavement Rehabilitation project from Vineyard Avenue to Haven Avenue to be funded from Measure I Fund and Citywide Infrastructure Fund.

RESOLUTION NO. 15-107

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA APPROVING PLANS AND SPECIFICATIONS FOR THE "FOOTHILL BOULEVARD PAVEMENT REHABILITATION FROM VINEYARD AVENUE TO HAVEN AVENUE" IN SAID CITY AND AUTHORIZING AND DIRECTING THE CITY CLERK TO ADVERTISE TO RECEIVE BIDS

- M5. Consideration to accept the Etiwanda Creek Park Sidewalk Improvement Project, Contract No. 15-068 as complete, release the Bonds, accept a Maintenance Bond, authorize the City Engineer to file a Notice of Completion and approve the final contract amount of \$108,282.58.

RESOLUTION NO. 15-108

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE ETIWANDA CREEK PARK SIDEWALK IMPROVEMENT PROJECT, CONTRACT NO. 15-068, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK

- M6. Consideration to accept the Fiscal Year 2014/2015 Local Street Pavement Rehabilitation – Overlay of Various Streets project, Contract No. 15-054 as complete, release the Bonds, accept a Maintenance Bond, authorize the City Engineer to file a Notice of Completion and approve the balancing statement and final contract amount of \$747,028.85.

RESOLUTION NO. 15-109

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE FISCAL YEAR 2014/2015 LOCAL STREET PAVEMENT REHABILITATION – OVERLAY OF VARIOUS STREETS PROJECT, CONTRACT NO. 15-054, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK

- M7. Consideration to approve plans and specifications for the new Department of Innovation and Technology (DoIT) Tenant Improvement Project, and authorize the City Clerk to advertise the "Notice Inviting Bids".

RESOLUTION NO. 15-110

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA APPROVING PLANS AND SPECIFICATIONS FOR THE DEPARTMENT OF INNOVATION AND TECHNOLOGY (DoIT) TENANT IMPROVEMENT PROJECT IN SAID CITY AND AUTHORIZING AND DIRECTING THE CITY CLERK TO ADVERTISE TO RECEIVE BIDS

- M8. Consideration to approve Amendment No. 002 renewing Contract No. 14-017 between NEC Corporation of America and the City of Rancho Cucamonga for Telephone System Maintenance and Support Services for Fiscal Year 2015/16, in the Amount of \$102,050 from Telecommunications Fund 1001217-5300 (Contract Services).

MOTION: Moved by Council Member Alexander, seconded by Council Member Williams, to approve the Staff Recommendations in the Staff Reports for Consent Calendar Items M1 – M8. Motion carried 5-0.

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O. ADVERTISED PUBLIC HEARINGS CITY COUNCIL

- N1. Conduct Public Hearing and consideration to approve forming and establishing West-Side Neighborhood Parks and Street Lighting Community Facilities District No. 1 of the City of Rancho Cucamonga, and adopt the Resolution of Formation establishing District, Resolution authorizing and setting a Special Election for the adoption of a Special Tax, and Resolution requesting the Board of Supervisors of the County of San Bernardino to consolidate the Special Election with any election to be held.

John Gillison, City Manager, introduced Lori Sassoon, Deputy City Manager, Administrative Services, who gave the Staff Report on Item N1. She informed Resolution No. 15-111 was amended to clarify the mobile home rate is the same as the residential rate. Copies of the amended Resolution was provided to Council at the beginning of the meeting. Via power point presentation, she reviewed the purpose, need and history of the proposed facilities district. Existing funding is inadequate to continue to maintain neighborhood street lighting and parks. Feedback from more than 3500 residents over the last two years indicate residents want parks and streets kept safe and fiscal accountability. The proposed district would replace existing districts with a new West-side District to fund maintenance of street lights, parks, trails, and green spaces as defined in the amended Rate and Method of Apportionment (RMA); Districts PD 85, LMD 1, LMD 3A, LMD 3B, LMD 5, SLD 2, and SLD 6 would be dissolved; revenues would fund current day expenses for water, electricity, contracts. A summary of the proposed rates was outlined, noting seniors age 65 or older would qualify for the senior discount rate and there are no automatic rate increases. The maximum tax increases noted in the formation documents are a cap on rates; they are a ceiling. By law, the assessments will be considered each year at a public hearing each year, and could only be increased by the amount of actual costs or up to the cap, whichever is less. This is the same mechanism in the City's other newer assessment districts, and allows rates to be adjusted slowly over time to keep up with costs.

Lori Sassoon, Deputy City Manager, Administrative Services, responded to questions from the City Council.

Mayor Michael opened the Public Hearing at 7:55 p.m.

Mayor Michael called on City Clerk Services Director to report on the Proof of Publication, and mailing of Notices for the Public Hearing.

Linda Troyan, City Clerk Services Director, responded she was in possession of the proof of publication and mailing of notices for the Public Hearing.

Mayor Michael announced it is time to hear any protest, comments and questions from interested persons, including persons owning property within the proposed Community Facilities District and taxpayers, with respect to the establishment of the Community Facilities District, the proposed method of determining and apportioning maximum amounts of special taxes. Speakers will have three minutes to speak. He noted not only does the Speaker Card include a box to be checked to request to speak, it also included boxes for (1) in support but not wishing to speak, (2) in opposition but not wishing to speak and (3) neutral but not wishing to speak. These are to be entered in the record. He reiterated this is the time to comment on this issue.

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Public Comment

Speakers in Opposition: Jim Moffatt, Sandra Warren, Paul Secrets (submitted letter), M.B. Edwards, Jr., Chris Carroll, Dennis Cisueros (submitted letter), Jack Adams, Darlene Tate, Gene Petty, Dr. Sharon Stein, Jim Partridge, Linnie Drolet, Mr. Querl, Gabriel Kuri, Mike Dalton, Terrance Malady, Sheryl Partridge, Rudy Saldana, Laurentine Gates, William Simmonds, Michael Lindsay, Jesus Gutterrez, John Prestor, Melinda Ryan, Karen Dreher, Raquel Martin, Cathy Thomas, Bill Jones, John G. Preston, Kim Earl.

Speakers in Support: Jim Lyons, Richard Dinkelman, Lawrence J. Henderson, Theresa Marji, Nora Marji, Dalayna Marji.

Submitted a Speaker Card in Opposition but Did Not Speak: Clarence Hofman (submitted letter), Cindee Dunlap, Carlos Orozco (submitted letter), Kevin Martin, Fernando Roccatan, Patricia Friedenback, William Gates, Dennis Gates, Joe Anderson, Ron Garman, Mary Ann Petty, Alex Martin, R. Martin, Frank Querl, Cathy Thomas, Cinda Mocabee, Jacob Brunner, Linda Barnhold, Rennard Davis, William May, Tanya May, Glenn Mocabee, Karen Dreher, Mike Ryan, Karen Beehler, Reagan Foley, George M. Jenkins, Pete Reinheimer, Mark & Cynthia Cushman, Pauline McHugh, Patricia Jackson, Joseph Hanna, Ron and Marilyn Smith, Matthew Gary-Trask, Selina Gray-Trask, Tom Rutten, Sam Valencia, Nancy Valencia, Paul Barnhold, Dan Titus (submitted Letter).

Submitted a Speaker Card in Support but Did Not Speak: Pastors Jessica, Ly Vo, and Paul Reotutar of Shiloh Tabernacle, Vicky Weir, Georgia Martinez, Robert Brown, Susan Brown, Karen Metzgar, Cheryl Dye.

Submitted a Speaker Card with Neutral Position but Did Not Speak: Amanda Valencia.

Submitted a Speaker Card with Neutral Position: Erick Meisser, Gary Nelson, Thomas Patronite.

Lori Sassoon, Deputy City Manager, Administrative Services, and John Gillison, City Manager, responded to questions raised during Public Comment.

Comments from the City Council.

Mayor Michael asked City Clerk Services Director if there are any persons registered to vote within the Community Facilities District, and, if so, the number thereof.

Linda Troyan, City Clerk Services Director reported there are 52,439 registered voters within the proposed Community Facilities District.

Mayor Michael advised the City received written protests and asked City Clerk Services Director if the written protests constitute a majority protest of the landowners or registered voters.

Linda Troyan, City Clerk Services Director, replied no, the written protests submitted do not constitute a majority protest.

MOTION: Moved by Mayor Pro Tem Spagnolo, seconded by Council Member Alexander, to approve Resolution No. 15-111, with the amended Rate and Method of Apportionment and Special Tax Report distributed this evening, forming and establishing West-Side Neighborhood Parks and Street Lighting Community Facilities District No. 1 of the City of Rancho Cucamonga, and authorizing submittal of the levy of the Special Tax to the Qualified Electors. Motion carried 5-0.

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RESOLUTION NO. 15-111

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, FORMING AND ESTABLISHING WEST-SIDE NEIGHBORHOOD PARKS AND STREET LIGHTING COMMUNITY FACILITIES DISTRICT NO. 1 OF THE CITY OF RANCHO CUCAMONGA, AND AUTHORIZING SUBMITTAL OF THE LEVY OF THE SPECIAL TAX TO THE QUALIFIED ELECTORS.

Mayor Michael closed the Public Hearing at 10:17 p.m.

MOTION: Moved by Council Member Williams, seconded by Council Member Kennedy, to approve Resolution No. 15-112 authorizing and setting a Special Election for the adoption of a Special Tax within the boundaries of West-Side Neighborhood Parks and Street Lighting Community Facilities District No. 1 of the City of Rancho Cucamonga for certain types of services and facilities and submitting the Special Tax to the Qualified Voters of such Community Facilities District. Motion carried 5-0.

RESOLUTION NO. 15-112

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA AUTHORIZING AND SETTING A SPECIAL ELECTION FOR THE ADOPTION OF A SPECIAL TAX WITHIN THE BOUNDARIES OF WEST-SIDE NEIGHBORHOOD PARKS AND STREET LIGHTING COMMUNITY FACILITIES DISTRICT NO. 1 OF THE CITY OF RANCHO CUCAMONGA FOR CERTAIN TYPES OF SERVICES AND FACILITIES AND SUBMITTING THE SPECIAL TAX TO THE QUALIFIED VOTERS OF SUCH COMMUNITY FACILITIES DISTRICT

MOTION: Moved by Council Member Alexander, seconded by Council Member Williams, to approve Resolution No. 15-113 requesting the Board of Supervisors of the County of San Bernardino to consolidate the Special Election with any election to be held and to render specified services to said city relating to the conduct of said election to be held on Tuesday, November 3, 2015. Motion carried 5-0.

RESOLUTION NO. 15-113

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, REQUESTING THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO TO CONSOLIDATE THE SPECIAL ELECTION WITH ANY ELECTION TO BE HELD AND TO RENDER SPECIFIED SERVICES TO SAID CITY RELATING TO THE CONDUCT OF SAID ELECTION TO BE HELD ON TUESDAY, NOVEMBER 3, 2015

Mayor Michael thanked staff for the report and for everyone who came out tonight.

In compliance with Council procedure to conclude meetings by 10:00 p.m. unless extended by concurrence, Council continued the meeting.

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0. CITY MANAGER'S STAFF REPORTS CITY COUNCIL

Ingrid Bruce, Deputy Director of Innovation and Technology, reported on Items O1 and O2 concurrently.

- O1. Consideration to adopt a Resolution of the City Council of the City of Rancho Cucamonga, acting for and on behalf of itself and in its capacity as the legislative body of Community Facilities District Nos. 2000-01 (South Etiwanda), 2000-02 (Rancho Cucamonga Corporate Park), 2001-01, series 2012 A (Improvement Area 1 & 2), 2001-01, series 2012 B (Improvement Area 3), 2006-01 (Vintner's Grove) and 2006-02 (Amador on Route 66) authorizing and providing for the issuance of Special Tax Refunding Bonds for each such Community Facilities District, approving the forms of Fiscal Agent Agreements, a Special Tax Refunding Bonds Purchase Contract, Escrow Agreements, First Supplemental Agreements and other documents and authorizing certain actions in connection with the issuance of such bonds. – *City*

RESOLUTION NO. 15-114

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, ACTING FOR AND ON BEHALF OF ITSELF AND IN ITS CAPACITY AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT NO. 2000-01 (SOUTH ETIWANDA), COMMUNITY FACILITIES DISTRICT NO. 2000-02 (RANCHO CUCAMONGA CORPORATE PARK), COMMUNITY FACILITIES DISTRICT NO. 2001-01, COMMUNITY FACILITY DISTRICT NO. 2006-01 (VINTNER'S GROVE) AND COMMUNITY FACILITIES DISTRICT NO. 2006-02 (AMADOR ON ROUTE 66) AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF SPECIAL TAX REFUNDING BONDS FOR EACH SUCH COMMUNITY FACILITIES DISTRICT, APPROVING THE FORMS OF FISCAL AGENT AGREEMENTS, A SPECIAL TAX REFUNDING BONDS PURCHASE CONTRACT, ESCROW AGREEMENTS, FIRST SUPPLEMENTAL AGREEMENTS AND OTHER DOCUMENTS AND AUTHORIZING CERTAIN ACTIONS IN CONNECTION WITH THE ISSUANCE OF SUCH BONDS.

MOTION: Moved by Council Member Kennedy, seconded by Council Member Williams, to adopt Resolution 15-114. Motion carried 5-0.

- O2. Consideration to adopt a Resolution of the Board of Directors of the Rancho Cucamonga Public Finance Authority (PFA) authorizing the issuance of special tax refunding revenue bonds and authorizing certain actions in connection with the issuance of such revenue bonds. – *Public Finance Authority*

RESOLUTION NO. 15-115

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA PUBLIC FINANCE AUTHORITY AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF SPECIAL TAX REFUNDING REVENUE BONDS, APPROVING THE FORM OF AN INDENTURE OF TRUST, SPECIAL TAX REFUNDING BONDS PURCHASE CONTRACT, ESCROW AGREEMENT, AND OTHER DOCUMENTS, AND AUTHORIZING CERTAIN ACTIONS IN CONNECTION WITH THE ISSUANCE OF SUCH REVENUE BONDS

MOTION: Moved by Council Member Alexander, seconded by Council Member Williams, to adopt Resolution No. 15-115. Motion carried 5-0.

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Q. COUNCIL BUSINESS

Q1. INTER-AGENCY UPDATES (Update by the City Council to the community on the meetings that were attended.)

Council Member Williams announced she participated two weeks ago in a SCAG Special Meeting via teleconference.

Mayor Michael reported earlier today, the SANBAG Board of Directors approved agreements with the U.S. Forest Service, the Rancho Cucamonga Fire Protection District and the County of San Bernardino for the Preparation of a Forest Management Plan.

Q2. COUNCIL ANNOUNCEMENTS (Comments to be limited to three minutes per Council Member.)

There were none.

Q. IDENTIFICATION OF ITEMS FOR NEXT MEETING

There were none.

R. ADJOURNMENT

The meeting was adjourned at 10:28 p.m.

Respectfully submitted,

Linda A. Troyan, MMC
City Clerk Services Director

Approved: Wednesday, July 1, 2015

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**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

P1

Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00005292	06/24/2015	CALIF GOVERNMENT VEBA/RANCHO CUCAMONGA	9,320.00	0.00	9,320.00
AP 00005293	06/24/2015	RCCEA	1,334.00	0.00	1,334.00
AP 00005294	06/24/2015	RCPPFA	10,449.56	0.00	10,449.56
AP 00005295	06/24/2015	TENASKA POWER SERVICES CO	4,588.30	0.00	4,588.30
AP 00005296	06/24/2015	VIASYN INC	7,717.70	0.00	7,717.70
AP 00005297	06/25/2015	AHUMADA, ALEXANDER R	0.00	904.08	904.08
AP 00005298	06/25/2015	ALMAND, LLOYD	0.00	615.52	615.52
AP 00005299	06/25/2015	BANTAU, VICTORIA	0.00	893.87	893.87
AP 00005300	06/25/2015	BAZAL, SUSAN	0.00	1,323.48	1,323.48
AP 00005301	06/25/2015	BERRY, DAVID	0.00	920.36	920.36
AP 00005302	06/25/2015	BROCK, ROBIN	0.00	893.87	893.87
AP 00005303	06/25/2015	CAMPBELL, GERALD	0.00	1,233.07	1,233.07
AP 00005304	06/25/2015	CARNES, KENNETH	0.00	469.02	469.02
AP 00005305	06/25/2015	CLABBY, RICHARD	0.00	920.36	920.36
AP 00005306	06/25/2015	CORCORAN, ROBERT	0.00	525.11	525.11
AP 00005307	06/25/2015	COX, KARL	0.00	615.52	615.52
AP 00005308	06/25/2015	CRANE, RALPH	0.00	1,323.48	1,323.48
AP 00005309	06/25/2015	CROSSLAND, WILBUR	0.00	469.02	469.02
AP 00005310	06/25/2015	DAGUE, JAMES	0.00	1,172.22	1,172.22
AP 00005311	06/25/2015	DE ANTONIO, SUSAN	0.00	525.11	525.11
AP 00005312	06/25/2015	DOMINICK, SAMUEL A.	0.00	893.87	893.87
AP 00005313	06/25/2015	EAGLESON, MICHAEL	0.00	1,172.22	1,172.22
AP 00005314	06/25/2015	FRITCHEY, JOHN D.	0.00	469.02	469.02
AP 00005315	06/25/2015	HEYDE, DONALD	0.00	1,172.22	1,172.22
AP 00005316	06/25/2015	INTERLICCHIA, ROSALYN	0.00	1,172.22	1,172.22
AP 00005317	06/25/2015	KILMER, STEPHEN	0.00	1,233.07	1,233.07
AP 00005318	06/25/2015	LANE, WILLIAM	0.00	1,560.49	1,560.49
AP 00005319	06/25/2015	LEE, ALLAN J.	0.00	1,423.44	1,423.44
AP 00005320	06/25/2015	LENZE, PAUL E	0.00	1,224.46	1,224.46
AP 00005321	06/25/2015	LONGO, JOE	0.00	173.51	173.51
AP 00005322	06/25/2015	LUTTRULL, DARRELL	0.00	694.69	694.69
AP 00005323	06/25/2015	MACKALL, BENJAMIN	0.00	173.51	173.51
AP 00005324	06/25/2015	MAYFIELD, RON	0.00	1,323.48	1,323.48
AP 00005325	06/25/2015	MCKEE, JOHN	0.00	615.52	615.52
AP 00005326	06/25/2015	MCMILLEN, LINDA	0.00	246.76	246.76
AP 00005327	06/25/2015	MCNEIL, KENNETH	0.00	615.52	615.52
AP 00005328	06/25/2015	MICHAEL, L. DENNIS	0.00	893.87	893.87
AP 00005329	06/25/2015	MORGAN, BYRON	0.00	3,384.57	3,384.57
AP 00005330	06/25/2015	MYSKOW, DENNIS	0.00	920.36	920.36
AP 00005331	06/25/2015	NAUMAN, MICHAEL	0.00	920.36	920.36
AP 00005332	06/25/2015	NEE, RON	0.00	1,757.12	1,757.12
AP 00005333	06/25/2015	NELSON, MARY JANE	0.00	173.51	173.51
AP 00005334	06/25/2015	PLOUNG, MICHAEL J	0.00	556.94	556.94
AP 00005335	06/25/2015	POST, MICHAEL R	0.00	1,577.31	1,577.31
AP 00005336	06/25/2015	PROULX, PATRICK	0.00	1,560.49	1,560.49
AP 00005337	06/25/2015	ROEDER, JEFF	0.00	1,172.22	1,172.22
AP 00005338	06/25/2015	SALISBURY, THOMAS	0.00	893.87	893.87

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AP 00005339	06/25/2015	SMITH, RONALD	0.00	920.36	920.36
AP 00005340	06/25/2015	SPAGNOLO, SAM	0.00	469.02	469.02
AP 00005341	06/25/2015	SPAIN, WILLIAM	0.00	694.69	694.69
AP 00005342	06/25/2015	SULLIVAN, JAMES	0.00	753.31	753.31
AP 00005343	06/25/2015	TAYLOR, STEVE	0.00	1,224.46	1,224.46
AP 00005344	06/25/2015	TULEY, TERRY	0.00	1,172.22	1,172.22
AP 00005345	06/25/2015	VANDERKALLEN, FRANCIS	0.00	1,192.64	1,192.64
AP 00005346	06/25/2015	WALTON, KEVIN	0.00	1,233.07	1,233.07
AP 00005347	06/25/2015	WOLFE, JACKIE	0.00	600.74	600.74
AP 00005348	06/25/2015	YOWELL, TIMOTHY A	0.00	1,323.48	1,323.48
AP 00359392	06/24/2015	A AND R TIRE SERVICE	342.99	0.00	342.99
AP 00359393	06/24/2015	ABDELKHALEQ, AHMAD	300.00	0.00	300.00
AP 00359394	06/24/2015	ABLE BUILDING MAINTENANCE	13,026.16	0.00	13,026.16
AP 00359395	06/24/2015	ACTION AWARDS INC.	3,072.14	0.00	3,072.14
AP 00359396	06/24/2015	ADDINGTON, MATTHEW	35.00	0.00	35.00
AP 00359397	06/24/2015	AFLAC GROUP INSURANCE	79.40	0.00	79.40
AP 00359398	06/24/2015	ALL CITIES TOOLS	0.00	1,641.60	1,641.60
AP 00359399	06/24/2015	ALL WELDING	2,790.00	0.00	2,790.00
AP 00359400	06/24/2015	ALLBEE, KAREN A	20.00	0.00	20.00
AP 00359401	06/24/2015	ALLIANT INSURANCE SERVICES INC.	214.00	0.00	214.00
AP 00359402	06/24/2015	ALLIED BARTON SECURITY SERVICES LLC	2,521.40	0.00	2,521.40
AP 00359403	06/24/2015	ALLIED STORAGE CONTAINERS	0.00	224.55	224.55
AP 00359404	06/24/2015	ALLSTAR FIRE EQUIPMENT INC	0.00	11,320.13	11,320.13
AP 00359405	06/24/2015	ALPHAGRAPHICS	420.86	0.00	420.86
AP 00359406	06/24/2015	ALTA LAGUNA MOBILE HOME PARK	1,100.00	0.00	1,100.00
AP 00359407	06/24/2015	ALTA VISTA MOBILE HOME PARK	800.00	0.00	800.00
AP 00359408	06/24/2015	AMERICAN SAFETY & HEALTH PROMOTION LTD.	0.00	498.00	498.00
AP 00359409	06/24/2015	AMERICAN TRAFFIC PRODUCTS INC	1,396.91	0.00	1,396.91
AP 00359410	06/24/2015	AMTECH ELEVATOR SERVICES	1,297.32	0.00	1,297.32
AP 00359411	06/24/2015	ARCHIBALD PET HOSPITAL	100.00	0.00	100.00
AP 00359412	06/24/2015	ARCHITERRA DESIGN GROUP	6,948.66	0.00	6,948.66
AP 00359413	06/24/2015	AROCHO, ALMA	913.00	0.00	913.00
AP 00359414	06/24/2015	ARROW TRAILER SUPPLIES INC	701.24	0.00	701.24
AP 00359415	06/24/2015	ART OF LIVING FOUNDATION	48.00	0.00	48.00
AP 00359416	06/24/2015	ARTISTIC RESOURCES CORPORATION	4,101.00	0.00	4,101.00
AP 00359417	06/24/2015	AUTO AND RV SPECIALISTS INC.	14.38	0.00	14.38
AP 00359418	06/24/2015	AVANTS, MARGE	195.00	0.00	195.00
AP 00359419	06/24/2015	BABCOCK LABORATORIES INC	565.00	0.00	565.00
AP 00359420	06/24/2015	BALDY FIRE AND SAFETY	205.00	0.00	205.00
AP 00359421	06/24/2015	BARBARA'S ANSWERING SERVICE	589.16	0.00	589.16
AP 00359422	06/24/2015	BARNES AND NOBLE	973.75	0.00	973.75
AP 00359423	06/24/2015	BARRON, CAITLIN	82.08	0.00	82.08
AP 00359424	06/24/2015	BATTERY POWER INC	2,920.20	0.00	2,920.20
AP 00359425	06/24/2015	BCT ENTERTAINMENT	32,042.28	0.00	32,042.28
AP 00359426	06/24/2015	BERN MARIES PROMOTIONAL PRODUCTS	990.48	0.00	990.48
AP 00359427	06/24/2015	BIDOCHKA, CHRIS	500.00	0.00	500.00
AP 00359428	06/24/2015	BISHOP COMPANY	545.27	0.00	545.27

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AP 00359429	06/24/2015	BURGAN, MARY	32.39	0.00	32.39
AP 00359430	06/24/2015	BUTSKO UTILITY DESIGN INC.	10,434.60	0.00	10,434.60
AP 00359431	06/24/2015	CABLE INC.	1,715.70	0.00	1,715.70
AP 00359432	06/24/2015	CAL-STATE RENT A FENCE INC	3,763.50	0.00	3,763.50
AP 00359433	06/24/2015	CALIFORNIA COOKOUT	2,043.75	0.00	2,043.75
AP 00359434	06/24/2015	CALIFORNIA FIRE CHIEFS ASSOC.	0.00	250.00	250.00
AP 00359435	06/24/2015	CALIFORNIA FRANCHISE TAX BOARD	55.00	0.00	55.00
AP 00359436	06/24/2015	CALIFORNIA FRANCHISE TAX BOARD	300.00	0.00	300.00
AP 00359437	06/24/2015	CALPERS	130,107.31	7,167.44	137,274.75 ***
AP 00359438	06/24/2015	CALVERT, JASON	28.07	0.00	28.07
AP 00359439	06/24/2015	CAMBRIDGE COLLEGE	500.00	0.00	500.00
AP 00359440	06/24/2015	CARQUEST AUTO PARTS	4,204.99	79.35	4,284.34 ***
AP 00359441	06/24/2015	CASA VOLANTE MOBILE HOME PARK	1,300.00	0.00	1,300.00
AP 00359442	06/24/2015	CCS ORANGE COUNTY JANITORIAL INC.	3,082.75	0.00	3,082.75
AP 00359443	06/24/2015	CELL ENERGY	30.00	0.00	30.00
AP 00359444	06/24/2015	CHAPARRAL HEIGHTS MOBILE HOME PARK	800.00	0.00	800.00
AP 00359445	06/24/2015	CHARTER COMMUNICATIONS	14.88	0.00	14.88
AP 00359446	06/24/2015	CHINO MOWER AND ENGINE SERVICE	641.47	0.00	641.47
AP 00359447	06/24/2015	CINTAS CORP. #150	2,217.43	0.00	2,217.43
AP 00359448	06/24/2015	CIRIACKS, VALERIE ANN	135.00	0.00	135.00
AP 00359449	06/24/2015	CITY RENTALS	376.49	0.00	376.49
AP 00359450	06/24/2015	CIVICA SOFTWARE INC.	1,350.00	0.00	1,350.00
AP 00359451	06/24/2015	CLAREMONT HIGH SCHOOL	500.00	0.00	500.00
AP 00359452	06/24/2015	CLARK, KAREN	684.00	0.00	684.00
AP 00359453	06/24/2015	CLARKE PLUMBING SPECIALTIES INC.	138.68	0.00	138.68
AP 00359454	06/24/2015	CLARY CORPORATION	1,352.55	0.00	1,352.55
AP 00359455	06/24/2015	CLEAR COAST RESTORATION	0.00	4,500.00	4,500.00
AP 00359456	06/24/2015	COAST RECREATION INC	1,581.81	0.00	1,581.81
AP 00359457	06/24/2015	COIT SERVICES INC.	810.00	0.00	810.00
AP 00359458	06/24/2015	CONFIRE JPA	0.00	49,102.99	49,102.99
AP 00359459	06/24/2015	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	876.96	0.00	876.96
AP 00359460	06/24/2015	COOKSEY, ANNA	19.80	0.00	19.80
AP 00359461	06/24/2015	CORODATA MEDIA STORAGE INC	892.33	0.00	892.33
AP 00359462	06/24/2015	CROP PRODUCTION SERVICES INC	10,004.31	0.00	10,004.31
AP 00359463	06/24/2015	D AND K CONCRETE COMPANY	864.00	0.00	864.00
AP 00359464	06/24/2015	DCT 8TH AND VINEYARD LLC	2,779.00	0.00	2,779.00
AP 00359465	06/24/2015	DEPARTMENT OF FORESTRY AND FIRE PROTECTION	0.00	384.00	384.00
AP 00359466	06/24/2015	DIAMOND ENVIRONMENTAL SERVICES	258.62	0.00	258.62
AP 00359467	06/24/2015	DIVERSIFIED INSPECTIONS	0.00	1,362.25	1,362.25
AP 00359468	06/24/2015	DLIMAGING	239.44	0.00	239.44
AP 00359469	06/24/2015	DOLLARHIDE, GINGER	168.00	0.00	168.00
AP 00359470	06/24/2015	DOWNEY, JENNIFER	13.32	0.00	13.32
AP 00359471	06/24/2015	DUMBELL MAN FITNESS EQUIPMENT, THE	0.00	150.00	150.00
AP 00359472	06/24/2015	DUNN, ANN MARIE	762.00	0.00	762.00
AP 00359473	06/24/2015	EASTERLING, RAY	211.20	0.00	211.20
AP 00359474	06/24/2015	EIGHTH AVENUE ENTERPRISE LLC	700.38	26.00	726.38 ***
AP 00359475	06/24/2015	ELLAS, TRIO	1,000.00	0.00	1,000.00

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AP 00359476	06/24/2015	EMC RESEARCH	17,000.00	0.00	17,000.00
AP 00359477	06/24/2015	ENVIRONMENTAL RECOVERY SERVICES INC.	3,212.13	0.00	3,212.13
AP 00359478	06/24/2015	ESKENAZI, MOISES	237.50	0.00	237.50
AP 00359479	06/24/2015	FAILSAFE TESTING	0.00	3,084.20	3,084.20
AP 00359480	06/24/2015	FAZEL, ZIA	290.93	0.00	290.93
AP 00359481	06/24/2015	FEDERAL EXPRESS CORP	28.00	0.00	28.00
AP 00359482	06/24/2015	FLEET SERVICES INC.	0.00	153.32	153.32
AP 00359483	06/24/2015	FLINT TRADING INC	1,813.62	0.00	1,813.62
AP 00359484	06/24/2015	FOOTHILL MOBILE MANOR	600.00	0.00	600.00
AP 00359485	06/24/2015	FREGOSO, VIVIAN	650.00	0.00	650.00
AP 00359486	06/24/2015	FRIENDS OF THE BUENA PARK YOUTH THEATRE	2,000.00	0.00	2,000.00
AP 00359487	06/24/2015	FULLER, REBECCA	45.11	0.00	45.11
AP 00359488	06/24/2015	GAIL MATERIALS	1,838.96	0.00	1,838.96
AP 00359489	06/24/2015	GATEWAY PET CEMETERY AND CREMATORY	550.00	0.00	550.00
AP 00359490	06/24/2015	GIORDANO, MARIANNA	38.40	0.00	38.40
AP 00359491	06/24/2015	GOODFIELD, RICHARD	48.00	0.00	48.00
AP 00359492	06/24/2015	GOODYEAR TIRE & RUBBER COMPANY	5,039.18	0.00	5,039.18
AP 00359493	06/24/2015	GOODYEAR TIRE AND RUBBER CO.	2,304.55	0.00	2,304.55 ***
AP 00359494	06/24/2015	GRAINGER	5,370.68	497.11	5,867.79 ***
AP 00359495	06/24/2015	GRAVES & KING LLP	693.75	0.00	693.75
AP 00359496	06/24/2015	GRAYBAR	260.50	0.00	260.50
AP 00359497	06/24/2015	GROSH SCENIC RENTALS INC	86.40	0.00	86.40
AP 00359498	06/24/2015	HACKETT, RAMONA	258.00	0.00	258.00
AP 00359499	06/24/2015	HAMILTON, MONIQUE	960.00	0.00	960.00
AP 00359500	06/24/2015	HAMPTON YOGA	948.00	0.00	948.00
AP 00359501	06/24/2015	HD PRODUCTIONS LLC	10,750.00	0.00	10,750.00
AP 00359502	06/24/2015	HENRY SCHEIN ANIMAL HEALTH SUPPLY	126.48	0.00	126.48
AP 00359503	06/24/2015	HI WAY SAFETY INC	2,290.21	0.00	2,290.21
AP 00359504	06/24/2015	HILL, KENNETH	40.00	0.00	40.00
AP 00359505	06/24/2015	HILLS PET NUTRITION SALES INC	2,791.65	0.00	2,791.65
AP 00359506	06/24/2015	HOSE MAN INC	121.47	0.00	121.47
AP 00359507	06/24/2015	HUMANE SOCIETY OF SAN BERNARDINO VALLEY INC	50.00	0.00	50.00
AP 00359508	06/24/2015	HUNTINGTON HARDWARE	4,672.15	0.00	4,672.15
AP 00359509	06/24/2015	HURTADO, JULIO	86.00	0.00	86.00
AP 00359511	06/24/2015	INLAND EMPIRE PROPERTY SERVICES INC	0.00	20,082.50	20,082.50
AP 00359512	06/24/2015	INLAND VALLEY EMERGENCY PET CLINIC	52.50	0.00	52.50
AP 00359513	06/24/2015	IPROMOTEU	0.00	2,025.44	2,025.44
AP 00359514	06/24/2015	ISMAIL, ROSA	112.00	0.00	112.00
AP 00359515	06/24/2015	IXCO, ALBERT	118.78	0.00	118.78
AP 00359516	06/24/2015	J AND S STRIPING CO INC	1,759.00	0.00	1,759.00
AP 00359517	06/24/2015	JACOBS ENGINEERING	43,522.83	0.00	43,522.83
AP 00359518	06/24/2015	JOHN BURR CYCLES INC	3,294.16	0.00	3,294.16
AP 00359519	06/24/2015	JOHNNY ALLEN TENNIS ACADEMY	3,539.40	0.00	3,539.40
AP 00359520	06/24/2015	JONES AND MAYER, LAW OFFICES OF	13,051.84	0.00	13,051.84
AP 00359521	06/24/2015	JRC HOUSING	1,285.00	0.00	1,285.00
AP 00359522	06/24/2015	JULIUS, MICHAEL	99.00	0.00	99.00
AP 00359523	06/24/2015	KASA CONSTRUCTION INC	102,868.45	0.00	102,868.45

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AP 00359524	06/24/2015	KONE INC	1,267.22	0.00	1,267.22
AP 00359525	06/24/2015	LAKESHORE LEARNING MATERIALS	108.15	0.00	108.15
AP 00359526	06/24/2015	LAWSON PRODUCTS INC	0.00	1,057.01	1,057.01
AP 00359527	06/24/2015	LAYNE, TAMARA	54.25	0.00	54.25
AP 00359528	06/24/2015	LEAPING LIZARDS MUSIC	1,254.00	0.00	1,254.00
AP 00359529	06/24/2015	LEON, LYDIA	79.00	0.00	79.00
AP 00359530	06/24/2015	LEW EDWARDS GROUP, THE	6,345.98	0.00	6,345.98
AP 00359531	06/24/2015	LOPEZ, ANGEL	300.00	0.00	300.00
AP 00359532	06/24/2015	LUGO, HEATHER	737.75	0.00	737.75
AP 00359533	06/24/2015	MANKE, ART	1,533.00	0.00	1,533.00
AP 00359534	06/24/2015	MARIPOSA LANDSCAPES INC	73,116.47	6,340.81	79,457.28 ***
AP 00359535	06/24/2015	MARK CHRISTOPHER INC	0.00	1,709.93	1,709.93
AP 00359536	06/24/2015	MARLINK SA INC	0.00	162.00	162.00
AP 00359537	06/24/2015	MASON, MIKE	473.37	0.00	473.37
AP 00359538	06/24/2015	MATERIAL SALES UNLIMITED	1,003.20	0.00	1,003.20
AP 00359539	06/24/2015	MC TRUCKING	1,325.21	0.00	1,325.21
AP 00359540	06/24/2015	MCMASTER CARR SUPPLY COMPANY	3,855.99	0.00	3,855.99
AP 00359541	06/24/2015	MEDLEY FIRE PROTECTION INC	720.00	0.00	720.00
AP 00359542	06/24/2015	MEINEKE CAR CARE CENTER	204.29	0.00	204.29
AP 00359543	06/24/2015	MENDEZ, JOB	500.00	0.00	500.00
AP 00359544	06/24/2015	MIDWEST TAPE	855.98	0.00	855.98
AP 00359545	06/24/2015	MIJAC ALARM COMPANY	3.00	0.00	3.00
AP 00359546	06/24/2015	MORRIS, DOUG	250.00	0.00	250.00
AP 00359547	06/24/2015	MUNICIPAL CODE CORPORATION	650.00	0.00	650.00
AP 00359548	06/24/2015	MURADIAN, LESLIE	400.00	0.00	400.00
AP 00359549	06/24/2015	MUSICSTAR	2,322.00	0.00	2,322.00
AP 00359550	06/24/2015	NEXTEL	0.00	164.97	164.97
AP 00359551	06/24/2015	NINYO & MOORE	15,015.50	0.00	15,015.50
AP 00359552	06/24/2015	NORMAN, CHRIS	86.00	0.00	86.00
AP 00359553	06/24/2015	NOTEWORTHY PUPPETS	874.00	0.00	874.00
AP 00359554	06/24/2015	OFFICE DEPOT	2,873.56	763.32	3,636.88 ***
AP 00359555	06/24/2015	ONTARIO WINNELSON CO	477.27	61.13	538.40 ***
AP 00359556	06/24/2015	ORONA, PATRICIA	1,680.00	0.00	1,680.00
AP 00359557	06/24/2015	OTT, LAURA	736.00	0.00	736.00
AP 00359558	06/24/2015	OTT, SHARON	590.00	0.00	590.00
AP 00359559	06/24/2015	PACIFIC ADVANCED CIVIL ENGINEERING	3,800.00	0.00	3,800.00
AP 00359560	06/24/2015	PAL CAMPAIGN	10.00	0.00	10.00
AP 00359561	06/24/2015	PAPAZOGLU, NORAY	588.00	0.00	588.00
AP 00359562	06/24/2015	PARS	3,500.00	0.00	3,500.00
AP 00359563	06/24/2015	PATCHETT & ASSOCIATES	1,596.15	0.00	1,596.15
AP 00359564	06/24/2015	PEP BOYS	121.72	0.00	121.72
AP 00359565	06/24/2015	PINES MOBILE HOME PARK, THE	600.00	0.00	600.00
AP 00359566	06/24/2015	PITASSI ARCHITECTS INC	51,827.50	0.00	51,827.50
AP 00359567	06/24/2015	PORAC	130.00	0.00	130.00
AP 00359568	06/24/2015	PORAC LEGAL DEFENSE FUND	175.50	0.00	175.50
AP 00359569	06/24/2015	PRE-PAID LEGAL SERVICES INC	84.24	0.00	84.24
AP 00359570	06/24/2015	PRESCOTT, MARTIN	1,055.59	0.00	1,055.59

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AP 00359571	06/24/2015	PRISTINE UNIFORMS LLC	620.95	0.00	620.95
AP 00359572	06/24/2015	PRO SALES GROUP INC	20,892.26	0.00	20,892.26
AP 00359575	06/24/2015	PROVO ENGINEERING	25,064.00	0.00	25,064.00
AP 00359576	06/24/2015	PUBLIC SURPLUS	912.87	0.00	912.87
AP 00359577	06/24/2015	RAINEY, LATREACE	495.00	0.00	495.00
AP 00359578	06/24/2015	RAMONA VILLA MOBILE HOME PARK	1,200.00	0.00	1,200.00
AP 00359579	06/24/2015	RANCHO CUCAMONGA FONTANA FAMILY YMCA	9,227.40	0.00	9,227.40
AP 00359580	06/24/2015	RANCHO DISPOSAL SERVICES INC	320.00	0.00	320.00
AP 00359581	06/24/2015	RBM LOCK AND KEY SERVICE	3.78	0.00	3.78
AP 00359582	06/24/2015	RC COMMUNITY & ARTS FOUNDATION	3,670.00	0.00	3,670.00
AP 00359583	06/24/2015	RICHARDS WATSON AND GERSHON	0.00	980.00	980.00
AP 00359584	06/24/2015	RIGELMAN, ENCARNACION ONTIVEROS	60.00	0.00	60.00
AP 00359585	06/24/2015	RILES, JEANETTE	500.00	0.00	500.00
AP 00359586	06/24/2015	ROADRUNNER PHARMACY	272.00	0.00	272.00
AP 00359587	06/24/2015	ROGERS ANDERSON MALODY & SCOTT LLP	9,310.00	0.00	9,310.00
AP 00359588	06/24/2015	ROTO ROOTER	4,999.98	0.00	4,999.98
AP 00359589	06/24/2015	RSSA HOME	0.00	7,720.92	7,720.92
AP 00359590	06/24/2015	RUBENS AUTO COLLISION CENTER	4,259.18	0.00	4,259.18
AP 00359591	06/24/2015	S & SON'S ELECTRICAL CONTRACTORS CORP	89,003.60	0.00	89,003.60
AP 00359592	06/24/2015	SAFE-ENTRY TECHNICAL INC	0.00	250.00	250.00
AP 00359593	06/24/2015	SAFEGWAY SIGN COMPANY	149.04	0.00	149.04
AP 00359594	06/24/2015	SAFT, BRANDON	100.00	0.00	100.00
AP 00359595	06/24/2015	SAMS CLUB/SYNCHRONY BANK	336.06	0.00	336.06
AP 00359596	06/24/2015	SAN BERNARDINO COUNTY SHERIFFS DEPT	967.16	0.00	967.16
AP 00359597	06/24/2015	SAN BERNARDINO CTY	16,037.46	0.00	16,037.46
AP 00359598	06/24/2015	SBPEA	1,086.80	0.00	1,086.80
AP 00359599	06/24/2015	SC FUELS	24,682.17	0.00	24,682.17
AP 00359600	06/24/2015	SCHULTE, JODY	26.20	0.00	26.20
AP 00359601	06/24/2015	SDC LEAGUE HEALTH FUND	675.00	0.00	675.00
AP 00359602	06/24/2015	SDC LEAGUE PENSION FUND	368.00	0.00	368.00
AP 00359603	06/24/2015	SEGERSTROM CENTER FOR THE ARTS	915.00	0.00	915.00
AP 00359604	06/24/2015	SENECHAL, CALVIN	645.00	0.00	645.00
AP 00359605	06/24/2015	SEXTON, SHEILA	6.00	0.00	6.00
AP 00359606	06/24/2015	SHERIFFS COURT SERVICES	150.00	0.00	150.00
AP 00359607	06/24/2015	SHERIFFS COURT SERVICES	93.38	0.00	93.38
AP 00359608	06/24/2015	SIEMENS INDUSTRY INC	181,632.28	0.00	181,632.28
AP 00359609	06/24/2015	SIGN SHOP, THE	648.00	0.00	648.00
AP 00359610	06/24/2015	SILVER, EDNA	720.00	0.00	720.00
AP 00359611	06/24/2015	SKILLPATH SEMINARS	199.00	0.00	199.00
AP 00359612	06/24/2015	SNAP ON INDUSTRIAL	0.00	35,737.29	35,737.29
AP 00359613	06/24/2015	SO CALIF GAS COMPANY	92.72	298.84	391.56 ***
AP 00359614	06/24/2015	SOURCE GRAPHICS	107.52	0.00	107.52
AP 00359618	06/24/2015	SOUTHERN CALIFORNIA EDISON	12,474.90	718.48	13,193.38 ***
AP 00359619	06/24/2015	SOUTHERN CALIFORNIA EDISON	190,624.37	0.00	190,624.37
AP 00359620	06/24/2015	SPARKLETT'S	76.00	0.00	76.00
AP 00359621	06/24/2015	STREAMLINE PRESS INC	147.96	0.00	147.96
AP 00359622	06/24/2015	SYCAMORE VILLA MOBILE HOME PARK	900.00	0.00	900.00

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AP 00359623	06/24/2015	TERMINIX PROCESSING CENTER	0.00	65.00	65.00
AP 00359624	06/24/2015	THEATRE @ BOSTON COURT, THE	125.00	0.00	125.00
AP 00359625	06/24/2015	THEATRE COMPANY, THE	545.00	0.00	545.00
AP 00359626	06/24/2015	THOMSON REUTERS WEST PAYMENT CENTER	415.34	0.00	415.34
AP 00359627	06/24/2015	TJ'S FLOOR COVERING SUPPLIES INC	110.16	0.00	110.16
AP 00359628	06/24/2015	TRACEY, VAL	336.00	0.00	336.00
AP 00359629	06/24/2015	U S BANK N. A.	49.70	0.00	49.70
AP 00359630	06/24/2015	ULINE	722.31	0.00	722.31
AP 00359631	06/24/2015	UNDERGROUND SVC ALERT OF SO CAL	354.00	0.00	354.00
AP 00359632	06/24/2015	UNITED PACIFIC SERVICES INC	38,475.00	0.00	38,475.00
AP 00359633	06/24/2015	UNITED ROTARY BRUSH CORPORATION	3,141.04	0.00	3,141.04
AP 00359634	06/24/2015	UNITED WAY	159.00	0.00	159.00
AP 00359635	06/24/2015	UNIVERSITY ENTERPRISES CORP @ CSUSB, THE	7,000.00	0.00	7,000.00
AP 00359636	06/24/2015	UPLAND CHRISTIAN ACADEMY	132.53	0.00	132.53
AP 00359637	06/24/2015	UPS	100.22	0.00	100.22
AP 00359638	06/24/2015	VALLEY CREST LANDSCAPE	96,305.84	0.00	96,305.84
AP 00359639	06/24/2015	VAN SCOYOC ASSOCIATES INC	4,960.12	0.00	4,960.12
AP 00359640	06/24/2015	VECCHIO, TOM	202.00	0.00	202.00
AP 00359644	06/24/2015	VERIZON WIRELESS - LA	4,745.02	0.00	4,745.02
AP 00359645	06/24/2015	VERIZON WIRELESS - LA	4,110.00	0.00	4,110.00
AP 00359646	06/24/2015	VICTOR MEDICAL COMPANY	5,781.73	0.00	5,781.73
AP 00359647	06/24/2015	VICTORIA ANIMAL HOSPITAL	400.00	0.00	400.00
AP 00359648	06/24/2015	VICTORIA GARDENS	10,175.00	0.00	10,175.00
AP 00359649	06/24/2015	VISION SERVICE PLAN CA	10,842.42	0.00	10,842.42
AP 00359650	06/24/2015	VORTEX INDUSTRIES INC	524.95	265.00	789.95 ***
AP 00359651	06/24/2015	WAXIE SANITARY SUPPLY	7,233.59	508.20	7,741.79 ***
AP 00359652	06/24/2015	WEBBER, DEBORAH	39.97	0.00	39.97
AP 00359653	06/24/2015	WEST COAST CONCERT LIGHTING	100.00	0.00	100.00
AP 00359654	06/24/2015	WEST COAST SIDING & TRIM	603.39	0.00	603.39
AP 00359655	06/24/2015	WESTERN STATES FIRE EQUIPMENT	0.00	8,594.00	8,594.00
AP 00359656	06/24/2015	WESTERN UNIVERSITY OF HEALTH SCIENCE	200.00	0.00	200.00
AP 00359657	06/24/2015	WHITE CAP CONSTRUCTION SUPPLY	1,609.17	0.00	1,609.17
AP 00359658	06/24/2015	WILSON AND BELL	554.17	0.00	554.17
AP 00359659	06/24/2015	WONG, DAVID	69.50	0.00	69.50
AP 00359660	06/25/2015	BELL, MICHAEL L.	0.00	1,560.49	1,560.49
AP 00359661	06/25/2015	LONCAR, PHILIP	0.00	920.36	920.36
AP 00359662	06/25/2015	TOWNSEND, JAMES	0.00	1,560.49	1,560.49
AP 00359663	06/25/2015	WALKER, KENNETH	0.00	246.76	246.76
AP 00359666	06/25/2015	BRODART BOOKS	4,119.85	0.00	4,119.85
AP 00359669	06/25/2015	C V W D	50,767.25	1,063.41	51,830.66 ***
AP 00359670	06/25/2015	PENNY PLUMBING	4,525.00	0.00	4,525.00
AP 00359671	06/25/2015	SUNRISE FORD	152.56	0.00	152.56
AP 00359672	06/25/2015	TOMARK SPORTS INC	378.00	0.00	378.00
AP 00359673	06/25/2015	VISTA PAINT	6,049.80	0.00	6,049.80
AP 00359674	07/01/2015	A AND R TIRE SERVICE	901.84	0.00	901.84
AP 00359675	07/01/2015	ADOBE ANIMAL HOSPITAL	200.00	0.00	200.00
AP 00359676	07/01/2015	ADVANCED ALTERNATOR EXCHANGE	178.20	0.00	178.20

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AP 00359677	07/01/2015	ADVANCED CHEMICAL TRANSPORT	1,154.00	0.00	1,154.00
AP 00359678	07/01/2015	ALL CITY MANAGEMENT SERVICES INC.	4,212.10	0.00	4,212.10
AP 00359679	07/01/2015	ALL SURFACE ROOFING & WATERPROOFING INC	10,961.00	0.00	10,961.00
AP 00359680	07/01/2015	ALL WELDING	3,499.20	0.00	3,499.20
AP 00359681	07/01/2015	ALMARAR, AHNED MOHAMED JUMAA	19.25	0.00	19.25
AP 00359682	07/01/2015	ALPHAGRAPHS	30.78	0.00	30.78
AP 00359683	07/01/2015	ALTA LOMA ANIMAL HOSPITAL	725.00	0.00	725.00
AP 00359684	07/01/2015	AMTECH ELEVATOR SERVICES	281.07	0.00	281.07
AP 00359685	07/01/2015	ARANA, JONATHON	1,399.50	0.00	1,399.50
AP 00359686	07/01/2015	ARROW TRAILER SUPPLIES INC	307.75	0.00	307.75
AP 00359687	07/01/2015	ASSI SECURITY	8,353.00	0.00	8,353.00
AP 00359688	07/01/2015	AUFBAU CORPORATION	20,560.00	0.00	20,560.00
AP 00359689	07/01/2015	AUTO AND RV SPECIALISTS INC.	68.98	0.00	68.98
AP 00359690	07/01/2015	BATTERY POWER INC	1,196.16	0.00	1,196.16
AP 00359691	07/01/2015	BELTRAN, OSBALDO ALVARADO	864.00	0.00	864.00
AP 00359692	07/01/2015	BUFFALO WINGS AND RINGS	3,652.19	0.00	3,652.19
AP 00359693	07/01/2015	CAL PERS LONG TERM CARE	248.21	0.00	248.21
AP 00359694	07/01/2015	CARQUEST AUTO PARTS	46.20	0.00	46.20
AP 00359695	07/01/2015	CD PROPERTY SERVICES	805.00	0.00	805.00
AP 00359696	07/01/2015	CDW-G	598.32	0.00	598.32
AP 00359697	07/01/2015	CHAMPION AWARDS AND SPECIALTIES	81.00	0.00	81.00
AP 00359698	07/01/2015	CHARTER COMMUNICATIONS	262.44	524.88	787.32 ***
AP 00359699	07/01/2015	CINTAS CORP. #150	956.46	0.00	956.46
AP 00359700	07/01/2015	CLEAR COAST RESTORATION	11,081.29	0.00	11,081.29
AP 00359701	07/01/2015	CONCEPT POWDER COATING	1,595.00	0.00	1,595.00
AP 00359702	07/01/2015	C V W D	33.26	0.00	33.26
AP 00359703	07/01/2015	D AND K CONCRETE COMPANY	2,006.64	0.00	2,006.64
AP 00359704	07/01/2015	DATA ARC LLC	2,994.99	0.00	2,994.99
AP 00359705	07/01/2015	DE BIASE, GENE	2,800.00	0.00	2,800.00
AP 00359706	07/01/2015	DEMPSTER, KERI	216.00	0.00	216.00
AP 00359707	07/01/2015	DUMBELL MAN FITNESS EQUIPMENT, THE	0.00	450.00	450.00
AP 00359708	07/01/2015	DURATECH USA INC.	2,686.23	0.00	2,686.23
AP 00359709	07/01/2015	EARTHWORKS SOIL AMENDMENTS INC.	3,191.94	0.00	3,191.94
AP 00359710	07/01/2015	EIGHTH AVENUE ENTERPRISE LLC	817.05	0.00	817.05
AP 00359711	07/01/2015	EMBROIDME	403.55	0.00	403.55
AP 00359712	07/01/2015	EXPERIAN	52.00	0.00	52.00
AP 00359713	07/01/2015	EXPRESS BRAKE SUPPLY	76.15	0.00	76.15
AP 00359714	07/01/2015	FEDERAL EXPRESS CORP	16.73	0.00	16.73
AP 00359715	07/01/2015	FELICIANO, ANTHONY	240.00	0.00	240.00
AP 00359716	07/01/2015	FERNANDEZ, HANNAH	52.10	0.00	52.10
AP 00359717	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359718	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359719	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359720	07/01/2015	FLAG SYSTEMS INC.	529.20	0.00	529.20
AP 00359721	07/01/2015	FLEET SERVICES INC.	181.39	0.00	181.39
AP 00359722	07/01/2015	FRASURE, MICHAEL	30.18	0.00	30.18
AP 00359723	07/01/2015	FUSION SIGN AND DESIGN	1,847.88	0.00	1,847.88

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AP 00359724	07/01/2015	G AND M BUSINESS INTERIORS	35.52	0.00	35.52
AP 00359725	07/01/2015	GEOGRAPHICS	1,168.56	0.00	1,168.56
AP 00359726	07/01/2015	GOOD YEAR SOCCER LEAGUE	464.00	0.00	464.00
AP 00359727	07/01/2015	GRAINGER	9,889.07	216.90	10,105.97 ***
AP 00359728	07/01/2015	GRAYBAR	60.36	0.00	60.36
AP 00359729	07/01/2015	GREEN ROCK POWER EQUIPMENT	1,047.00	0.00	1,047.00
AP 00359730	07/01/2015	GULF ENVIRONMENTAL COMPANY	3,500.00	0.00	3,500.00
AP 00359731	07/01/2015	HEARTSAVERS LLC	120.00	0.00	120.00
AP 00359732	07/01/2015	HEILIG, KELLY	363.00	0.00	363.00
AP 00359733	07/01/2015	HINDERLITER DE LLAMAS AND ASSOCIATES	15,248.33	0.00	15,248.33
AP 00359734	07/01/2015	HOLLIS, PRIMALYN	17.55	0.00	17.55
AP 00359735	07/01/2015	HOME DEPOT CREDIT SERVICES 645	395.31	0.00	395.31
AP 00359736	07/01/2015	HOSE MAN INC	66.47	0.00	66.47
AP 00359737	07/01/2015	IMS INC	84.15	0.00	84.15
AP 00359738	07/01/2015	INDERWIESCHE, MATT	1,875.00	0.00	1,875.00
AP 00359739	07/01/2015	INLAND PRESORT & MAILING SERVICES	164.53	0.00	164.53
AP 00359740	07/01/2015	INTERNATIONAL LINE BUILDERS INC	15,797.18	0.00	15,797.18
AP 00359741	07/01/2015	IRON MOUNTAIN OSDP	796.85	0.00	796.85
AP 00359742	07/01/2015	J AND S STRIPING CO INC	2,697.00	0.00	2,697.00
AP 00359743	07/01/2015	JOHN BURR CYCLES INC	23.52	0.00	23.52
AP 00359744	07/01/2015	JONES AND MAYER, LAW OFFICES OF	3,984.00	0.00	3,984.00
AP 00359745	07/01/2015	JRC HOUSING	8,477.00	0.00	8,477.00
AP 00359746	07/01/2015	JRC HOUSING	5,995.00	0.00	5,995.00
AP 00359747	07/01/2015	JRC HOUSING	4,895.00	0.00	4,895.00
AP 00359748	07/01/2015	K K WOODWORKING	107.90	0.00	107.90
AP 00359749	07/01/2015	KATAHDIN ENVIRONMENTAL	1,400.00	0.00	1,400.00
AP 00359750	07/01/2015	KENT HARRIS TRUCKING & MATERIALS	332.80	0.00	332.80
AP 00359751	07/01/2015	KRONOS INC	0.00	1,505.00	1,505.00
AP 00359752	07/01/2015	LEAL, RUTH	45.00	0.00	45.00
AP 00359753	07/01/2015	LIEBERT CASSIDY WHITMORE	9,455.75	0.00	9,455.75
AP 00359754	07/01/2015	LITTLE BEAR PRODUCTIONS	300.00	0.00	300.00
AP 00359755	07/01/2015	MARCO EQUIPMENT CO	1,693.35	0.00	1,693.35
AP 00359756	07/01/2015	MARIPOSA LANDSCAPES INC	12,439.83	0.00	12,439.83
AP 00359757	07/01/2015	MARK CHRISTOPHER INC	856.50	0.00	856.50
AP 00359758	07/01/2015	MCFADDEN DALE HARDWARE	143.85	0.00	143.85
AP 00359759	07/01/2015	MCMaster CARR SUPPLY COMPANY	484.59	0.00	484.59
AP 00359760	07/01/2015	MEINEKE CAR CARE CENTER	98.02	0.00	98.02
AP 00359761	07/01/2015	MIDWEST TAPE	2,556.74	0.00	2,556.74
AP 00359762	07/01/2015	MORALES, MELISSA	149.00	0.00	149.00
AP 00359763	07/01/2015	MOUNTAIN VIEW GLASS AND MIRROR INC	453.00	0.00	453.00
AP 00359764	07/01/2015	MOUNTAIN VIEW SMALL ENG REPAIR	798.41	0.00	798.41
AP 00359765	07/01/2015	MUSICSTAR	2,631.60	0.00	2,631.60
AP 00359766	07/01/2015	NAPA AUTO PARTS	6.63	0.00	6.63
AP 00359767	07/01/2015	NIGHTHAWK TOTAL CONTROL	44.58	0.00	44.58
AP 00359768	07/01/2015	NINYO & MOORE	11,789.00	0.00	11,789.00
AP 00359770	07/01/2015	OFFICE DEPOT	10,426.68	513.79	10,940.47 ***
AP 00359771	07/01/2015	ONTARIO WINNELSON CO	10.80	0.00	10.80

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AP 00359772	07/01/2015	ONTRAC	39.49	0.00	39.49
AP 00359773	07/01/2015	PATTON SALES CORP	29.88	0.00	29.88
AP 00359774	07/01/2015	PEPE'S TOWING SERVICE	55.00	0.00	55.00
AP 00359775	07/01/2015	PEPSI-COLA	666.00	0.00	666.00
AP 00359776	07/01/2015	POLCENE, PAIGE	189.00	0.00	189.00
AP 00359777	07/01/2015	PRISTINE UNIFORMS LLC	0.00	172.76	172.76
AP 00359778	07/01/2015	PRO SALES GROUP INC	2,127.72	0.00	2,127.72
AP 00359779	07/01/2015	PROMOTIONS TEES & MORE	8,252.83	0.00	8,252.83
AP 00359780	07/01/2015	PSYCHOLOGICAL RESOURCES	0.00	1,600.00	1,600.00
AP 00359781	07/01/2015	PW GILLIBRAND INC	1,601.68	0.00	1,601.68
AP 00359782	07/01/2015	RBM LOCK AND KEY SERVICE	246.24	0.00	246.24
AP 00359783	07/01/2015	RED CHAPEL	241.97	0.00	241.97
AP 00359784	07/01/2015	REGENCY ENTERPRISES INC	6,265.08	0.00	6,265.08
AP 00359785	07/01/2015	RJ NOBLE COMPANY	600,877.26	0.00	600,877.26
AP 00359786	07/01/2015	RJM DESIGN GROUP INC	37,628.06	0.00	37,628.06
AP 00359787	07/01/2015	ROBLES, RAUL P	105.00	0.00	105.00
AP 00359788	07/01/2015	S.CALIF. MUNICIPAL ATHLETIC FEDERATION	460.00	0.00	460.00
AP 00359789	07/01/2015	SAFE-ENTRY TECHNICAL INC	0.00	250.00	250.00
AP 00359790	07/01/2015	SC FUELS	0.00	5,281.78	5,281.78
AP 00359791	07/01/2015	SCMAF - INLAND VALLEYS	350.00	0.00	350.00
AP 00359792	07/01/2015	SCOTT, APRIL	216.00	0.00	216.00
AP 00359793	07/01/2015	SEALMASTER OF SOUTHERN CALIFORNIA	420.01	0.00	420.01
AP 00359794	07/01/2015	SEYMOUR, RONALD	0.00	261.00	261.00
AP 00359795	07/01/2015	SHEAKLEY PENSION ADMINISTRATION	293.65	0.00	293.65
AP 00359796	07/01/2015	SHEAKLEY PENSION ADMINISTRATION	164.80	0.00	164.80
AP 00359797	07/01/2015	SO CALIF GAS COMPANY	165.12	46.10	211.22 ***
AP 00359805	07/01/2015	SOUTHERN CALIFORNIA EDISON	24,244.17	4,592.33	28,836.50 ***
AP 00359806	07/01/2015	SOUTHLAND SPORTS OFFICIALS	529.00	0.00	529.00
AP 00359807	07/01/2015	SOUTHWEST TRAFFIC SYSTEMS INC	894.00	0.00	894.00
AP 00359808	07/01/2015	SPINDOLA, BEDA	596.85	0.00	596.85
AP 00359809	07/01/2015	STAPLETON, JOSHUA	0.00	229.22	229.22
AP 00359810	07/01/2015	STOTZ EQUIPMENT	118.43	0.00	118.43
AP 00359811	07/01/2015	SUN BADGE CO	0.00	1,240.45	1,240.45
AP 00359812	07/01/2015	SUNGARD PUBLIC SECTOR INC	80.00	0.00	80.00
AP 00359813	07/01/2015	SUPERMARKET ENERGY TECHNOLOGIES	4,719.36	0.00	4,719.36
AP 00359814	07/01/2015	SWIFTY SIGN	0.00	1,706.40	1,706.40
AP 00359815	07/01/2015	TARGETSOLUTIONS	0.00	3,857.50	3,857.50
AP 00359816	07/01/2015	TERMINIX PROCESSING CENTER	0.00	73.00	73.00
AP 00359817	07/01/2015	THOMPSON PLUMBING SUPPLY	1,225.58	0.00	1,225.58
AP 00359818	07/01/2015	TINT CITY WINDOW TINTING	170.00	0.00	170.00
AP 00359819	07/01/2015	TORO TOWING	200.00	0.00	200.00
AP 00359820	07/01/2015	TRAFFIC CONTROL SUPERVISORS ASSOC SOUTH	50.00	0.00	50.00
AP 00359821	07/01/2015	U S LEGAL SUPPORT INC	482.85	0.00	482.85
AP 00359822	07/01/2015	U.S. BANK PARS ACCT #6746022500	15,045.73	0.00	15,045.73
AP 00359823	07/01/2015	U.S. BANK PARS ACCT #6746022500	1,005.13	0.00	1,005.13
AP 00359824	07/01/2015	UNITED ROTARY BRUSH CORPORATION	340.23	0.00	340.23
AP 00359825	07/01/2015	VEND U COMPANY	241.27	0.00	241.27

**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00359826	07/01/2015	VERIZON BUSINESS SERVICES	991.05	0.00	991.05
AP 00359827	07/01/2015	VERIZON BUSINESS SERVICES	9,565.94	0.00	9,565.94
AP 00359829	07/01/2015	VERIZON CALIFORNIA	5,091.13	1,936.17	7,027.30 ***
AP 00359830	07/01/2015	VISION ACCOCIATES INC	910.61	0.00	910.61
AP 00359831	07/01/2015	WALTERS WHOLESALE ELECTRIC CO	2,862.76	0.00	2,862.76
AP 00359832	07/01/2015	WAXIE SANITARY SUPPLY	9,572.71	0.00	9,572.71
AP 00359833	07/01/2015	WHITE CAP CONSTRUCTION SUPPLY	291.57	0.00	291.57
AP 00359834	07/01/2015	WILSON AND BELL	141.88	0.00	141.88
AP 00359835	07/01/2015	WINZER CORPORATION	349.03	0.00	349.03
AP 00359836	07/01/2015	XL STORAGE	895.00	0.00	895.00
AP 00359837	07/01/2015	LA PUMA, DEBORAH WICKS	1,500.00	0.00	1,500.00
AP 00359838	07/01/2015	MUSIC THEATRE INTERNATIONAL	8,742.00	0.00	8,742.00
AP 00359839	07/01/2015	RANCHO CUCAMONGA CHAMBER OF COMMERCE	3,166.66	0.00	3,166.66
AP 00359840	07/01/2015	SAN BERNARDINO COUNTY FPOS	0.00	125.00	125.00
AP 00359841	07/01/2015	WHITSELL, JASON	700.00	0.00	700.00
AP 00359842	07/01/2015	ZFX INC	70.00	0.00	70.00
AP 00359843	07/01/2015	ABC LOCKSMITHS	279.00	0.00	279.00
AP 00359844	07/01/2015	AIRGAS USA LLC	894.40	0.00	894.40
AP 00359845	07/01/2015	B AND K ELECTRIC WHOLESALE	564.30	0.00	564.30
AP 00359846	07/01/2015	CALSENSE	4,703.42	0.00	4,703.42
AP 00359847	07/01/2015	CITRUS MOTORS ONTARIO INC	6,548.27	65.00	6,613.27 ***
AP 00359849	07/01/2015	C V W D	50,151.21	0.00	50,151.21
AP 00359850	07/01/2015	DUNN EDWARDS CORPORATION	282.78	0.00	282.78
AP 00359851	07/01/2015	EMCOR SERVICE	1,122.31	0.00	1,122.31
AP 00359852	07/01/2015	EWING IRRIGATION PRODUCTS	1,928.61	0.00	1,928.61
AP 00359853	07/01/2015	EWING IRRIGATION PRODUCTS	94.47	0.00	94.47
AP 00359854	07/01/2015	FASTENAL COMPANY	3,184.70	0.00	3,184.70
AP 00359855	07/01/2015	GENERATOR SERVICES CO	634.97	0.00	634.97
AP 00359856	07/01/2015	HOLLIDAY ROCK CO INC	17,378.64	0.00	17,378.64
AP 00359857	07/01/2015	HYDRO SCAPE PRODUCTS INC	1,505.24	0.00	1,505.24

Total City: \$2,675,881.87
Total Fire: \$248,307.27
Grand Total: \$2,924,189.14

Note:

***** Check Number includes both City and Fire District expenditures**



**R. C. Fire Protection District
Portfolio Management
Portfolio Summary
June 30, 2015**

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 360 Equiv.	YTM 365 Equiv.
Local Agency Investment Fund	22,970,990.84	22,970,990.84	22,970,990.84	31.90	1	1	0.295	0.299
Passbook/Checking Accounts	493,202.19	493,202.19	493,202.19	0.68	1	1	0.197	0.200
Federal Agency Issues - Coupon	43,500,000.00	43,454,792.50	43,479,053.80	60.38	1,730	1,137	1.294	1.312
Treasury Securities - Coupon	2,000,000.00	2,001,570.00	2,000,000.00	2.78	1,826	1,092	1.184	1.200
Municipal Bonds	1,060,000.00	1,074,730.80	1,062,600.59	1.48	1,316	885	1.707	1.731
Corporate Notes	2,000,000.00	2,007,427.00	1,988,447.94	2.78	1,333	594	1.251	1.268
Investments	72,024,193.03	72,002,713.33	72,004,295.36	100.00%	1,152	747	0.969	0.983

Total Earnings	June 30 Month Ending	Fiscal Year To Date	Fiscal Year Ending
Current Year	69,918.62	752,335.71	752,335.71
Average Daily Balance	73,556,855.15	67,134,028.89	
Effective Rate of Return	1.16%	1.12%	

I certify that this report accurately reflects all District pooled investments and is in conformity with the investment policy adopted September 17, 2014. A copy of the investment policy is available in the Administrative Services Department. The Investment Program herein shown provides sufficient cash flow liquidity to meet the next six months estimated expenditures. The month-end market values were obtained from (IDC)-Interactive Data Corporation pricing service.

[Signature]
Lori E. Sassoon, Treasurer

R. C. Fire Protection District
 Portfolio Management
 Portfolio Details - Investments
 June 30, 2015

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity	Maturity Date
Local Agency Investment Fund												
SYS0001	0001	LOCAL AGENCY INVESTMENT FUND	20,737,657.51		22,970,990.84	22,970,990.84	22,970,990.84	0.299		0.299	1	
		Subtotal and Average	20,737,657.51		22,970,990.84	22,970,990.84	22,970,990.84			0.299	1	
Passbook/Checking Accounts												
SYS0002	0002	UNION BANK OF CALIFORNIA	436,551.60		493,202.19	493,202.19	493,202.19	0.200	P-1	0.200	1	
		Subtotal and Average	436,551.60		493,202.19	493,202.19	493,202.19			0.200	1	
Federal Agency Issues - Coupon												
3133CEFA7	1031	FEDERAL FARM CREDIT BANK		02/13/2013	2,500,000.00	2,496,482.50	2,498,360.49	1.080	Aaa	1.105	958	02/13/2018
3133ECR30	1037	FEDERAL FARM CREDIT BANK		06/05/2013	4,000,000.00	4,000,380.00	3,998,359.34	0.960	Aaa	0.982	705	06/05/2017
3133ECRP1	1039	FEDERAL FARM CREDIT BANK		06/11/2013	4,500,000.00	4,514,899.50	4,480,549.00	1.150	Aaa	1.302	1,076	06/11/2018
3133EDGW6	1057	FEDERAL FARM CREDIT BANK		03/11/2014	2,000,000.00	1,999,830.00	1,998,863.79	1.300	Aaa	1.320	1,076	06/11/2018
3133EDN81	1060	FEDERAL FARM CREDIT BANK		06/12/2014	3,000,000.00	3,000,504.00	3,000,000.00	1.850	Aaa	1.850	1,442	06/12/2019
3133EEM49	1070	FEDERAL FARM CREDIT BANK		05/22/2015	2,000,000.00	2,002,360.00	2,006,014.22	1.600	Aaa	1.530	1,633	12/20/2019
313381TW5	1028	FEDERAL HOME LOAN BANK		01/30/2013	2,000,000.00	1,996,046.00	2,000,000.00	1.000	Aaa	1.000	944	01/30/2018
313382RB1	1032	FEDERAL HOME LOAN BANK		04/30/2013	1,500,000.00	1,491,672.00	1,499,787.65	1.050	Aaa	1.055	1,034	04/30/2018
3133833Z2	1035	FEDERAL HOME LOAN BANK		05/21/2013	2,000,000.00	1,985,498.00	2,000,000.00	1.000	Aaa	1.000	1,055	05/21/2018
313383TM3	1047	FEDERAL HOME LOAN BANK		08/07/2013	2,000,000.00	2,002,880.00	1,998,386.75	1.750	Aaa	1.777	1,133	08/07/2018
3130A0YY0	1055	FEDERAL HOME LOAN BANK		02/20/2014	2,000,000.00	2,009,398.00	2,000,621.89	1.020	Aaa	1.005	779	08/18/2017
3130A5L98	1071	FEDERAL HOME LOAN BANK		06/30/2015	1,500,000.00	1,505,035.50	1,500,000.00	2.000	Aaa	2.000	1,826	06/30/2020
3134G34K3	1029	FEDERAL HOME LOAN MTG CORP		01/30/2013	3,000,000.00	2,995,884.00	3,000,000.00	1.000	Aaa	1.000	944	01/30/2018
3134G4UQ9	1054	FEDERAL HOME LOAN MTG CORP		02/19/2014	2,000,000.00	2,005,474.00	1,998,110.67	1.750	Aaa	1.777	1,329	02/19/2019
3134G5R72	1064	FEDERAL HOME LOAN MTG CORP		12/16/2014	1,000,000.00	1,003,191.00	1,000,000.00	1.250	Aaa	1.250	989	03/16/2018
3136G1AZ2	1030	FEDERAL NATL MTG ASSN		01/30/2013	2,000,000.00	1,987,262.00	2,000,000.00	1.000	Aaa	1.000	944	01/30/2018
3136G1K57	1033	FEDERAL NATL MTG ASSN		04/30/2013	2,500,000.00	2,485,452.50	2,500,000.00	1.100	Aaa	1.100	1,034	04/30/2018
3136G2E52	1066	FEDERAL NATL MTG ASSN		01/30/2015	2,500,000.00	2,476,737.50	2,500,000.00	1.700	Aaa	1.700	1,673	01/29/2020
3136G2EP8	1067	FEDERAL NATL MTG ASSN		02/27/2015	1,500,000.00	1,495,806.00	1,500,000.00	1.540	Aaa	1.540	1,610	11/27/2019
		Subtotal and Average	47,321,530.84		43,500,000.00	43,454,792.50	43,479,053.80			1.312	1,137	
Treasury Securities - Coupon												
313383HQ7	1044	FEDERAL HOME LOAN BANK		06/27/2013	2,000,000.00	2,001,570.00	2,000,000.00	1.200	Aaa	1.200	1,092	06/27/2018
		Subtotal and Average	2,000,000.00		2,000,000.00	2,001,570.00	2,000,000.00			1.200	1,092	

Portfolio FIRE
 AP
 PM (PRF_P2) 7.3.0

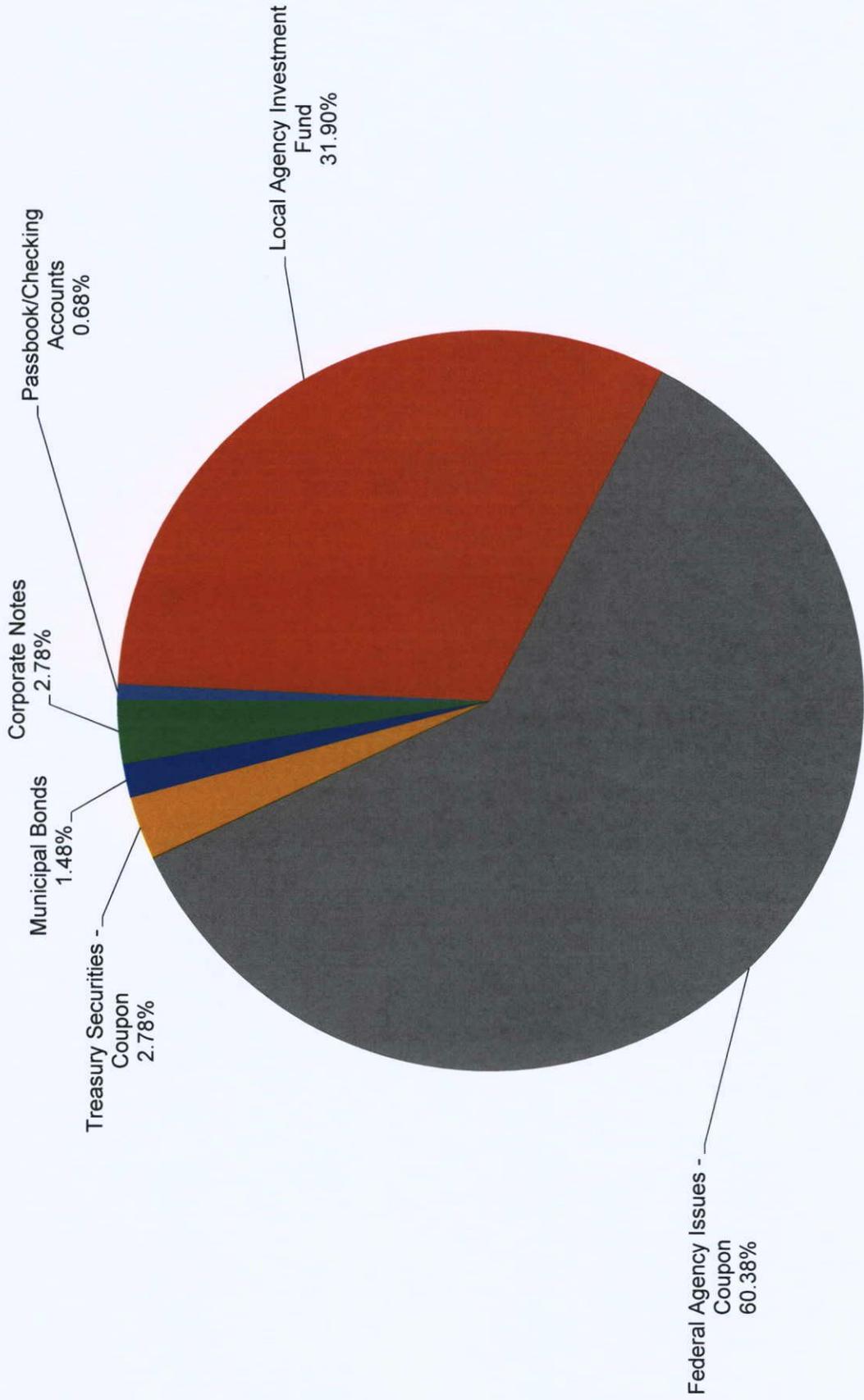
**R. C. Fire Protection District
Portfolio Management
Portfolio Details - Investments
June 30, 2015**

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity	Maturity Date
Municipal Bonds												
157432JK2	1063	CHAFFEY CMNTY COLLEGE DIST CA	1,062,654.06	10/16/2014	385,000.00	387,760.45	386,530.26	2.042	Aa	1.901	1,066	06/01/2018
623040HC9	1046	MOUNT SAN ANTONIO CAL		08/01/2013	310,000.00	321,098.00	310,000.00	2.501	Aa	2.501	1,127	08/01/2018
76911ADL6	1061	RIVERSIDE CNTY CA ASSET CORP		06/10/2014	365,000.00	365,872.35	366,070.33	1.123		0.900	489	11/01/2016
		Subtotal and Average	1,062,654.06		1,060,000.00	1,074,730.80	1,062,600.59			1.731	885	
Corporate Notes												
166764AE0	1042	CHEVRON CORP		06/24/2013	1,000,000.00	1,005,964.00	998,193.78	1.718	Aa	1.782	1,089	06/24/2018
369604BE2	1041	GENERAL ELECTRIC COMP		06/20/2013	1,000,000.00	1,001,463.00	1,000,254.16	0.850	Aa	0.756	100	10/09/2015
		Subtotal and Average	1,998,461.14		2,000,000.00	2,007,427.00	1,998,447.94			1.268	594	
		Total and Average	73,556,855.15		72,024,193.03	72,002,713.33	72,004,295.36			0.983	747	

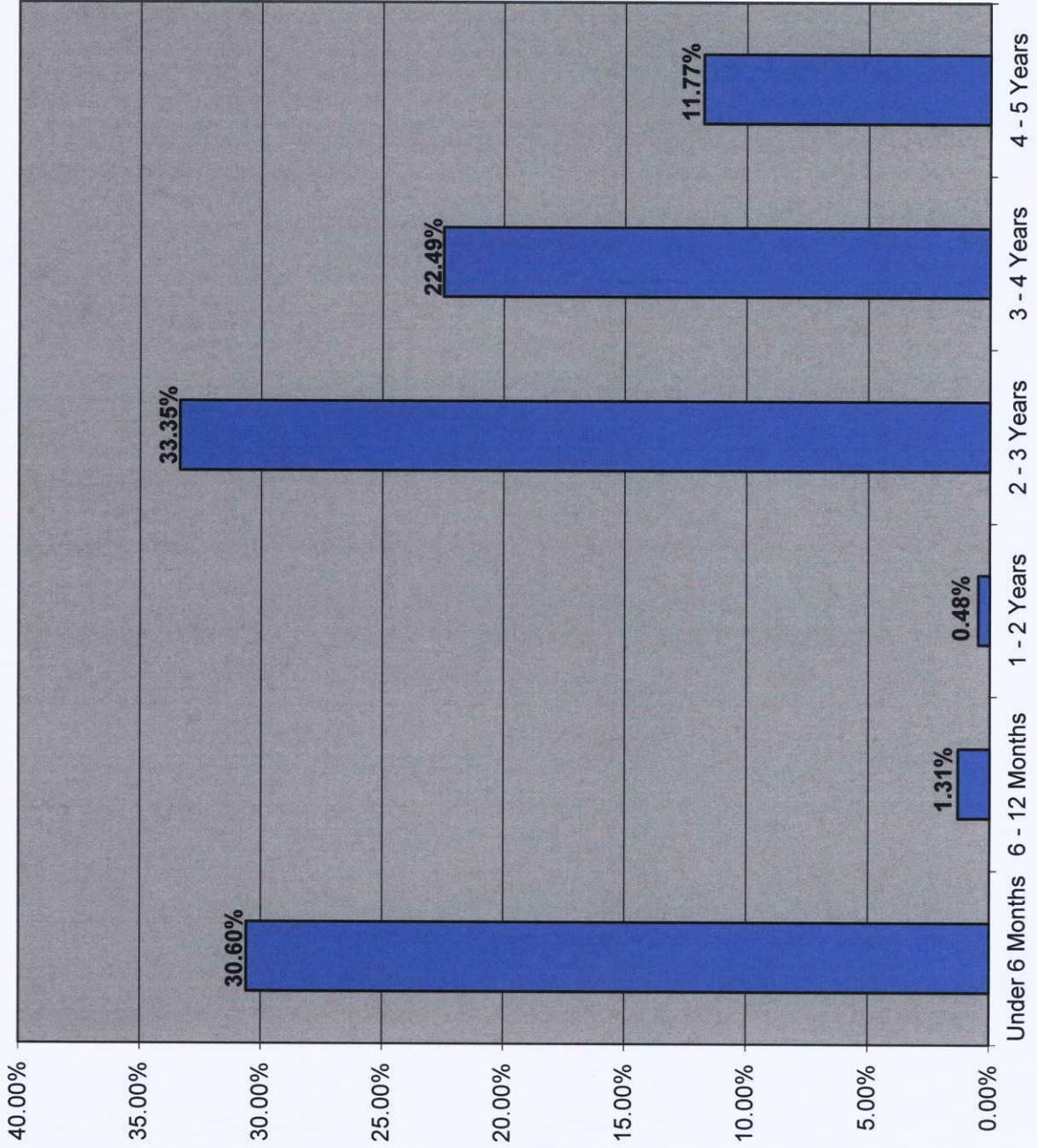
R. C. Fire Protection District
Portfolio Management
Activity By Type
June 1, 2015 through June 30, 2015

CUSIP	Investment #	Issuer	Stated Rate	Transaction Date	Purchases or Deposits	Redemptions or Withdrawals	Balance
Local Agency Investment Fund (Monthly Summary)							
SYS0001	0001	LOCAL AGENCY INVESTMENT FUND	0.299		2,500,000.00	0.00	
		Subtotal			2,500,000.00	0.00	22,970,990.84
Passbook/Checking Accounts (Monthly Summary)							
SYS0002	0002	UNION BANK OF CALIFORNIA	0.200		58,604.06	0.00	
		Subtotal			58,604.06	0.00	493,202.19
Federal Agency Issues - Coupon							
3130A5L98	1071	FEDERAL HOME LOAN BANK	2.000	06/30/2015	1,500,000.00	0.00	
3134G4A99	1043	FEDERAL HOME LOAN MTG CORP	1.300	06/26/2015	0.00	2,991,450.00	
3134G5TW5	1065	FEDERAL HOME LOAN MTG CORP	1.250	06/29/2015	0.00	3,000,000.00	
		Subtotal			1,500,000.00	5,991,450.00	43,479,053.80
Treasury Securities - Coupon							
		Subtotal					2,000,000.00
Municipal Bonds							
		Subtotal					1,062,600.59
Corporate Notes							
		Subtotal					1,998,447.94
		Total			4,058,604.06	5,991,450.00	72,004,295.36

Rancho Cucamonga Fire Protection District Portfolio Composition June 30, 2015



**Rancho Cucamonga Fire Protection District
 Portfolio Maturity Distribution
 June 30, 2015**



Note: Callable securities in portfolio are included in the maturity distribution analysis to their stated maturity date, although they may be called prior to maturity.

STAFF REPORT

FIRE PROTECTION DISTRICT



Date: July 15, 2015

To: President and Members of the Board of Directors
John R. Gillison, City Manager

From: Mike Costello, Fire Chief

By: Pamela J. Pane, Management Analyst III

Subject: APPROVAL OF A PURCHASE AND SALE AGREEMENT (PSA) BETWEEN ALFREDO MACIAS AND HILDA F. HORDYK, TRUSTEES OF THE MACIAS/HORDYK FAMILY REVOCABLE TRUST, DATED MAY 30, 2003 (SELLERS) AND THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT (BUYER) FOR THE ACQUISITION OF 0.49 ACRES LOCATED ON THE NORTH SIDE OF SAN BERNARDINO ROAD, WEST OF VINEYARD, KNOWN AS SAN BERNARDINO COUNTY ASSESSOR'S PARCEL NUMBER 0208-091-72, IN THE AMOUNT OF \$437,500, PLUS A CLOSING COST CONTINGENCY OF \$25,000, FUNDED FROM ACCOUNT NUMBER 3288501-5600

RECOMMENDATION

It is recommended that the Fire Board approve a Purchase and Sale Agreement (PSA) between Alfredo Macias and Hilda F. Hordyk, Trustees of the Macias/Hordyk Family Revocable Trust, Dated May 30, 2003 (Sellers) and the Rancho Cucamonga Fire Protection District (District/Buyer) for the acquisition of approximately 0.49 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number: 0208-091-72, for \$437,500, plus a closing cost contingency of \$25,000, to be funded from Account Number 3288501-5600 and authorize the City Manager, the Fire Chief and Fire District Counsel the authority to make administrative modifications that are deemed necessary to complete the transaction.

BACKGROUND/ANALYSIS

Sellers are the owner of approximately 0.49 acres of land on the north side of San Bernardino Road, west of Vineyard and have agreed to sell the site to the District. With approval from the Fire Board on June 3, 2015, the District initiated negotiations with the Sellers. The District sent an offer letter to purchase the property on June 25, 2015, and on June 30, 2015, the Sellers agreed to sell the site for \$437,500 with several business deal points common to this type of transaction. The District intends to purchase the property for a public use, namely for fire safety and protection services for re-building the San Bernardino Road Fire Station (172) at this location.

PURCHASE AND SALE AGREEMENT BETWEEN MACIAS-HORDYK AND THE DISTRICT

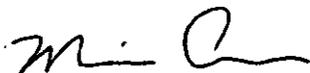
July 15, 2015

PAGE 2

On July 1, 2015, District staff updated the Board, during Closed Session, regarding the negotiations and the Board approved entering into a Purchase and Sale Agreement and beginning the due diligence phase by conducting environmental testing on the site. The District will retain an environmental firm to prepare a Phase I Environmental Site Assessment.

District staff recommends the Fire Board approve the Purchase and Sale Agreement between Alfredo Macias and Hilda F. Hordyk, Trustees of the Macias/Hordyk Family Revocable Trust, Dated May 30, 2003 (Sellers) and the Rancho Cucamonga Fire Protection District (District/Buyer) for the acquisition of approximately 0.49 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number: 0208-091-72, for \$437,500, plus a closing cost contingency of \$25,000, to be funded from Account Number 3288501-5600 and authorize the City Manager, the Fire Chief and Fire District Counsel the authority to make administrative modifications that are deemed necessary to complete the transaction.

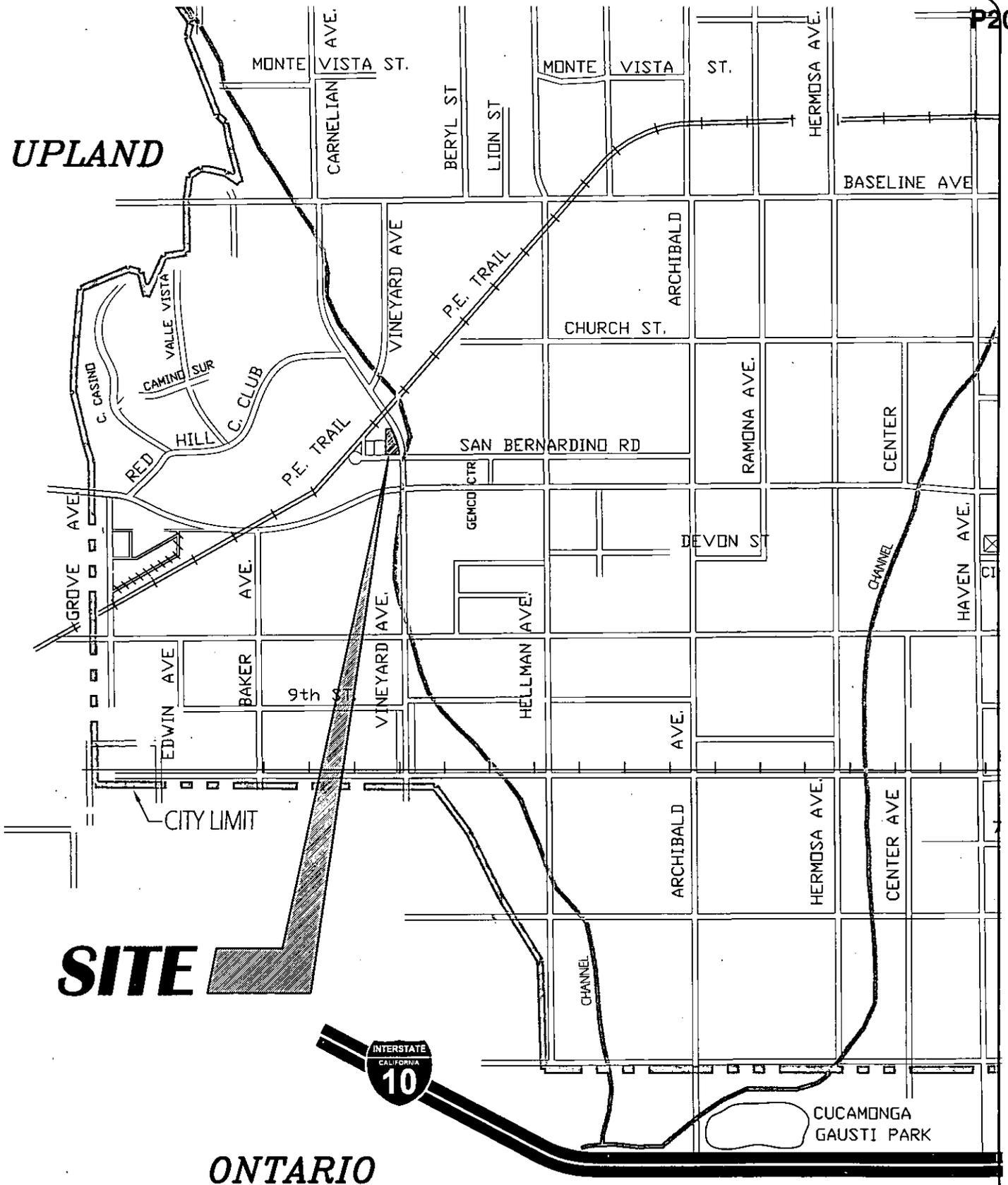
Respectfully submitted,



Mike Costello

Attachments: Vicinity Map

UPLAND



SITE

ONTARIO



CITY OF RANCHO CUCAMONGA

**PURCHASE AND SALE AGREEMENT
APN 208-091-72**



N.T.S.

STAFF REPORT

FIRE PROTECTION DISTRICT



Date: July 15, 2015

To: President and Members of the Board of Directors
John R. Gillison, City Manager

From: Mike Costello, Fire Chief

By: Pamela J. Pane, Management Analyst III

Subject: APPROVAL OF A PURCHASE AND SALE AGREEMENT (PSA) BETWEEN DAVID J. AND ELIZABETH F. WALTERS, TRUSTEES OF THE DAVID J. AND ELIZABETH F. WALTERS LIVING TRUST, DATED DECEMBER 30, 2013 (SELLERS) AND THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT (BUYER) FOR THE ACQUISITION OF 0.23 ACRES LOCATED ON THE NORTH SIDE OF SAN BERNARDINO ROAD, WEST OF VINEYARD, KNOWN AS SAN BERNARDINO COUNTY ASSESSOR'S PARCEL NUMBER 0208-091-36, IN THE AMOUNT OF \$437,500, PLUS A CLOSING COST CONTINGENCY OF \$25,000, FUNDED FROM ACCOUNT NUMBER 3288501-5600 AND APPROVE AN APPROPRIATION IN THE AMOUNT OF \$125,000 TO BE FUNDED FROM FIRE DISTRICT CAPITAL LAND PURCHASE RESERVE FUND BALANCE TO ACCOUNT NO. 3288501-5600

RECOMMENDATION

It is recommended that the Fire Board approve a Purchase and Sale Agreement (PSA) between David J. and Elizabeth F. Walters, Trustees of the David J. and Elizabeth F. Walters Living Trust, Dated December 30, 2013 (Sellers) and the Rancho Cucamonga Fire Protection District (District/Buyer) for the acquisition of approximately 0.23 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number: 0208-091-36, for \$437,500, plus a closing cost contingency of \$25,000, to be funded from Account Number 3288501-5600 and approve an appropriation in the amount of \$125,000 from Fire District Capital Land Purchase Reserve Fund Balance to Account No. 3288501-5600, and authorize the City Manager, the Fire Chief and Fire District Counsel the authority to make administrative modifications that are deemed necessary to complete the transaction.

BACKGROUND/ANALYSIS

Sellers are the owner of approximately 0.23 acres of land on the north side of San Bernardino Road, west of Vineyard and have agreed to sell the site to the District. With approval from the Fire Board on June 3, 2015, the District initiated negotiations with the Sellers. The District sent an offer letter to purchase the property on June 25, 2015, and on June 30, 2015, the Sellers agreed to sell the site for \$437,500 with several business

PURCHASE AND SALE AGREEMENT BETWEEN WALTERS AND THE DISTRICT

July 15, 2015

PAGE 2

deal points common to this type of transaction. The District intends to purchase the property for a public use, namely for fire safety and protection services for re-building the San Bernardino Road Fire Station (172) at this location.

On July 1, 2015, District staff updated the Board, during Closed Session, regarding the negotiations and the Board approved entering into a Purchase and Sale Agreement and beginning the due diligence phase by conducting environmental testing on the site. The District will retain an environmental firm to prepare a Phase I Environmental Site Assessment.

District staff recommends the Fire Board approve the Purchase and Sale Agreement between David J. and Elizabeth F. Walters, Trustees of the David J. and Elizabeth F. Walters Living Trust, Dated December 30, 2013 (Sellers) and the Rancho Cucamonga Fire Protection District (District/Buyer) for the acquisition of approximately 0.23 acres located on the north side of San Bernardino Road, west of Vineyard, known as San Bernardino County Assessor's Parcel Number: 0208-091-36, for \$437,500, plus a closing cost contingency of \$25,000, to be funded from Account Number 3288501-5600 and approve an appropriation in the amount of \$125,000 from Fire District Capital Land Purchase Reserve Fund Balance to Account No. 3288501-5600, and authorize the City Manager, the Fire Chief and Fire District Counsel the authority to make administrative modifications that are deemed necessary to complete the transaction.

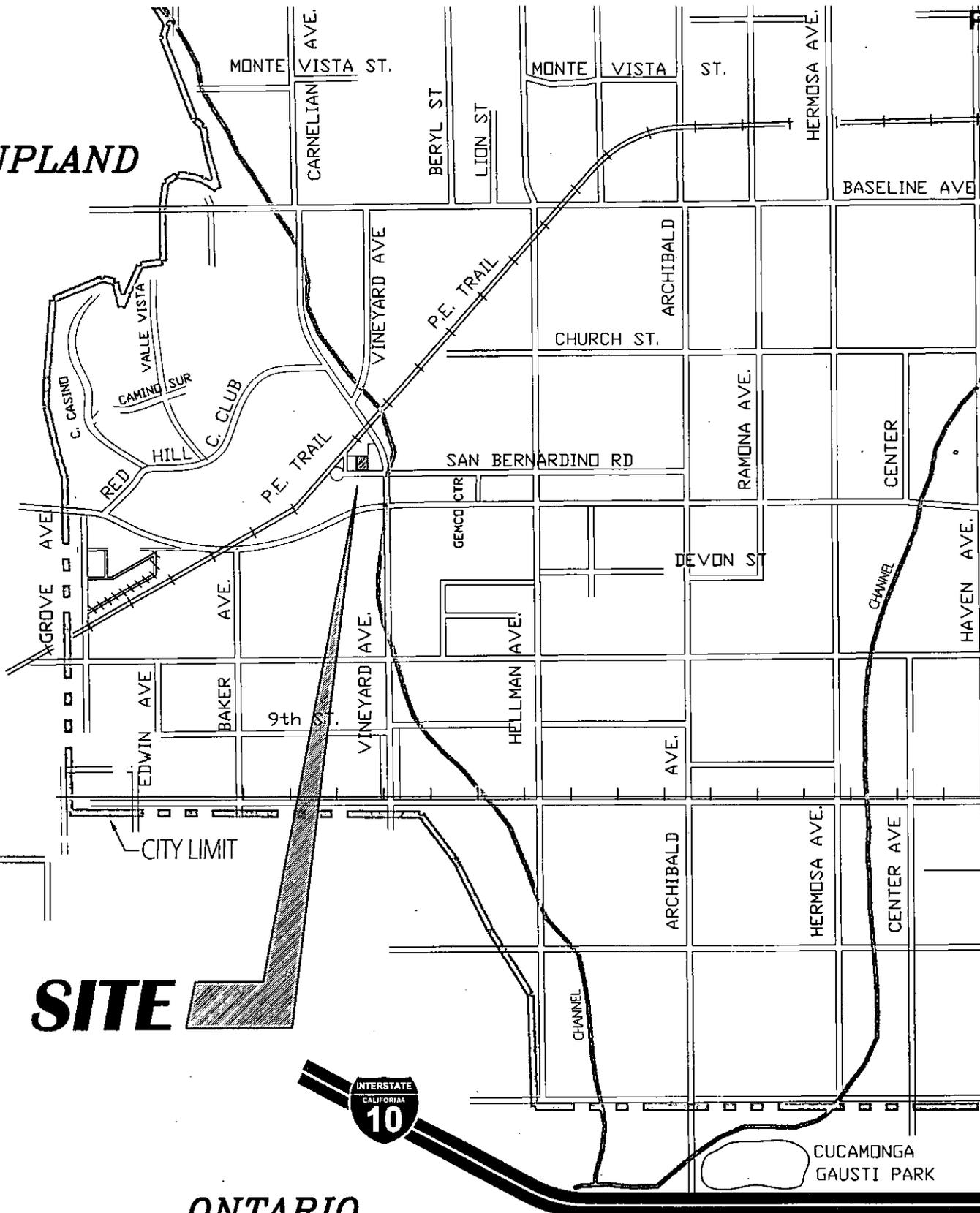
Respectfully submitted,



Mike Costello

Attachments: Vicinity Map

UPLAND



SITE

ONTARIO



CITY OF RANCHO CUCAMONGA

**PURCHASE AND SALE AGREEMENT
APN 208-091-36**



N.T.S.

STAFF REPORT

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT



Date: July 15, 2015

To: President and Members of the Board of Directors
John R. Gillison, City Manager

From: Mike Costello, Fire Chief *MC*

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX LEVY FOR MELLO-ROOS COMMUNITY FACILITIES DISTRICT NO. 85-1 (CFD NO. 85-1) FOR FISCAL YEAR 2015/2016 WITH 5% REDUCTION.**

RECOMMENDATION

It is recommended that the Fire Board adopt the attached Resolution setting the annual special tax levy for Mello-Roos Community Facilities District No. 85-1 for Fiscal Year 2015/2016. Pursuant to the provisions of the Mello-Roos Facilities Act of 1982, the Fire Board is authorized to annually levy the tax rate for fire protection services.

BACKGROUND

On December 10, 1985, the qualified voters approved the formation of Mello-Roos Community Facilities District (CFD) No. 85-1 and authorized the District to annually levy a special tax to provide for fire protection services. The special tax is necessary to provide the required operation and maintenance revenue specific to ongoing fire protection and life safety services within the CFD. This voter approved Mello-Roos CFD and associated special tax was first initiated in Fiscal Year 1986/87.

At the time that CFD No. 85-1 was formed, the Mello-Roos Act provided that the Board of Directors, acting as the legislative body of CFD No. 85-1, may, by ordinance, levy the special taxes at the rate and apportion such special taxes in the manner specified in the Rate and Method. Each year since CFD No. 85-1 was formed the Board of Directors has adopted an ordinance to levy the special taxes within CFD No. 85-1. The Mello-Roos Act has subsequently been amended to provide that the legislative body of a community facilities district may initially provide for the levy of a special tax by ordinance and through the enactment of such ordinance provide, by resolution, for the levy of the special tax in the current or future tax years. On May 18, 2011, an ordinance was introduced authorizing the levy of special taxes within Community Facilities District No. 85-1 by resolution rather than by ordinance. The ordinance was adopted and became effective July 1, 2011.

CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX LEVY FOR MELLO-ROOS COMMUNITY FACILITIES DISTRICT NO. 85-1 (CFD NO. 85-1) FOR FISCAL YEAR 2015/2016 WITH 5% REDUCTION.

JULY 15, 2015

PAGE 2

ANALYSIS

It has been determined that there are sufficient revenues available in the CFD to meet all financial obligations; hence, there will be a 5% reduction in the actual assessment rate for the CFD for fiscal year 2015/16. The maximum tax rate which could be levied is adjusted per the March Los Angeles-Riverside-Orange Co. Consumer Price Index (CPI).

The attached Resolution submitted for your approval establishes the recommended annual special tax to be levied in Fiscal Year 2015/16 as identified in Exhibit "A". The maximum special tax which could be levied is illustrated in Exhibit "B" of the Resolution, utilizing the lesser of: (a) changes in cost of living (CPI); or (b) changes in cost of living and changes in population as defined in Section 7901 of the Government Code. Changes in cost of living (CPI) for 2015/16 are calculated at 1.0051% while changes in per capital cost of living and changes in population resulted in a calculation of 1.0496%. Therefore, the lesser of the two calculations, the changes in cost of living (CPI) of 1.0051% is utilized to determine the maximum special tax rate.

During the budget workshop held on June 11, 2015, the proposed CFD No. 85-1 budget was reviewed by the Board.

The proposed special tax levy rate for Fiscal Year 2015/16 is listed below.

<u>FISCAL YEAR</u>	<u>RESIDENTIAL DWELLINGS</u>	<u>COMMERCIAL PROPERTIES</u>	<u>INDUSTRIAL PROPERTIES</u>
2014/15	\$151.71 per DU	\$151.71 per AC + 0.082 SF	\$151.71 per AC + 0.100 SF

Proposed

2015/16	\$144.12 per DU	\$144.12 per AC + 0.078 SF	\$144.12 per AC + 0.095 SF
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Respectfully submitted,



Mike Costello
Fire Chief

Attachment
Resolution No. FD 15-017
Annual Report
CFD 85-1 Map

RESOLUTION NO. FD 15-017

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN
BERNARDINO COUNTY, CALIFORNIA, ESTABLISHING THE
ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT NO. 85-1 FOR FISCAL YEAR 2015/16**

WHEREAS, the Board of Directors of the Rancho Cucamonga Fire Protection District, California, (formerly Foothill Fire Protection District, hereinafter referred to as the "legislative body"), (a) initiated proceedings in 1985 to (i) form the Foothill Fire Protection District Community Facilities District No. 85-1 ("CFD No. 85-1") and (ii) authorize the levy of special taxes within CFD No. 85-1; (b) held a public hearing regarding the foregoing and formed CFD No. 85-1; and (c) conducted an election on December 10, 1985 and more than two-thirds (2/3) of the qualified electors voted in favor of a proposition authorizing the levy of special taxes in CFD No. 85-1, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982," being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code of the State of California (the "Act"); and

WHEREAS, this legislative body, by ordinance, as authorized by Section 53340 of the Government Code of the State of California, has authorized the annual levy of a special tax to pay for costs and expenses related to said community facilities district at the rate and apportion the special tax in the manner specified in the resolution adopted pursuant to Article 2 (commencing with Section 53318 of the Government Code), except that this Board of Directors may levy the special tax at a lower rate; and

WHEREAS, this Board of Directors desires to levy a special tax in the Community Facilities District for the fiscal year 2015/16.

NOW, THEREFORE, the Board of Directors of the Rancho Cucamonga Fire Protection District does hereby resolve, determine and order as follows:

SECTION 1: Levy of Special Tax. That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year (2015/16) for the referenced District is hereby determined and established as set forth in the attached, referenced and incorporated Exhibit "A".

SECTION 2: Exempt Properties. That properties or entities of the State, Federal or other local governments shall be exempt from such special tax.

SECTION 3: Use of Special Tax. That the proceeds of the special tax shall be used to pay, in whole or in part, the costs of the following, in the following order of priority:

- (a) The construction, acquisition, expansion and/or rehabilitation of public facilities, within or for the benefit of the Community Facilities District generally described as follows:

Fire protection and suppression facilities and appurtenances, including; equipment, real property and other tangible property with an estimated useful life of five years or longer.

- (b) The services to be provided within the Community Facilities District are generally described as follows:

The performance by employees of functions, operations and maintenance and repair activities in order to provide fire protection within the Community Facilities District.

- (c) The repayment of advances and loans. The special tax shall be used solely for the purposes specified above and for no other purpose.

SECTION 4: Annual Adjustment in Maximum Special Tax. Pursuant to authorization of the qualified electorate, this Board of Directors hereby declares that it shall annually adjust the maximum special tax based upon the lesser of:

- (a) changes in cost of living; or
- (b) changes in cost of living and changes in population as defined in Section 7901 of the Government Code occurring within the Community Facilities District in the immediately preceding fiscal year.
- (c) The maximum authorized special tax rates are set forth in the attached referenced and incorporated Exhibit "B"

SECTION 5: Collection of Special Tax. The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes.

PASSED, APPROVED, AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, President

ATTEST:

Janice C. Reynolds, Secretary

I, JANICE C. REYNOLDS, SECRETARY of the Rancho Cucamonga Fire Protection District, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the Board of Directors of the Rancho Cucamonga Fire Protection District, at a regular meeting of said Board held on the 15th day of July 2015.

Executed this 15th day of July 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, Secretary

EXHIBIT "A"

SPECIAL TAX FOR FISCAL YEAR 2015 IN
 MELLO-ROOS COMMUNITY FACILITIES DISTRICT NO. 85-1

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT

<u>STRUCTURES</u>	<u>ANNUAL SPECIAL TAX</u>
Residential	(\$144.12) per DU
Multi-Family	2 DU: 1.75 (\$144.12) 3 DU: 2.25 (\$144.12) 4 DU: 2.65 (\$144.12) 5-14 DU: 2.65 (\$144.12) + {.35 (TU - 4) (\$144.12)} 15-30 DU: 6.15 (\$144.12) + {.30 (TU - 14) (\$144.12)} 31-80 DU: 10.65 (\$144.12) + {.25 (TU - 30) (\$144.12)} 81 - up DU: 23.15 (\$144.12) + {.20 (TU - 80) (\$144.12)}
Commercial	(\$144.12) per acre + \$.078 per SF
Industrial	(\$144.12) per acre + \$.095 per SF

NOTE: DU = Dwelling Unit
 TU = Total Units
 SF = Square Foot

Reduction

Commercial and industrial structures shall be granted a .01 cent reduction in the Special Tax for the installation of complete sprinkler systems. In addition, multi-floor commercial and industrial structures shall also be granted a .01 cent reduction (not cumulative) in Special Tax for each separate floor above or below the main ground floor of the structure.

EXHIBIT "B"

MAXIMUM SPECIAL TAX
FOR
MELLO-ROOS COMMUNITY FACILITIES
DISTRICT NO. 85-1 IN FISCAL YEAR 2015

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT

<u>PER CAPITA COST OF LIVING CHANGE</u>	<u>2014/2015 BASE</u>	<u>MAXIMUM SPECIAL TAX FOR 2015</u>
1.0051%	\$156.12 DU	\$156.92 DU
		<u>MAXIMUM ANNUAL SPECIAL TAX</u>
<u>STRUCTURES</u>		
Residential		(\$156.92) per DU
Multi-Family	2 DU:	1.75 (\$156.92)
	3 DU:	2.25 (\$156.92)
	4 DU:	2.65 (\$156.92)
	5-14 DU:	2.65 (\$156.92) + {.35 (TU - 4)}(\$156.92)}
	15-30 DU:	6.15 (\$156.92) + {.30 (TU - 14)}(\$156.92)}
	31-80 DU:	10.65 (\$156.92) + {.25 (TU - 30)}(\$156.92)}
	81-up DU:	23.15 (\$156.92) + {.20 (TU - 80)}(\$156.92)}
Commercial		(\$156.92) per acre + 0.082per SF
Industrial		(\$156.92) per acre + 0.101 per SF

NOTE: DU = Dwelling Unit
TU = Total Units
SF = Square Foot

Reduction

Commercial and industrial structures shall be granted a .01 cent reduction in the Special Tax for the installation of complete sprinkler systems. In addition, multi-floor commercial and industrial structures shall also be granted a .01 cent reduction (not cumulative) in Special Tax for each separate floor above or below the main ground floor of the structure.

Resolution No. FD 15-017

**CITY OF RANCHO CUCAMONGA
FIRE PROTECTION DISTRICT**

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 85-1**

ANNUAL STATUS REPORT

JULY 2015

BACKGROUND

On December 10, 1985, the electors within the boundary of Community Facilities District No. 85-1 the Rancho Cucamonga Fire Protection District (formerly Foothill Fire Protection District, the "District") voted in favor of a proposition to authorize the levy of a special tax for fire suppression services and facilities, to establish an appropriations limit and to annually adjust the special tax and appropriations limit based upon changes in the cost of living and changes in population. The district is bounded generally on the north by the 210 Freeway, on the east by Etiwanda Ave. on the south by Fourth Street and on the west by Archibald Avenue.

The maximum Special Tax shall be annually adjusted for (a) changes in cost of living (CPI); or (b) changes in the cost of living and changes in population as defined in Section 7901 of the Government Code, as amended, whichever is lesser. It has been determined that there are sufficient revenues available in the CFD to meet all financial obligations without an increase to the CFD for fiscal year 2015/16. Hence, a 5% reduction was implemented for fiscal year 2015/16. The maximum tax rate which could be levied is adjusted per the March Los Angeles-Riverside-Orange Co. Consumer Price Index (CPI).

FISCAL YEAR 2015/16

The change in the Cost of Living (CPI) is 1.0051% for Fiscal Year 2015/16.

FISCAL YEAR 2015/16

<u>STRUCTURES</u>		<u>ANNUAL SPECIAL TAX</u>
<u>RESIDENTIAL</u>		<u>\$144.12 PER DU</u>
MULTI-FAMILY	2DU:	1.75(\$144.12)
	3DU:	2.25(\$144.12)
	4DU:	2.65(\$144.12)
	5-14 DU:	2.65(\$144.12) + {.35(TU-4) (144.12)}
	15-30 DU:	6.15(\$144.12) + {.30(TU-14) (144.12)}
	31-80 DU:	10.65(\$144.12) + {.25(TU-30) (144.12)}
	81-UP DU:	23.15(\$144.12) + {.20(TU-80) (144.12)}
COMMERCIAL		(\$144.12) per acre + \$0.078 per sqft.
INDUSTRIAL		(\$144.12) per acre + \$0.095 per sqft.

Resolution No. FD 15-017

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

COMMUNICATIONS	\$ 292,190.00
FIRE ADMINISTRATION,	\$ 614,880.00
OTHER SERVICES	\$4,716,390.00
DELINQUENT ASSESSMENTS	<u>\$ 0.00</u>
	\$5,623,460.00

SOURCES:

INTEREST REVENUE	\$ 27,050.00
DELINQUENCIES	\$ 94,660.00
FEES	\$ 3,600.00
REIMBURSEMENTS	\$ 0.00
TRANSFER FROM FUND BALANCE	\$ 0.00
SPECIAL TAX	<u>\$ 5,906,400.00</u>
	\$6,031,710.00

STAFF REPORT

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT



Date: July 15, 2015

To: President and Members of the Board of Directors
John R. Gillison, City Manager

From: Mike Costello, Fire Chief 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX LEVY FOR MELLO-ROOS COMMUNITY FACILITIES DISTRICT NO. 88-1 (CFD NO. 88-1) FOR FISCAL YEAR 2015/16 WITH 5% REDUCTION.**

RECOMMENDATION

It is recommended that the Fire board adopt the attached Resolution setting the annual special tax levy for Mello-Roos Community Facilities District No. 88-1 for Fiscal Year 2015/16. Pursuant to the provisions of the Mello-Roos Facilities Act of 1982, the Fire Board is authorized to annually levy the tax rate for fire protection services.

BACKGROUND

On April 4, 1989, the qualified voters approved the formation of Mello-Roos Community Facilities District No. 88-1 and authorized the District to annually levy a special tax to provide for fire protection services within northeast Etiwanda. On May 19, 1989, the Board adopted an Ordinance authorizing the annual levy of a special tax in CFD 88-1. The Ordinance authorized the District, by Resolution, to annually levy the special tax for purposes of land acquisition, fire station construction, purchase of equipment and operations and maintenance costs for fire protection services. This voter approved CFD and associated special tax was first initiated in Fiscal Year 1989/90. Fiscal Year 2015/16 is the twenty-sixth (26th) consecutive year the District has levied a special tax to provide required revenues for capital improvements (land, fire station facility, equipment) and fire protection services (personnel, operations and maintenance (O&M)) within this CFD. Accordingly, the Fiscal Year 2015/16 budget includes fully burdened personnel costs associated with existing memorandums of understanding between the District and its bargaining units as well as all related operations and maintenance costs, and capital improvements.

ANALYSIS

For Fiscal Year 2015/16, staff has determined that there are sufficient revenues available to meet all financial obligations; hence, there will be a 5% reduction in the actual assessment rate for the CFD for fiscal year 2015/16. The proposed fiscal year 2015/16 special tax levy will cover only a portion of the ongoing personnel and fire station O&M costs within the CFD; all remaining costs are covered by the Fire General Fund.

The attached Resolution submitted for your approval establishes the recommended annual special tax to be levied in Fiscal Year 2015/16, and is identified in Exhibit "A". The maximum special tax

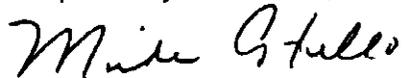
CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX LEVY FOR MELLO-ROOS
COMMUNITY FACILITIES DISTRICT NO. 88-1 (CFD NO. 88-1) FOR FISCAL YEAR 2015/16 WITH 5%
REDUCTION.

JULY 15, 2015

PAGE 2

which could be levied has been adjusted utilizing the State of California, Department of Finance methodology for adjusting appropriations limits for State and Local Governments and for adjusting the maximum special tax rate that could be levied and is illustrated in Exhibit "B" of the Resolution,. The recommended special tax levy remains at less than half the special tax which could be levied, with the exception of the vacant land rate. During the budget workshop held on June 11, 2015, the proposed CFD budget was reviewed.

Respectfully submitted,



Mike Costello
Fire Chief

Attachment

1. Resolution No. FD 15-018
2. Annual Report
3. CFD 88-1 Map

RESOLUTION NO. FD 15-018**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN BERNARDINO COUNTY, CALIFORNIA, ESTABLISHING THE ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 88-1 FOR FISCAL YEAR 2015/16**

WHEREAS, the Board of Directors of the Rancho Cucamonga Fire Protection District, California, (formerly Foothill Fire Protection District, hereinafter referred to as the "legislative body"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a community facilities district, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982," being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code of the State of California. This community facilities district shall hereinafter be referred to as COMMUNITY FACILITIES DISTRICT NO. 88-1 (hereinafter referred to as the "District"); and

WHEREAS, this legislative body, by ordinance, as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said community facilities district, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year and to adjust the maximum special tax authorization to be levied.

NOW, THEREFORE, the Board of Directors of the Rancho Cucamonga Fire Protection District does hereby resolve, determine and order as follows:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year (2015/16) for the referenced District is hereby determined and established as set forth in the attached, referenced and incorporated Exhibit "A".

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax shall be used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal and interest on any outstanding authorized bonded indebtedness, if any;
- B. Necessary replenishment of bond reserve funds or other reserve funds, including sinking funds;
- C. Payment of costs and expenses of authorized public facilities and public services, including the administration of the special tax levy;
- D. Repayment of advances and loans, if appropriate. The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: That the maximum authorized special tax rates for all developed properties are hereby adjusted pursuant to Ordinance No. 17. The maximum authorized special tax rates are set forth in the attached, referenced and incorporated Exhibit "B".

SECTION 6: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 7: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 8: The Auditor of the County is hereby directed to enter in the next County assessment roll on which taxes will become due, opposite each lot or parcel of land affected in a space marked "public improvements," "special tax" or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax reference is made to the attached Exhibit "A".

SECTION 9: The County Auditor shall then, at the close of the tax collection period, promptly render to the Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, President

ATTEST:

Janice C. Reynolds, Secretary

I, JANICE C. REYNOLDS, SECRETARY of the Rancho Cucamonga Fire Protection District, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the Board of Directors of the Rancho Cucamonga Fire Protection District, at a regular meeting of said Board held on the 15th day of July 2015.

Executed this 15th day of July 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, Secretary

EXHIBIT "A"

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT

COMMUNITY FACILITIES DISTRICT NO. 88-1

SPECIAL TAX LEVY FISCAL YEAR 2015/16		
<u>TAXING CLASSIFICATION</u>	<u>SPECIAL TAX LEVY FISCAL YEAR 2014/15</u>	<u>SPECIAL TAX LEVY FISCAL YEAR 2015/16</u>
1. DEVELOPED PROPERTY		
A. Residential Class I (more than 3590 SF)	\$463.24	\$440.08
B. Residential Class II (3077 to 3589 SF)	\$356.94	\$339.09
C. Residential Class II (2564 to 3076 SF)	\$284.09	\$269.89
D. Residential Class IV (2308 to 2563 SF)	\$248.26	\$235.85
E. Residential Class V (2051 to 2307 SF)	\$214.97	\$204.22
F. Residential Class VI (1795 to 2050 SF)	\$195.79	\$186.00
G. Residential Class VII (less than 1795 SF)	\$176.58	\$167.75
Commercial/Industrial Property	\$712.77 per acre or \$0.064 per sqft of building area, whichever is greater.	\$677.13 per acre or \$0.061 per sqft of building area, whichever is greater.
2. APPROVED PROPERTY	\$200 per lot or parcel	\$200.00 per lot or parcel
3. VACANT PROPERTY	\$10.00 per acre	\$10.00 per acre

SF = Square Feet

EXHIBIT "B"

**RANCHO CUCAMONGA FIRE PROTECTION DISTRICT
COMMUNITY FACILITIES DISTRICT NO. 88-1**

**MAXIMUM SPECIAL TAX RATES
FISCAL YEAR 2015/16
DEVELOPED PROPERTY**

<u>MAXIMUM SPECIAL TAX RATE TAXING CLASSIFICATION</u>	<u>FISCAL YEAR 2014/15</u>	<u>FISCAL YEAR 2015/16</u>
1. DEVELOPED PROPERTY		
A. Residential Class I (more than 3590 SF)	\$1,116.51	\$1,171.89
B. Residential Class II (3077 to 3589 SF)	\$856.14	\$898.61
C. Residential Class III (2564 to 3076 SF)	\$683.22	\$717.11
D. Residential Class IV (2308 to 2563 SF)	\$598.85	\$628.55
E. Residential Class V (2051 to 2307 SF)	\$512.46	\$537.88
F. Residential Class VI (1795 to 2050 SF)	\$473.33	\$496.81
G. Residential Class VII (less than 1795 SF)	\$428.03	\$449.26
H. Commercial/Industrial Property	\$1,718.43 per acre or \$0.1389 per sqft of bldg area, whichever is greater.	\$1,803.66 per acre or \$0.14579 per sqft of building area, whichever is greater.
2. APPROVED PROPERTY	\$200.00 per lot or parcel	\$200.00 per lot or parcel
3. VACANT PROPERTY	\$10.00 per acre	\$10.00 per acre

SF = Square Feet

NOTE: Escalation of maximum special rate. Calculation formula Fiscal Year 2015/16

$$\frac{\text{Pop. Change}}{1.10\%} \times \frac{*CPI}{1.0382} = 1.0496$$

*CPI - California Per Capita Personal Income

Resolution No. FD 15-018

**CITY OF RANCHO CUCAMONGA
FIRE PROTECTION DISTRICT**

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 88-1**

ANNUAL STATUS REPORT

JULY 2015

BACKGROUND

On April 4, 1989, the qualified voters approved the formation of Mello-Roos Community Facilities District (CFD) No. 88-1 and authorized the District to annually levy a special tax to provide for fire protection services within northeast Etiwanda. On May 19, 1989, the Board of Directors of the Rancho Cucamonga Fire Protection District (formerly Foothill Fire Protection District) adopted an Ordinance authorizing the District, by Resolution to annual levy a special tax in CFD No. 88-1 for purposes of land acquisition, fire station construction, and purchase of equipment and operations and maintenance costs for fire protection services. CFD No. 88-1 is located within the boundaries of Highland, Cherry, Day Creek Channel and the San Bernardino National Forest.

For Fiscal Year 2015/16, staff has determined that there are sufficient revenues available to meet all financial obligations; hence, there will be a 5% reduction in the actual assessment rate for the CFD for fiscal year 2015/16. The maximum Special Tax shall be annually adjusted for (a) changes in cost of living (CPI); or (b) changes in the cost of living and changes in population as defined in Section 7901 of the Government Code, as amended, whichever is lesser. The change in the cost of living and changes in population is 1.0496% for Fiscal Year 2015-2016.

FISCAL YEAR 2015/2016

DEVELOPED	A. Residential Class 1	\$440.08/SFD
	B. Residential Class 2	\$339.09/SFD
	C. Residential Class 3	\$269.89/SFD
	D. Residential Class 4	\$235.85/SFD
	E. Residential Class 5	\$204.22/SFD
	F. Residential Class 6	\$186.00/SFD
	G. Residential Class 7	\$167.75/SFD
	H. Commercial/Industrial	\$677.13/ACRE or \$0.061/ SQFT or whichever is greater
APPROVED		\$200.00/LOT OR PARCEL
UNDEVELOPED		\$10.00/ACRE

Resolution No. FD 15-018

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

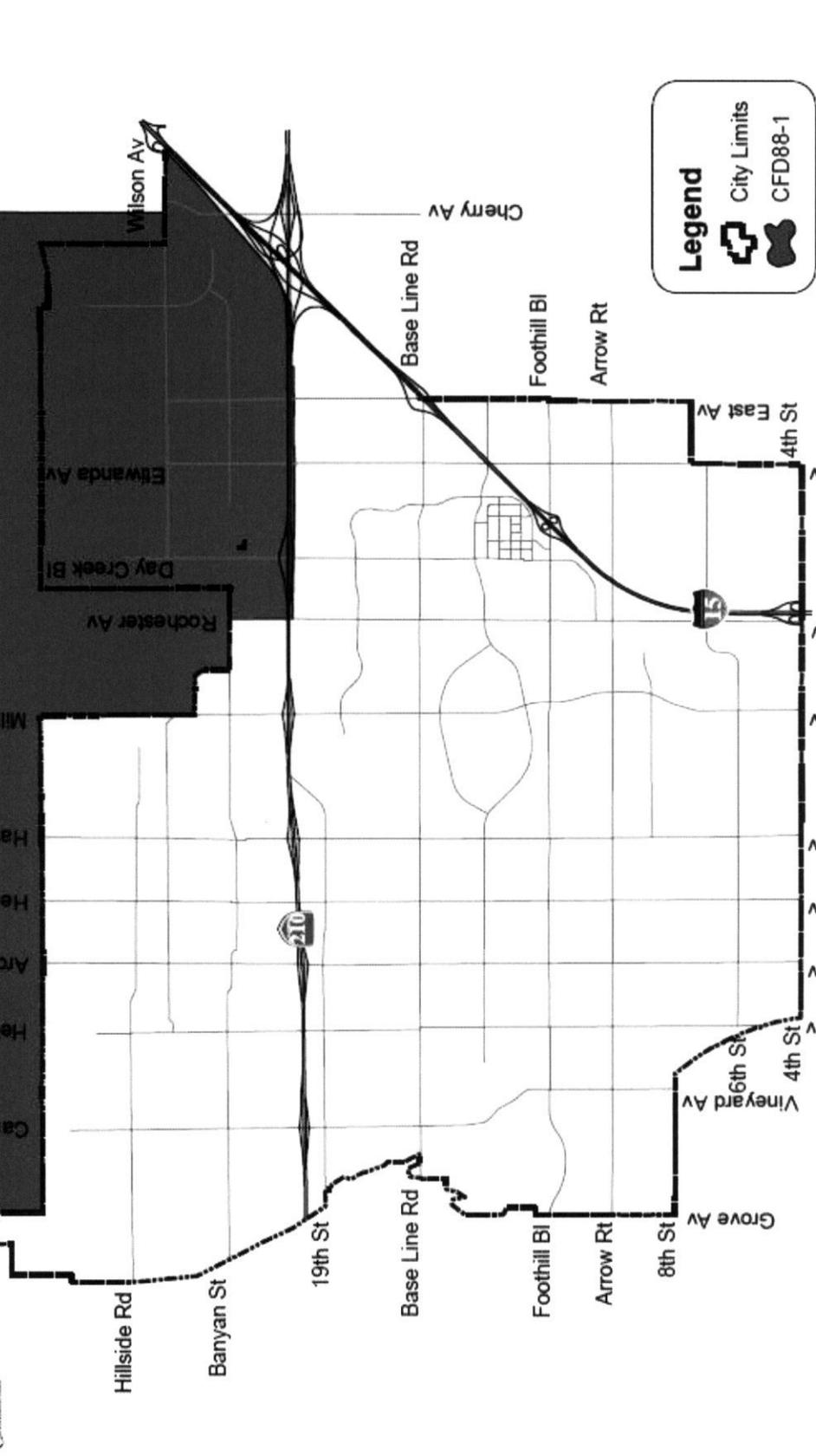
USES:

COMMUNICATIONS	\$ 73,630.00
FIRE ADMINISTRATION,	\$ 190,180.00
OTHER SERVICES	\$ 1,946,040.00
DELINQUENT ASSESSMENTS	<u>\$ 0.00</u>
	\$2,209,850.00

SOURCES:

TRANSFER FROM FIRE FUND	\$1,009,850.00
DELINQUENCIES	\$ 14,550.00
FEES	\$ 1,120.00
REIMBURSEMENTS	\$ 0.00
SPECIAL TAX	<u>\$1,184,330.00</u>
	\$2,209,850.00

Community Facilities District 88-1 Fire Protection



The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. It is not intended to constitute a contract or any other legal instrument. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of the Information provided in any form. The user should not rely on the Information for any reason. The City of Rancho Cucamonga, its employees, agents, contractors, and all representatives and officers, including but not limited to, the public employees or representatives and officers for a particular subdivision of Rancho Cucamonga, do not warrant, guarantee, or make any representation or promise of any kind, either written or oral, concerning the Information. The user should consult the Information available from other sources.



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Lori Sassoon, Deputy City Manager *LS*

By: Robert Neiuber, Human Resources Director *RN*

Subject: **CONSIDERATION OF APPROVAL OF A RESOLUTION ADOPTING A SIDE LETTER AMENDING THE MEMORANDUM OF UNDERSTANDING WITH THE RANCHO CUCAMONGA FIRE MANAGEMENT EMPLOYEES GROUP**

RECOMMENDATION

Staff is recommending that the Board of Directors of the Rancho Cucamonga Fire Protection District approve a resolution amending the language in the Memorandum of Understanding with the Rancho Cucamonga Fire Management Employees Group.

BACKGROUND

The Board of Directors previously approved Resolution 14-003 adopting the Fire Management Employees Group Memorandum of Understanding (MOU) effective July 1, 2014, pertaining to salary, benefits and other terms of employment. The MOU runs through June 30, 2017.

The Fire Management Employees Group (MEG) has a reopener in the current MOU for consideration of a further adjustment to the salary range of the Fire Chief. The City and the Fire Management Employee Group met and conferred in good faith and agreed to: add language to the current MOU to make it clear that the Fire Chief is covered under the Fire MEG MOU; correct an oversight regarding step increase eligibility previously agreed to in the District's Personnel Rules; add an additional step to the Fire Chief's salary range effective the first full pay period in July 2015, consistent with the Deputy Fire Chief's current range; provide for a 5% equity adjustment for the Fire Chief's salary range effective the first full pay period in July 2016; and increase the employee paid employer portion of CalPERS from 5% to 8% for the Fire Chief position also effective the first full pay period in July 2016.

Attachments

Resolution Approving Side Letter Agreement
Side Letter Agreement

RESOLUTION NO. FD 15-020**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, SAN BERNARDINO COUNTY, CALIFORNIA, APPROVING A SIDE LETTER AGREEMENT BETWEEN THE DISTRICT AND RANCHO CUCAMONGA FIRE MANAGEMENT EMPLOYEES GROUP**

WHEREAS, Representatives of the Rancho Cucamonga Fire Protection District ("District": hereinafter) and the Rancho Cucamonga Fire Management Employee Group "Fire MEG" have met and conferred pursuant to the provisions of the Meyers-Milias-Brown Act (California Government Code §3500, et seq.) with regard to terms and conditions of employment; and

WHEREAS, Representatives of the District and Fire MEG have agreed upon and presented to this City Council a Side Letter Agreement (see attached Side Letter Agreement) that amends the current Memorandum of Understanding effective July 1, 2014, to June 30, 2017, related to reopener in the current MOU (Article II Section 1 C).

NOW, THEREFORE, the Board of Directors of the Rancho Cucamonga Fire Protection District, hereby resolves, that said Side Letter Agreement is hereby approved and the City Manager is hereby authorized to sign said Side Letter Agreement on behalf of the District, and the Secretary to attest thereto.

PASSED, APPROVED, AND ADOPTED this 15th day of July 2015.

L. Dennis Michael, President

ATTEST:

Janice C. Reynolds, Secretary

I, JANICE C. REYNOLDS, SECRETARY of the Rancho Cucamonga Fire Protection District, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the Board of Directors of the Rancho Cucamonga Fire Protection District, at a Regular Meeting of said Board held on the 15th day of July 2015.

Executed this 15th day of July 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, Secretary

**SIDE LETTER OF AGREEMENT
BETWEEN THE CITY OF RANCHO CUCAMONGA AND THE
FIRE MANAGEMENT EMPLOYEES BARGAINING GROUP**

The Rancho Cucamonga Fire Protection District ("District") and the Fire Management Employees Bargaining Group ("Fire MEG") have a Memorandum of Understanding ("MOU") that commenced on July 1, 2014 and is set to end on June 30, 2017. The Parties now wish to enter into this new Side Letter of Agreement to memorialize the following change agreed to by both sides.

Additional wording would be added to the Fire MEG MOU in ARTICLE I RECOGNITION and ARTICLE II COMPENSATION, § 2 Salary Plan and § 7 Retirement Plan as outlined below. New language in underlined and old language is crossed-through.

ARTICLE I RECOGNITION

A. Pursuant to the provisions of existing rules and regulations and applicable State law, District hereby acknowledges Fire MEG as the exclusive recognized employee organization for the representation unit, which includes all management employees of the District (~~excluding the Fire Chief~~), who are employed on a full-time basis. The classes represented include Fire Chief, Fire Deputy Chief, Fire Battalion Chief, and Fire Marshal.

B. ~~Fire MEG does not represents~~ the classification of Fire Chief. However, Fire Chief is an at-will position, not subject to Article IV or V of this MOU or the District's Personnel Rules. At-will positions may be terminated at any time with or without cause or notice at the will of the City Manager or Rancho Cucamonga Fire Protection District in its sole discretion and without any right to due process or appeal right. Furthermore, the Fire Chief is precluded from acting as a Fire MEG representative or being a member of the Fire MEG Board. all rights and benefits contained in this Memorandum of Understanding that are provided to fire safety employees shall be extended to the Fire Chief to preclude the necessity for a separate agreement between the Fire Chief and the Fire District.

ARTICLE II COMPENSATION

§ 2 Salary Plan

A. Salary Ranges

The base salary for Deputy Fire Chief shall consist of ranges having eight (8) steps, labeled A through H, with approximately five percent (5%) between each step. The base salary for Fire Chief, Battalion Chief and Fire Marshall shall consist of ranges having seven (7) steps, labeled A through G, with approximately five percent (5%) between each step.

Effective the first full pay period in July 2015, the Fire Chief salary range shall consist of ranges having eight (8) steps, labeled A through H, with approximately five percent (5%) between each step.

Effective the first full pay period in July 2016, there will be a five percent (5%) equity adjustment to each step in the Fire Chief salary range.

Advancement between steps requires a satisfactory or higher annual performance evaluation; provided, however, that any individual who has been at E step for 365 days or more prior to July 1, 2014, shall be eligible for advancement to the next step on July 1, 2014, if their last annual evaluation meets the requirements of this section. However, no employee shall receive more than one step increase in a 12-month period unless granted for outstanding achievement pursuant to Section 2(G) below.

Placement within the range shall be in accordance with the following:

1. Salary on Appointment

New employees shall be compensated at Step "A" of the salary range to which their class is allocated. If unusual recruitment difficulties are encountered or a candidate is exceptionally well qualified, appointment at a higher step in the salary range may be authorized by the Fire Chief.

2. Merit Salary Adjustments

Advancement within a salary range shall not be automatic, but shall be based upon job performance and granted only on the recommendation of the employee's supervisor and approval of the Fire Chief. Employees shall be considered for merit salary increases in accordance with the following:

a. Employees who are placed at Step A upon original employment, reinstatement, or promotion are eligible for a merit salary review after six (6) months of service. Subsequent merit salary review dates shall fall upon the completion of twelve (12) month service intervals.

b. Employees who are placed at Step B or above upon original employment, reinstatement, or promotion shall be eligible for a merit salary review after ~~twelve (12)~~ six (6) months of service. Subsequent review dates shall fall upon the completion of twelve (12) month service intervals from the first merit salary review.

c. The granting of an official leave of absence of more than thirty (30) continuous calendar days, other than military leave, shall cause the employee's merit salary review date to be extended the number of calendar days the employee was on leave.

d. If, in the supervisor's judgment, the employee's performance does not justify a salary increase on the review date, the employee shall be reevaluated before the expiration of six (6) months dating from the employee's review date. If the period of postponement exceeds three (3) months and the employee receives a salary increase, the employee shall be assigned a new review date based on the date the increase was granted.

e. Authorized salary step increases shall become effective at the beginning of the pay period nearest the employee's review date.

f. Should an employee's review date be overlooked, and upon discovery of the error, if the employee is recommended for a salary increase, the employee shall receive a supplemental payment compensating him or her for the additional salary the employee would have received had the increase been granted at the appropriate time.

g. The normal merit salary increase shall be one (1) step granted in accordance with the preceding. However, to reward outstanding achievement and performance, the Fire Chief may grant one (1) additional step increase not to exceed one (1) step in any six (6) month period.

h. In order to address a situation wherein application of this section would result in the inequitable treatment of employees and upon the recommendation of the Fire Chief and approval of the Board, an employee may be placed at any step in the salary range for his or her class.

§7 Retirement Plan

A. Benefits: Safety Members

District is enrolled in the State of California Public Employee's Retirement System. Except as described herein, all benefits provided *District* employees under the *District's* Plan are paid by the *District*. Present benefits for public safety employees include the following:

1. Employees hired prior to July 9, 2011:

§ 21362.2	3% at 50 Full Formula
§ 21574	4 th Level 1959 Survivor
§ 20042	1 Year Final Compensation

District pays and reports 9% normal PERS member contributions by resolution.

Beginning July 1, 2014, employees hired prior to July 9, 2011, will contribute toward the employer share of CalPERS in an amount equal to the annual increase from the FY 2013/14 base year in the first tier employer rate (if any) that has been rounded to the nearest full percentage point, not to exceed a cumulative total of 5% during the term of this MOU. For example, for FY 2014/15, the first tier employer rate will increase from 26.14% to 27.849%, which by this formula will require employees to contribute 2% of pay toward the employer share (28% - 26% = 2%). The District will adopt a resolution providing that all employee CalPERS contributions to the employer share pursuant to this section shall be deducted on a pre-tax basis.

Beginning the first full pay period in July 2015, employees hired prior to July 1, 2011, shall pay three percentage points (3%) in addition to the two percentage points (2%) outlined above, for a total of five (5%) percentage points of the normal CalPERS employer contribution.

Beginning the first full pay period in July 2016, employees in the Fire Chief position, hired prior to July 1, 2011, shall pay an additional three percentage points (3%) in addition to the five percentage points (5%) outlined above, for a total of five (8%) percentage points of the normal CalPERS employer contribution.

2. Employees hired on or after 7/9/11 and through 12/31/12, and Classic PERS members, as defined by PERS, who are hired on or after January 1, 2013:

§ 21363.3	3%@55 Full Formula
§ 21574	4 th Level 1959 Survivor
§ 20037	3 Year Final Compensation

District pays and reports 8% normal PERS member contributions; employee pays 1% of the member contribution by resolution. The District has adopted a resolution providing that all employee CalPERS contributions shall be deducted on a pre-tax basis per IRC 414(h)(2).

In addition to the member contribution of 1% in accordance with the preceding paragraph, beginning July 1, 2014, employees hired on July 9, 2011 and through December 31, 2012, as well as Classic PERS members who are hired on or after January 1, 2013, will contribute toward the employer share of CalPERS in an amount equal to the annual increase from the FY 2013/14 base year in the first tier employer rate (if any) that has been rounded to the nearest full percentage point, minus 1%, not to exceed a total of 4%. For example, for FY 14/15, the first tier employer rate will increase from 26.14% to 27.849%, which by this formula will require employees to contribute an additional 1% of pay toward the employer share ((28%-1%)-26%=1%). The District will adopt a resolution providing that all employee CalPERS contributions to the employer share pursuant to this section shall be deducted on a pre-tax basis.

Beginning the first full pay period in July 2015, employees hired on July 9, 2011 and through December 31, 2012, as well as Classic PERS members who are hired on or after January 1, 2013, shall pay four percentage points (4%) of the normal CalPERS employer contribution, in addition to the portion of the Member's contribution outlined above.

Beginning the first full pay period in July 2016, employees in the Fire Chief position hired on July 9, 2011 and through December 31, 2012, as well as Classic PERS members who are hired as the Fire Chief position on or after January 1, 2013, shall pay seven percentage points (7%) of the normal CalPERS employer contribution, in addition to the portion of the Member's contribution outlined above.

3. Employees who are New PERS Members, as defined by PERS, who are hired on or after January 1, 2013:

Employees are classified as New Members of PERS when they meet the definition of a "new member" for purposes of retirement pension benefits pursuant to the Public Employees Pension Reform Act of 2013. Generally, this includes employees that were hired into a regular position on or after January 1, 2013 or former PERS members who have more than a six-month break in service. CalPERS ultimately determines who is a new member in compliance with the law.

Employees who are classified as New Members shall be eligible for the 2.7% at 57 Formula, 3 year final compensation average.

The employee contribution for new members shall be one-half the normal cost, as determined by CalPERS. As of the effective date of this MOU, the required employee contribution

for new members is 11.5% of reportable compensation. This amount will be adjusted periodically by CalPERS, and the District employee contribution adjusted accordingly per state statute.

The District has adopted a resolution providing that all employee CalPERS contributions shall be deducted on a pre-tax basis per IRC 414(h)(2).

4. It is understood that all contributions paid by the employee as described in Parts 1 through 2 above shall be calculated based upon the pay rate (ie, full base salary of the employee), plus any additional special compensation, including any Employer Paid Member Contributions (EPMC), and as described above in Part 3 above, on the pensionable compensation as defined in the California Public Employees' Pension Reform Act of 2013 ("PEPRA").

The District pays EPMC for the various "Tiers" as outlined above and reports the value of EPMC payments as special compensation. The parties agree that to the extent permitted by law, this is special compensation and shall be reported as such pursuant to Title 2 CCR, Section 571(a)(1)(F) as Value of Employer-Paid Member Contributions. The parties also agree that the District has no additional obligation or costs should CalPERS, the State or the IRS determine otherwise.

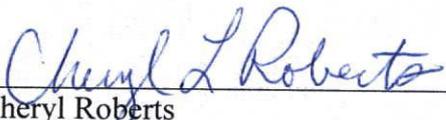
The District adopted a resolution providing that all employee CalPERS contributions shall be deducted on a pre-tax basis to the extent permitted by law or IRS regulation. All employee payments of the employer share are done pursuant to Government Code Section 20516(f)

There shall be no sunset date to any provision in Article II Section 7 Retirement Plan.

For The Rancho Cucamonga Fire Protection District:

For the Rancho Cucamonga Fire Management Employees Bargaining Unit:

John R. Gillison,
City Manager



Cheryl Roberts
Fire Management Employees Bargaining Unit

Date

7/8/15

Date

**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00005292	06/24/2015	CALIF GOVERNMENT VEBA/RANCHO CUCAMONGA	9,320.00	0.00	9,320.00
AP 00005293	06/24/2015	RCCEA	1,334.00	0.00	1,334.00
AP 00005294	06/24/2015	RCPFA	10,449.56	0.00	10,449.56
AP 00005295	06/24/2015	TENASKA POWER SERVICES CO	4,588.30	0.00	4,588.30
AP 00005296	06/24/2015	VIASYN INC	7,717.70	0.00	7,717.70
AP 00005297	06/25/2015	AHUMADA, ALEXANDER R	0.00	904.08	904.08
AP 00005298	06/25/2015	ALMAND, LLOYD	0.00	615.52	615.52
AP 00005299	06/25/2015	BANTAU, VICTORIA	0.00	893.87	893.87
AP 00005300	06/25/2015	BAZAL, SUSAN	0.00	1,323.48	1,323.48
AP 00005301	06/25/2015	BERRY, DAVID	0.00	920.36	920.36
AP 00005302	06/25/2015	BROCK, ROBIN	0.00	893.87	893.87
AP 00005303	06/25/2015	CAMPBELL, GERALD	0.00	1,233.07	1,233.07
AP 00005304	06/25/2015	CARNES, KENNETH	0.00	469.02	469.02
AP 00005305	06/25/2015	CLABBY, RICHARD	0.00	920.36	920.36
AP 00005306	06/25/2015	CORCORAN, ROBERT	0.00	525.11	525.11
AP 00005307	06/25/2015	COX, KARL	0.00	615.52	615.52
AP 00005308	06/25/2015	CRANE, RALPH	0.00	1,323.48	1,323.48
AP 00005309	06/25/2015	CROSSLAND, WILBUR	0.00	469.02	469.02
AP 00005310	06/25/2015	DAGUE, JAMES	0.00	1,172.22	1,172.22
AP 00005311	06/25/2015	DE ANTONIO, SUSAN	0.00	525.11	525.11
AP 00005312	06/25/2015	DOMINICK, SAMUEL A.	0.00	893.87	893.87
AP 00005313	06/25/2015	EAGLESON, MICHAEL	0.00	1,172.22	1,172.22
AP 00005314	06/25/2015	FRITCHEY, JOHN D.	0.00	469.02	469.02
AP 00005315	06/25/2015	HEYDE, DONALD	0.00	1,172.22	1,172.22
AP 00005316	06/25/2015	INTERLICCHIA, ROSALYN	0.00	1,172.22	1,172.22
AP 00005317	06/25/2015	KILMER, STEPHEN	0.00	1,233.07	1,233.07
AP 00005318	06/25/2015	LANE, WILLIAM	0.00	1,560.49	1,560.49
AP 00005319	06/25/2015	LEE, ALLAN J.	0.00	1,423.44	1,423.44
AP 00005320	06/25/2015	LENZE, PAUL E	0.00	1,224.46	1,224.46
AP 00005321	06/25/2015	LONGO, JOE	0.00	173.51	173.51
AP 00005322	06/25/2015	LUTTRULL, DARRELL	0.00	694.69	694.69
AP 00005323	06/25/2015	MACKALL, BENJAMIN	0.00	173.51	173.51
AP 00005324	06/25/2015	MAYFIELD, RON	0.00	1,323.48	1,323.48
AP 00005325	06/25/2015	MCKEE, JOHN	0.00	615.52	615.52
AP 00005326	06/25/2015	MCMILLEN, LINDA	0.00	246.76	246.76
AP 00005327	06/25/2015	MCNEIL, KENNETH	0.00	615.52	615.52
AP 00005328	06/25/2015	MICHAEL, L. DENNIS	0.00	893.87	893.87
AP 00005329	06/25/2015	MORGAN, BYRON	0.00	3,384.57	3,384.57
AP 00005330	06/25/2015	MYSKOW, DENNIS	0.00	920.36	920.36
AP 00005331	06/25/2015	NAUMAN, MICHAEL	0.00	920.36	920.36
AP 00005332	06/25/2015	NEE, RON	0.00	1,757.12	1,757.12
AP 00005333	06/25/2015	NELSON, MARY JANE	0.00	173.51	173.51
AP 00005334	06/25/2015	PLOUNG, MICHAEL J	0.00	556.94	556.94
AP 00005335	06/25/2015	POST, MICHAEL R	0.00	1,577.31	1,577.31
AP 00005336	06/25/2015	PROULX, PATRICK	0.00	1,560.49	1,560.49
AP 00005337	06/25/2015	ROEDER, JEFF	0.00	1,172.22	1,172.22
AP 00005338	06/25/2015	SALISBURY, THOMAS	0.00	893.87	893.87

**CITY OF RANCHO CUCAMONGA
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Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00005339	06/25/2015	SMITH, RONALD	0.00	920.36	920.36
AP 00005340	06/25/2015	SPAGNOLO, SAM	0.00	469.02	469.02
AP 00005341	06/25/2015	SPAIN, WILLIAM	0.00	694.69	694.69
AP 00005342	06/25/2015	SULLIVAN, JAMES	0.00	753.31	753.31
AP 00005343	06/25/2015	TAYLOR, STEVE	0.00	1,224.46	1,224.46
AP 00005344	06/25/2015	TULEY, TERRY	0.00	1,172.22	1,172.22
AP 00005345	06/25/2015	VANDERKALLEN, FRANCIS	0.00	1,192.64	1,192.64
AP 00005346	06/25/2015	WALTON, KEVIN	0.00	1,233.07	1,233.07
AP 00005347	06/25/2015	WOLFE, JACKIE	0.00	600.74	600.74
AP 00005348	06/25/2015	YOWELL, TIMOTHY A	0.00	1,323.48	1,323.48
AP 00359392	06/24/2015	A AND R TIRE SERVICE	342.99	0.00	342.99
AP 00359393	06/24/2015	ABDELKHALEQ, AHMAD	300.00	0.00	300.00
AP 00359394	06/24/2015	ABLE BUILDING MAINTENANCE	13,026.16	0.00	13,026.16
AP 00359395	06/24/2015	ACTION AWARDS INC.	3,072.14	0.00	3,072.14
AP 00359396	06/24/2015	ADDINGTON, MATTHEW	35.00	0.00	35.00
AP 00359397	06/24/2015	AFLAC GROUP INSURANCE	79.40	0.00	79.40
AP 00359398	06/24/2015	ALL CITIES TOOLS	0.00	1,641.60	1,641.60
AP 00359399	06/24/2015	ALL WELDING	2,790.00	0.00	2,790.00
AP 00359400	06/24/2015	ALLBEE, KAREN A	20.00	0.00	20.00
AP 00359401	06/24/2015	ALLIANT INSURANCE SERVICES INC.	214.00	0.00	214.00
AP 00359402	06/24/2015	ALLIED BARTON SECURITY SERVICES LLC	2,521.40	0.00	2,521.40
AP 00359403	06/24/2015	ALLIED STORAGE CONTAINERS	0.00	224.55	224.55
AP 00359404	06/24/2015	ALLSTAR FIRE EQUIPMENT INC	0.00	11,320.13	11,320.13
AP 00359405	06/24/2015	ALPHAGRAPHICS	420.86	0.00	420.86
AP 00359406	06/24/2015	ALTA LAGUNA MOBILE HOME PARK	1,100.00	0.00	1,100.00
AP 00359407	06/24/2015	ALTA VISTA MOBILE HOME PARK	800.00	0.00	800.00
AP 00359408	06/24/2015	AMERICAN SAFETY & HEALTH PROMOTION LTD.	0.00	498.00	498.00
AP 00359409	06/24/2015	AMERICAN TRAFFIC PRODUCTS INC	1,396.91	0.00	1,396.91
AP 00359410	06/24/2015	AMTECH ELEVATOR SERVICES	1,297.32	0.00	1,297.32
AP 00359411	06/24/2015	ARCHIBALD PET HOSPITAL	100.00	0.00	100.00
AP 00359412	06/24/2015	ARCHITERRA DESIGN GROUP	6,948.66	0.00	6,948.66
AP 00359413	06/24/2015	AROCHO, ALMA	913.00	0.00	913.00
AP 00359414	06/24/2015	ARROW TRAILER SUPPLIES INC	701.24	0.00	701.24
AP 00359415	06/24/2015	ART OF LIVING FOUNDATION	48.00	0.00	48.00
AP 00359416	06/24/2015	ARTISTIC RESOURCES CORPORATION	4,101.00	0.00	4,101.00
AP 00359417	06/24/2015	AUTO AND RV SPECIALISTS INC.	14.38	0.00	14.38
AP 00359418	06/24/2015	AVANT'S, MARGE	195.00	0.00	195.00
AP 00359419	06/24/2015	BABCOCK LABORATORIES INC	565.00	0.00	565.00
AP 00359420	06/24/2015	BALDY FIRE AND SAFETY	205.00	0.00	205.00
AP 00359421	06/24/2015	BARBARA'S ANSWERING SERVICE	589.16	0.00	589.16
AP 00359422	06/24/2015	BARNES AND NOBLE	973.75	0.00	973.75
AP 00359423	06/24/2015	BARRON, CAITLIN	82.08	0.00	82.08
AP 00359424	06/24/2015	BATTERY POWER INC	2,920.20	0.00	2,920.20
AP 00359425	06/24/2015	BCT ENTERTAINMENT	32,042.28	0.00	32,042.28
AP 00359426	06/24/2015	BERN MARIES PROMOTIONAL PRODUCTS	990.48	0.00	990.48
AP 00359427	06/24/2015	BIDOCHKA, CHRIS	500.00	0.00	500.00
AP 00359428	06/24/2015	BISHOP COMPANY	545.27	0.00	545.27

**CITY OF RANCHO CUCAMONGA
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Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00359429	06/24/2015	BURGAN, MARY	32.39	0.00	32.39
AP 00359430	06/24/2015	BUTSKO UTILITY DESIGN INC.	10,434.60	0.00	10,434.60
AP 00359431	06/24/2015	CABLE INC.	1,715.70	0.00	1,715.70
AP 00359432	06/24/2015	CAL-STATE RENT A FENCE INC	3,763.50	0.00	3,763.50
AP 00359433	06/24/2015	CALIFORNIA COOKOUT	2,043.75	0.00	2,043.75
AP 00359434	06/24/2015	CALIFORNIA FIRE CHIEFS ASSOC.	0.00	250.00	250.00
AP 00359435	06/24/2015	CALIFORNIA FRANCHISE TAX BOARD	55.00	0.00	55.00
AP 00359436	06/24/2015	CALIFORNIA FRANCHISE TAX BOARD	300.00	0.00	300.00
AP 00359437	06/24/2015	CALPERS	130,107.31	7,167.44	137,274.75 ***
AP 00359438	06/24/2015	CALVERT, JASON	28.07	0.00	28.07
AP 00359439	06/24/2015	CAMBRIDGE COLLEGE	500.00	0.00	500.00
AP 00359440	06/24/2015	CARQUEST AUTO PARTS	4,204.99	79.35	4,284.34 ***
AP 00359441	06/24/2015	CASA VOLANTE MOBILE HOME PARK	1,300.00	0.00	1,300.00
AP 00359442	06/24/2015	CCS ORANGE COUNTY JANITORIAL INC.	3,082.75	0.00	3,082.75
AP 00359443	06/24/2015	CELL ENERGY	30.00	0.00	30.00
AP 00359444	06/24/2015	CHAPARRAL HEIGHTS MOBILE HOME PARK	800.00	0.00	800.00
AP 00359445	06/24/2015	CHARTER COMMUNICATIONS	14.88	0.00	14.88
AP 00359446	06/24/2015	CHINO MOWER AND ENGINE SERVICE	641.47	0.00	641.47
AP 00359447	06/24/2015	CINTAS CORP. #150	2,217.43	0.00	2,217.43
AP 00359448	06/24/2015	CIRIACKS, VALERIE ANN	135.00	0.00	135.00
AP 00359449	06/24/2015	CITY RENTALS	376.49	0.00	376.49
AP 00359450	06/24/2015	CIVICA SOFTWARE INC.	1,350.00	0.00	1,350.00
AP 00359451	06/24/2015	CLAREMONT HIGH SCHOOL	500.00	0.00	500.00
AP 00359452	06/24/2015	CLARK, KAREN	684.00	0.00	684.00
AP 00359453	06/24/2015	CLARKE PLUMBING SPECIALTIES INC.	138.68	0.00	138.68
AP 00359454	06/24/2015	CLARY CORPORATION	1,352.55	0.00	1,352.55
AP 00359455	06/24/2015	CLEAR COAST RESTORATION	0.00	4,500.00	4,500.00
AP 00359456	06/24/2015	COAST RECREATION INC	1,581.81	0.00	1,581.81
AP 00359457	06/24/2015	COIT SERVICES INC.	810.00	0.00	810.00
AP 00359458	06/24/2015	CONFIRE JPA	0.00	49,102.99	49,102.99
AP 00359459	06/24/2015	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	876.96	0.00	876.96
AP 00359460	06/24/2015	COOKSEY, ANNA	19.80	0.00	19.80
AP 00359461	06/24/2015	CORODATA MEDIA STORAGE INC	892.33	0.00	892.33
AP 00359462	06/24/2015	CROP PRODUCTION SERVICES INC	10,004.31	0.00	10,004.31
AP 00359463	06/24/2015	D AND K CONCRETE COMPANY	864.00	0.00	864.00
AP 00359464	06/24/2015	DCT 8TH AND VINEYARD LLC	2,779.00	0.00	2,779.00
AP 00359465	06/24/2015	DEPARTMENT OF FORESTRY AND FIRE PROTECTION	0.00	384.00	384.00
AP 00359466	06/24/2015	DIAMOND ENVIRONMENTAL SERVICES	258.62	0.00	258.62
AP 00359467	06/24/2015	DIVERSIFIED INSPECTIONS	0.00	1,362.25	1,362.25
AP 00359468	06/24/2015	DLIMAGING	239.44	0.00	239.44
AP 00359469	06/24/2015	DOLLARHIDE, GINGER	168.00	0.00	168.00
AP 00359470	06/24/2015	DOWNEY, JENNIFER	13.32	0.00	13.32
AP 00359471	06/24/2015	DUMBELL MAN FITNESS EQUIPMENT, THE	0.00	150.00	150.00
AP 00359472	06/24/2015	DUNN, ANN MARIE	762.00	0.00	762.00
AP 00359473	06/24/2015	EASTERLING, RAY	211.20	0.00	211.20
AP 00359474	06/24/2015	EIGHTH AVENUE ENTERPRISE LLC	700.38	26.00	726.38 ***
AP 00359475	06/24/2015	ELLAS, TRIO	1,000.00	0.00	1,000.00

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AP 00359476	06/24/2015	EMC RESEARCH	17,000.00	0.00	17,000.00
AP 00359477	06/24/2015	ENVIRONMENTAL RECOVERY SERVICES INC.	3,212.13	0.00	3,212.13
AP 00359478	06/24/2015	ESKENAZI, MOISES	237.50	0.00	237.50
AP 00359479	06/24/2015	FAILSAFE TESTING	0.00	3,084.20	3,084.20
AP 00359480	06/24/2015	FAZEL, ZIA	290.93	0.00	290.93
AP 00359481	06/24/2015	FEDERAL EXPRESS CORP	28.00	0.00	28.00
AP 00359482	06/24/2015	FLEET SERVICES INC.	0.00	153.32	153.32
AP 00359483	06/24/2015	FLINT TRADING INC	1,813.62	0.00	1,813.62
AP 00359484	06/24/2015	FOOTHILL MOBILE MANOR	600.00	0.00	600.00
AP 00359485	06/24/2015	FREGOSO, VIVIAN	650.00	0.00	650.00
AP 00359486	06/24/2015	FRIENDS OF THE BUENA PARK YOUTH THEATRE	2,000.00	0.00	2,000.00
AP 00359487	06/24/2015	FULLER, REBECCA	45.11	0.00	45.11
AP 00359488	06/24/2015	GAIL MATERIALS	1,838.96	0.00	1,838.96
AP 00359489	06/24/2015	GATEWAY PET CEMETERY AND CREMATORY	550.00	0.00	550.00
AP 00359490	06/24/2015	GIORDANO, MARIANNA	38.40	0.00	38.40
AP 00359491	06/24/2015	GOODFIELD, RICHARD	48.00	0.00	48.00
AP 00359492	06/24/2015	GOODYEAR TIRE & RUBBER COMPANY	5,039.18	0.00	5,039.18
AP 00359493	06/24/2015	GOODYEAR TIRE AND RUBBER CO.	2,304.55	0.00	2,304.55 ***
AP 00359494	06/24/2015	GRAINGER	5,370.68	497.11	5,867.79 ***
AP 00359495	06/24/2015	GRAVES & KING LLP	693.75	0.00	693.75
AP 00359496	06/24/2015	GRAYBAR	260.50	0.00	260.50
AP 00359497	06/24/2015	GROSH SCENIC RENTALS INC	86.40	0.00	86.40
AP 00359498	06/24/2015	HACKETT, RAMONA	258.00	0.00	258.00
AP 00359499	06/24/2015	HAMILTON, MONIQUE	960.00	0.00	960.00
AP 00359500	06/24/2015	HAMPTON YOGA	948.00	0.00	948.00
AP 00359501	06/24/2015	HD PRODUCTIONS LLC	10,750.00	0.00	10,750.00
AP 00359502	06/24/2015	HENRY SCHEIN ANIMAL HEALTH SUPPLY	126.48	0.00	126.48
AP 00359503	06/24/2015	HI WAY SAFETY INC	2,290.21	0.00	2,290.21
AP 00359504	06/24/2015	HILL, KENNETH	40.00	0.00	40.00
AP 00359505	06/24/2015	HILLS PET NUTRITION SALES INC	2,791.65	0.00	2,791.65
AP 00359506	06/24/2015	HOSE MAN INC	121.47	0.00	121.47
AP 00359507	06/24/2015	HUMANE SOCIETY OF SAN BERNARDINO VALLEY INC	50.00	0.00	50.00
AP 00359508	06/24/2015	HUNTINGTON HARDWARE	4,672.15	0.00	4,672.15
AP 00359509	06/24/2015	HURTADO, JULIO	86.00	0.00	86.00
AP 00359511	06/24/2015	INLAND EMPIRE PROPERTY SERVICES INC	0.00	20,082.50	20,082.50
AP 00359512	06/24/2015	INLAND VALLEY EMERGENCY PET CLINIC	52.50	0.00	52.50
AP 00359513	06/24/2015	IPROMOTEU	0.00	2,025.44	2,025.44
AP 00359514	06/24/2015	ISMAIL, ROSA	112.00	0.00	112.00
AP 00359515	06/24/2015	IXCO, ALBERT	118.78	0.00	118.78
AP 00359516	06/24/2015	J AND S STRIPING CO INC	1,759.00	0.00	1,759.00
AP 00359517	06/24/2015	JACOBS ENGINEERING	43,522.83	0.00	43,522.83
AP 00359518	06/24/2015	JOHN BURR CYCLES INC	3,294.16	0.00	3,294.16
AP 00359519	06/24/2015	JOHNNY ALLEN TENNIS ACADEMY	3,539.40	0.00	3,539.40
AP 00359520	06/24/2015	JONES AND MAYER, LAW OFFICES OF	13,051.84	0.00	13,051.84
AP 00359521	06/24/2015	JRC HOUSING	1,285.00	0.00	1,285.00
AP 00359522	06/24/2015	JULIUS, MICHAEL	99.00	0.00	99.00
AP 00359523	06/24/2015	KASA CONSTRUCTION INC	102,868.45	0.00	102,868.45

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AP 00359524	06/24/2015	KONE INC	1,267.22	0.00	1,267.22
AP 00359525	06/24/2015	LAKESHORE LEARNING MATERIALS	108.15	0.00	108.15
AP 00359526	06/24/2015	LAWSON PRODUCTS INC	0.00	1,057.01	1,057.01
AP 00359527	06/24/2015	LAYNE, TAMARA	54.25	0.00	54.25
AP 00359528	06/24/2015	LEAPING LIZARDS MUSIC	1,254.00	0.00	1,254.00
AP 00359529	06/24/2015	LEON, LYDIA	79.00	0.00	79.00
AP 00359530	06/24/2015	LEW EDWARDS GROUP, THE	6,345.98	0.00	6,345.98
AP 00359531	06/24/2015	LOPEZ, ANGEL	300.00	0.00	300.00
AP 00359532	06/24/2015	LUGO, HEATHER	737.75	0.00	737.75
AP 00359533	06/24/2015	MANKE, ART	1,533.00	0.00	1,533.00
AP 00359534	06/24/2015	MARIPOSA LANDSCAPES INC	73,116.47	6,340.81	79,457.28 ***
AP 00359535	06/24/2015	MARK CHRISTOPHER INC	0.00	1,709.93	1,709.93
AP 00359536	06/24/2015	MARLINK SA INC	0.00	162.00	162.00
AP 00359537	06/24/2015	MASON, MIKE	473.37	0.00	473.37
AP 00359538	06/24/2015	MATERIAL SALES UNLIMITED	1,003.20	0.00	1,003.20
AP 00359539	06/24/2015	MC TRUCKING	1,325.21	0.00	1,325.21
AP 00359540	06/24/2015	MCMASTER CARR SUPPLY COMPANY	3,855.99	0.00	3,855.99
AP 00359541	06/24/2015	MEDLEY FIRE PROTECTION INC	720.00	0.00	720.00
AP 00359542	06/24/2015	MEINEKE CAR CARE CENTER	204.29	0.00	204.29
AP 00359543	06/24/2015	MENDEZ, JOB	500.00	0.00	500.00
AP 00359544	06/24/2015	MIDWEST TAPE	855.98	0.00	855.98
AP 00359545	06/24/2015	MIJAC ALARM COMPANY	3.00	0.00	3.00
AP 00359546	06/24/2015	MORRIS, DOUG	250.00	0.00	250.00
AP 00359547	06/24/2015	MUNICIPAL CODE CORPORATION	650.00	0.00	650.00
AP 00359548	06/24/2015	MURADIAN, LESLIE	400.00	0.00	400.00
AP 00359549	06/24/2015	MUSICSTAR	2,322.00	0.00	2,322.00
AP 00359550	06/24/2015	NEXTEL	0.00	164.97	164.97
AP 00359551	06/24/2015	NINYO & MOORE	15,015.50	0.00	15,015.50
AP 00359552	06/24/2015	NORMAN, CHRIS	86.00	0.00	86.00
AP 00359553	06/24/2015	NOTEWORTHY PUPPETS	874.00	0.00	874.00
AP 00359554	06/24/2015	OFFICE DEPOT	2,873.56	763.32	3,636.88 ***
AP 00359555	06/24/2015	ONTARIO WINNELSON CO	477.27	61.13	538.40 ***
AP 00359556	06/24/2015	ORONA, PATRICIA	1,680.00	0.00	1,680.00
AP 00359557	06/24/2015	OTT, LAURA	736.00	0.00	736.00
AP 00359558	06/24/2015	OTT, SHARON	590.00	0.00	590.00
AP 00359559	06/24/2015	PACIFIC ADVANCED CIVIL ENGINEERING	3,800.00	0.00	3,800.00
AP 00359560	06/24/2015	PAL CAMPAIGN	10.00	0.00	10.00
AP 00359561	06/24/2015	PAPAZOGLU, NORAY	588.00	0.00	588.00
AP 00359562	06/24/2015	PARS	3,500.00	0.00	3,500.00
AP 00359563	06/24/2015	PATCHETT & ASSOCIATES	1,596.15	0.00	1,596.15
AP 00359564	06/24/2015	PEP BOYS	121.72	0.00	121.72
AP 00359565	06/24/2015	PINES MOBILE HOME PARK, THE	600.00	0.00	600.00
AP 00359566	06/24/2015	PITASSI ARCHITECTS INC	51,827.50	0.00	51,827.50
AP 00359567	06/24/2015	PORAC	130.00	0.00	130.00
AP 00359568	06/24/2015	PORAC LEGAL DEFENSE FUND	175.50	0.00	175.50
AP 00359569	06/24/2015	PRE-PAID LEGAL SERVICES INC	84.24	0.00	84.24
AP 00359570	06/24/2015	PRESCOTT, MARTIN	1,055.59	0.00	1,055.59

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AP 00359571	06/24/2015	PRISTINE UNIFORMS LLC	620.95	0.00	620.95
AP 00359572	06/24/2015	PRO SALES GROUP INC	20,892.26	0.00	20,892.26
AP 00359575	06/24/2015	PROVO ENGINEERING	25,064.00	0.00	25,064.00
AP 00359576	06/24/2015	PUBLIC SURPLUS	912.87	0.00	912.87
AP 00359577	06/24/2015	RAINEY, LATREACE	495.00	0.00	495.00
AP 00359578	06/24/2015	RAMONA VILLA MOBILE HOME PARK	1,200.00	0.00	1,200.00
AP 00359579	06/24/2015	RANCHO CUCAMONGA FONTANA FAMILY YMCA	9,227.40	0.00	9,227.40
AP 00359580	06/24/2015	RANCHO DISPOSAL SERVICES INC	320.00	0.00	320.00
AP 00359581	06/24/2015	RBM LOCK AND KEY SERVICE	3.78	0.00	3.78
AP 00359582	06/24/2015	RC COMMUNITY & ARTS FOUNDATION	3,670.00	0.00	3,670.00
AP 00359583	06/24/2015	RICHARDS WATSON AND GERSHON	0.00	980.00	980.00
AP 00359584	06/24/2015	RIGELMAN, ENCARNACION ONTIVEROS	60.00	0.00	60.00
AP 00359585	06/24/2015	RILES, JEANETTE	500.00	0.00	500.00
AP 00359586	06/24/2015	ROADRUNNER PHARMACY	272.00	0.00	272.00
AP 00359587	06/24/2015	ROGERS ANDERSON MALODY & SCOTT LLP	9,310.00	0.00	9,310.00
AP 00359588	06/24/2015	ROTO ROOTER	4,999.98	0.00	4,999.98
AP 00359589	06/24/2015	RSSA HOME	0.00	7,720.92	7,720.92
AP 00359590	06/24/2015	RUBENS AUTO COLLISION CENTER	4,259.18	0.00	4,259.18
AP 00359591	06/24/2015	S & SON'S ELECTRICAL CONTRACTORS CORP	89,003.60	0.00	89,003.60
AP 00359592	06/24/2015	SAFE-ENTRY TECHNICAL INC	0.00	250.00	250.00
AP 00359593	06/24/2015	SAFEWAY SIGN COMPANY	149.04	0.00	149.04
AP 00359594	06/24/2015	SAFT, BRANDON	100.00	0.00	100.00
AP 00359595	06/24/2015	SAMS CLUB/SYNCHRONY BANK	336.06	0.00	336.06
AP 00359596	06/24/2015	SAN BERNARDINO COUNTY SHERIFFS DEPT	967.16	0.00	967.16
AP 00359597	06/24/2015	SAN BERNARDINO CTY	16,037.46	0.00	16,037.46
AP 00359598	06/24/2015	SBPEA	1,086.80	0.00	1,086.80
AP 00359599	06/24/2015	SC FUELS	24,682.17	0.00	24,682.17
AP 00359600	06/24/2015	SCHULTE, JODY	26.20	0.00	26.20
AP 00359601	06/24/2015	SDC LEAGUE HEALTH FUND	675.00	0.00	675.00
AP 00359602	06/24/2015	SDC LEAGUE PENSION FUND	368.00	0.00	368.00
AP 00359603	06/24/2015	SEGERSTROM CENTER FOR THE ARTS	915.00	0.00	915.00
AP 00359604	06/24/2015	SENECHAL, CALVIN	645.00	0.00	645.00
AP 00359605	06/24/2015	SEXTON, SHEILA	6.00	0.00	6.00
AP 00359606	06/24/2015	SHERIFFS COURT SERVICES	150.00	0.00	150.00
AP 00359607	06/24/2015	SHERIFFS COURT SERVICES	93.38	0.00	93.38
AP 00359608	06/24/2015	SIEMENS INDUSTRY INC	181,632.28	0.00	181,632.28
AP 00359609	06/24/2015	SIGN SHOP, THE	648.00	0.00	648.00
AP 00359610	06/24/2015	SILVER, EDNA	720.00	0.00	720.00
AP 00359611	06/24/2015	SKILLPATH SEMINARS	199.00	0.00	199.00
AP 00359612	06/24/2015	SNAP ON INDUSTRIAL	0.00	35,737.29	35,737.29
AP 00359613	06/24/2015	SO CALIF GAS COMPANY	92.72	298.84	391.56 ***
AP 00359614	06/24/2015	SOURCE GRAPHICS	107.52	0.00	107.52
AP 00359618	06/24/2015	SOUTHERN CALIFORNIA EDISON	12,474.90	718.48	13,193.38 ***
AP 00359619	06/24/2015	SOUTHERN CALIFORNIA EDISON	190,624.37	0.00	190,624.37
AP 00359620	06/24/2015	SPARKLETTS	76.00	0.00	76.00
AP 00359621	06/24/2015	STREAMLINE PRESS INC	147.96	0.00	147.96
AP 00359622	06/24/2015	SYCAMORE VILLA MOBILE HOME PARK	900.00	0.00	900.00

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AP 00359623	06/24/2015	TERMINIX PROCESSING CENTER	0.00	65.00	65.00
AP 00359624	06/24/2015	THEATRE @ BOSTON COURT, THE	125.00	0.00	125.00
AP 00359625	06/24/2015	THEATRE COMPANY, THE	545.00	0.00	545.00
AP 00359626	06/24/2015	THOMSON REUTERS WEST PAYMENT CENTER	415.34	0.00	415.34
AP 00359627	06/24/2015	TJ'S FLOOR COVERING SUPPLIES INC	110.16	0.00	110.16
AP 00359628	06/24/2015	TRACEY, VAL	336.00	0.00	336.00
AP 00359629	06/24/2015	U S BANK N. A.	49.70	0.00	49.70
AP 00359630	06/24/2015	ULINE	722.31	0.00	722.31
AP 00359631	06/24/2015	UNDERGROUND SVC ALERT OF SO CAL	354.00	0.00	354.00
AP 00359632	06/24/2015	UNITED PACIFIC SERVICES INC	38,475.00	0.00	38,475.00
AP 00359633	06/24/2015	UNITED ROTARY BRUSH CORPORATION	3,141.04	0.00	3,141.04
AP 00359634	06/24/2015	UNITED WAY	159.00	0.00	159.00
AP 00359635	06/24/2015	UNIVERSITY ENTERPRISES CORP @ CSUSB, THE	7,000.00	0.00	7,000.00
AP 00359636	06/24/2015	UPLAND CHRISTIAN ACADEMY	132.53	0.00	132.53
AP 00359637	06/24/2015	UPS	100.22	0.00	100.22
AP 00359638	06/24/2015	VALLEY CREST LANDSCAPE	96,305.84	0.00	96,305.84
AP 00359639	06/24/2015	VAN SCOYOC ASSOCIATES INC	4,960.12	0.00	4,960.12
AP 00359640	06/24/2015	VECCHIO, TOM	202.00	0.00	202.00
AP 00359644	06/24/2015	VERIZON WIRELESS - LA	4,745.02	0.00	4,745.02
AP 00359645	06/24/2015	VERIZON WIRELESS - LA	4,110.00	0.00	4,110.00
AP 00359646	06/24/2015	VICTOR MEDICAL COMPANY	5,781.73	0.00	5,781.73
AP 00359647	06/24/2015	VICTORIA ANIMAL HOSPITAL	400.00	0.00	400.00
AP 00359648	06/24/2015	VICTORIA GARDENS	10,175.00	0.00	10,175.00
AP 00359649	06/24/2015	VISION SERVICE PLAN CA	10,842.42	0.00	10,842.42
AP 00359650	06/24/2015	VORTEX INDUSTRIES INC	524.95	265.00	789.95 ***
AP 00359651	06/24/2015	WAXIE SANITARY SUPPLY	7,233.59	508.20	7,741.79 ***
AP 00359652	06/24/2015	WEBBER, DEBORAH	39.97	0.00	39.97
AP 00359653	06/24/2015	WEST COAST CONCERT LIGHTING	100.00	0.00	100.00
AP 00359654	06/24/2015	WEST COAST SIDING & TRIM	603.39	0.00	603.39
AP 00359655	06/24/2015	WESTERN STATES FIRE EQUIPMENT	0.00	8,594.00	8,594.00
AP 00359656	06/24/2015	WESTERN UNIVERSITY OF HEALTH SCIENCE	200.00	0.00	200.00
AP 00359657	06/24/2015	WHITE CAP CONSTRUCTION SUPPLY	1,609.17	0.00	1,609.17
AP 00359658	06/24/2015	WILSON AND BELL	554.17	0.00	554.17
AP 00359659	06/24/2015	WONG, DAVID	69.50	0.00	69.50
AP 00359660	06/25/2015	BELL, MICHAEL L.	0.00	1,560.49	1,560.49
AP 00359661	06/25/2015	LONCAR, PHILIP	0.00	920.36	920.36
AP 00359662	06/25/2015	TOWNSEND, JAMES	0.00	1,560.49	1,560.49
AP 00359663	06/25/2015	WALKER, KENNETH	0.00	246.76	246.76
AP 00359666	06/25/2015	BRODART BOOKS	4,119.85	0.00	4,119.85
AP 00359669	06/25/2015	C V W D	50,767.25	1,063.41	51,830.66 ***
AP 00359670	06/25/2015	PENNY PLUMBING	4,525.00	0.00	4,525.00
AP 00359671	06/25/2015	SUNRISE FORD	152.56	0.00	152.56
AP 00359672	06/25/2015	TOMARK SPORTS INC	378.00	0.00	378.00
AP 00359673	06/25/2015	VISTA PAINT	6,049.80	0.00	6,049.80
AP 00359674	07/01/2015	A AND R TIRE SERVICE	901.84	0.00	901.84
AP 00359675	07/01/2015	ADOBE ANIMAL HOSPITAL	200.00	0.00	200.00
AP 00359676	07/01/2015	ADVANCED ALTERNATOR EXCHANGE	178.20	0.00	178.20

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AP 00359677	07/01/2015	ADVANCED CHEMICAL TRANSPORT	1,154.00	0.00	1,154.00
AP 00359678	07/01/2015	ALL CITY MANAGEMENT SERVICES INC.	4,212.10	0.00	4,212.10
AP 00359679	07/01/2015	ALL SURFACE ROOFING & WATERPROOFING INC	10,961.00	0.00	10,961.00
AP 00359680	07/01/2015	ALL WELDING	3,499.20	0.00	3,499.20
AP 00359681	07/01/2015	ALMARAR, AHNED MOHAMED JUMAA	19.25	0.00	19.25
AP 00359682	07/01/2015	ALPHAGRAPHICS	30.78	0.00	30.78
AP 00359683	07/01/2015	ALTA LOMA ANIMAL HOSPITAL	725.00	0.00	725.00
AP 00359684	07/01/2015	AMTECH ELEVATOR SERVICES	281.07	0.00	281.07
AP 00359685	07/01/2015	ARANA, JONATHON	1,399.50	0.00	1,399.50
AP 00359686	07/01/2015	ARROW TRAILER SUPPLIES INC	307.75	0.00	307.75
AP 00359687	07/01/2015	ASSI SECURITY	8,353.00	0.00	8,353.00
AP 00359688	07/01/2015	AUFBAU CORPORATION	20,560.00	0.00	20,560.00
AP 00359689	07/01/2015	AUTO AND RV SPECIALISTS INC.	68.98	0.00	68.98
AP 00359690	07/01/2015	BATTERY POWER INC	1,196.16	0.00	1,196.16
AP 00359691	07/01/2015	BELTRAN, OSBALDO ALVARADO	864.00	0.00	864.00
AP 00359692	07/01/2015	BUFFALO WINGS AND RINGS	3,652.19	0.00	3,652.19
AP 00359693	07/01/2015	CAL PERS LONG TERM CARE	248.21	0.00	248.21
AP 00359694	07/01/2015	CARQUEST AUTO PARTS	46.20	0.00	46.20
AP 00359695	07/01/2015	CD PROPERTY SERVICES	805.00	0.00	805.00
AP 00359696	07/01/2015	CDW-G	598.32	0.00	598.32
AP 00359697	07/01/2015	CHAMPION AWARDS AND SPECIALTIES	81.00	0.00	81.00
AP 00359698	07/01/2015	CHARTER COMMUNICATIONS	262.44	524.88	787.32 ***
AP 00359699	07/01/2015	CINTAS CORP. #150	956.46	0.00	956.46
AP 00359700	07/01/2015	CLEAR COAST RESTORATION	11,081.29	0.00	11,081.29
AP 00359701	07/01/2015	CONCEPT POWDER COATING	1,595.00	0.00	1,595.00
AP 00359702	07/01/2015	C V W D	33.26	0.00	33.26
AP 00359703	07/01/2015	D AND K CONCRETE COMPANY	2,006.64	0.00	2,006.64
AP 00359704	07/01/2015	DATA ARC LLC	2,994.99	0.00	2,994.99
AP 00359705	07/01/2015	DE BIASE, GENE	2,800.00	0.00	2,800.00
AP 00359706	07/01/2015	DEMPSTER, KERI	216.00	0.00	216.00
AP 00359707	07/01/2015	DUMBELL MAN FITNESS EQUIPMENT, THE	0.00	450.00	450.00
AP 00359708	07/01/2015	DURATECH USA INC.	2,686.23	0.00	2,686.23
AP 00359709	07/01/2015	EARTHWORKS SOIL AMENDMENTS INC.	3,191.94	0.00	3,191.94
AP 00359710	07/01/2015	EIGHTH AVENUE ENTERPRISE LLC	817.05	0.00	817.05
AP 00359711	07/01/2015	EMBROIDME	403.55	0.00	403.55
AP 00359712	07/01/2015	EXPERIAN	52.00	0.00	52.00
AP 00359713	07/01/2015	EXPRESS BRAKE SUPPLY	76.15	0.00	76.15
AP 00359714	07/01/2015	FEDERAL EXPRESS CORP	16.73	0.00	16.73
AP 00359715	07/01/2015	FELICIANO, ANTHONY	240.00	0.00	240.00
AP 00359716	07/01/2015	FERNANDEZ, HANNAH	52.10	0.00	52.10
AP 00359717	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359718	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359719	07/01/2015	FIRST CLASS HEATING & AIR	5,500.00	0.00	5,500.00
AP 00359720	07/01/2015	FLAG SYSTEMS INC.	529.20	0.00	529.20
AP 00359721	07/01/2015	FLEET SERVICES INC.	181.39	0.00	181.39
AP 00359722	07/01/2015	FRASURE, MICHAEL	30.18	0.00	30.18
AP 00359723	07/01/2015	FUSION SIGN AND DESIGN	1,847.88	0.00	1,847.88

**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

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<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00359724	07/01/2015	G AND M BUSINESS INTERIORS	35.52	0.00	35.52
AP 00359725	07/01/2015	GEOGRAPHICS	1,168.56	0.00	1,168.56
AP 00359726	07/01/2015	GOOD YEAR SOCCER LEAGUE	464.00	0.00	464.00
AP 00359727	07/01/2015	GRAINGER	9,889.07	216.90	10,105.97 ***
AP 00359728	07/01/2015	GRAYBAR	60.36	0.00	60.36
AP 00359729	07/01/2015	GREEN ROCK POWER EQUIPMENT	1,047.00	0.00	1,047.00
AP 00359730	07/01/2015	GULF ENVIRONMENTAL COMPANY	3,500.00	0.00	3,500.00
AP 00359731	07/01/2015	HEARTSAVERS LLC	120.00	0.00	120.00
AP 00359732	07/01/2015	HEILIG, KELLY	363.00	0.00	363.00
AP 00359733	07/01/2015	HINDERLITER DE LLAMAS AND ASSOCIATES	15,248.33	0.00	15,248.33
AP 00359734	07/01/2015	HOLLIS, PRIMALYN	17.55	0.00	17.55
AP 00359735	07/01/2015	HOME DEPOT CREDIT SERVICES 645	395.31	0.00	395.31
AP 00359736	07/01/2015	HOSE MAN INC	66.47	0.00	66.47
AP 00359737	07/01/2015	IMS INC	84.15	0.00	84.15
AP 00359738	07/01/2015	INDERWIESCHE, MATT	1,875.00	0.00	1,875.00
AP 00359739	07/01/2015	INLAND PRESORT & MAILING SERVICES	164.53	0.00	164.53
AP 00359740	07/01/2015	INTERNATIONAL LINE BUILDERS INC	15,797.18	0.00	15,797.18
AP 00359741	07/01/2015	IRON MOUNTAIN OSDP	796.85	0.00	796.85
AP 00359742	07/01/2015	J AND S STRIPING CO INC	2,697.00	0.00	2,697.00
AP 00359743	07/01/2015	JOHN BURR CYCLES INC	23.52	0.00	23.52
AP 00359744	07/01/2015	JONES AND MAYER, LAW OFFICES OF	3,984.00	0.00	3,984.00
AP 00359745	07/01/2015	JRC HOUSING	8,477.00	0.00	8,477.00
AP 00359746	07/01/2015	JRC HOUSING	5,995.00	0.00	5,995.00
AP 00359747	07/01/2015	JRC HOUSING	4,895.00	0.00	4,895.00
AP 00359748	07/01/2015	K K WOODWORKING	107.90	0.00	107.90
AP 00359749	07/01/2015	KATAHDIN ENVIRONMENTAL	1,400.00	0.00	1,400.00
AP 00359750	07/01/2015	KENT HARRIS TRUCKING & MATERIALS	332.80	0.00	332.80
AP 00359751	07/01/2015	KRONOS INC	0.00	1,505.00	1,505.00
AP 00359752	07/01/2015	LEAL, RUTH	45.00	0.00	45.00
AP 00359753	07/01/2015	LIEBERT CASSIDY WHITMORE	9,455.75	0.00	9,455.75
AP 00359754	07/01/2015	LITTLE BEAR PRODUCTIONS	300.00	0.00	300.00
AP 00359755	07/01/2015	MARCO EQUIPMENT CO	1,693.35	0.00	1,693.35
AP 00359756	07/01/2015	MARIPOSA LANDSCAPES INC	12,439.83	0.00	12,439.83
AP 00359757	07/01/2015	MARK CHRISTOPHER INC	856.50	0.00	856.50
AP 00359758	07/01/2015	MCFADDEN DALE HARDWARE	143.85	0.00	143.85
AP 00359759	07/01/2015	MCMASTER CARR SUPPLY COMPANY	484.59	0.00	484.59
AP 00359760	07/01/2015	MEINEKE CAR CARE CENTER	98.02	0.00	98.02
AP 00359761	07/01/2015	MIDWEST TAPE	2,556.74	0.00	2,556.74
AP 00359762	07/01/2015	MORALES, MELISSA	149.00	0.00	149.00
AP 00359763	07/01/2015	MOUNTAIN VIEW GLASS AND MIRROR INC	453.00	0.00	453.00
AP 00359764	07/01/2015	MOUNTAIN VIEW SMALL ENG REPAIR	798.41	0.00	798.41
AP 00359765	07/01/2015	MUSICSTAR	2,631.60	0.00	2,631.60
AP 00359766	07/01/2015	NAPA AUTO PARTS	6.63	0.00	6.63
AP 00359767	07/01/2015	NIGHTHAWK TOTAL CONTROL	44.58	0.00	44.58
AP 00359768	07/01/2015	NINYO & MOORE	11,789.00	0.00	11,789.00
AP 00359770	07/01/2015	OFFICE DEPOT	10,426.68	513.79	10,940.47 ***
AP 00359771	07/01/2015	ONTARIO WINNELSON CO	10.80	0.00	10.80

**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

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Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00359772	07/01/2015	ONTRAC	39.49	0.00	39.49
AP 00359773	07/01/2015	PATTON SALES CORP	29.88	0.00	29.88
AP 00359774	07/01/2015	PEPE'S TOWING SERVICE	55.00	0.00	55.00
AP 00359775	07/01/2015	PEPSI-COLA	666.00	0.00	666.00
AP 00359776	07/01/2015	POLCENE, PAIGE	189.00	0.00	189.00
AP 00359777	07/01/2015	PRISTINE UNIFORMS LLC	0.00	172.76	172.76
AP 00359778	07/01/2015	PRO SALES GROUP INC	2,127.72	0.00	2,127.72
AP 00359779	07/01/2015	PROMOTIONS TEES & MORE	8,252.83	0.00	8,252.83
AP 00359780	07/01/2015	PSYCHOLOGICAL RESOURCES	0.00	1,600.00	1,600.00
AP 00359781	07/01/2015	PW GILLIBRAND INC	1,601.68	0.00	1,601.68
AP 00359782	07/01/2015	RBM LOCK AND KEY SERVICE	246.24	0.00	246.24
AP 00359783	07/01/2015	RED CHAPEL	241.97	0.00	241.97
AP 00359784	07/01/2015	REGENCY ENTERPRISES INC	6,265.08	0.00	6,265.08
AP 00359785	07/01/2015	RJ NOBLE COMPANY	600,877.26	0.00	600,877.26
AP 00359786	07/01/2015	RJM DESIGN GROUP INC	37,628.06	0.00	37,628.06
AP 00359787	07/01/2015	ROBLES, RAUL P	105.00	0.00	105.00
AP 00359788	07/01/2015	S.CALIF. MUNICIPAL ATHLETIC FEDERATION	460.00	0.00	460.00
AP 00359789	07/01/2015	SAFE-ENTRY TECHNICAL INC	0.00	250.00	250.00
AP 00359790	07/01/2015	SC FUELS	0.00	5,281.78	5,281.78
AP 00359791	07/01/2015	SCMAF - INLAND VALLEYS	350.00	0.00	350.00
AP 00359792	07/01/2015	SCOTT, APRIL	216.00	0.00	216.00
AP 00359793	07/01/2015	SEALMASTER OF SOUTHERN CALIFORNIA	420.01	0.00	420.01
AP 00359794	07/01/2015	SEYMOUR, RONALD	0.00	261.00	261.00
AP 00359795	07/01/2015	SHEAKLEY PENSION ADMINISTRATION	293.65	0.00	293.65
AP 00359796	07/01/2015	SHEAKLEY PENSION ADMINISTRATION	164.80	0.00	164.80
AP 00359797	07/01/2015	SO CALIF GAS COMPANY	165.12	46.10	211.22 ***
AP 00359805	07/01/2015	SOUTHERN CALIFORNIA EDISON	24,244.17	4,592.33	28,836.50 ***
AP 00359806	07/01/2015	SOUTHLAND SPORTS OFFICIALS	529.00	0.00	529.00
AP 00359807	07/01/2015	SOUTHWEST TRAFFIC SYSTEMS INC	894.00	0.00	894.00
AP 00359808	07/01/2015	SPINDOLA, BEDA	596.85	0.00	596.85
AP 00359809	07/01/2015	STAPLETON, JOSHUA	0.00	229.22	229.22
AP 00359810	07/01/2015	STOTZ EQUIPMENT	118.43	0.00	118.43
AP 00359811	07/01/2015	SUN BADGE CO	0.00	1,240.45	1,240.45
AP 00359812	07/01/2015	SUNGARD PUBLIC SECTOR INC	80.00	0.00	80.00
AP 00359813	07/01/2015	SUPERMARKET ENERGY TECHNOLOGIES	4,719.36	0.00	4,719.36
AP 00359814	07/01/2015	SWIFTY SIGN	0.00	1,706.40	1,706.40
AP 00359815	07/01/2015	TARGETSOLUTIONS	0.00	3,857.50	3,857.50
AP 00359816	07/01/2015	TERMINIX PROCESSING CENTER	0.00	73.00	73.00
AP 00359817	07/01/2015	THOMPSON PLUMBING SUPPLY	1,225.58	0.00	1,225.58
AP 00359818	07/01/2015	TINT CITY WINDOW TINTING	170.00	0.00	170.00
AP 00359819	07/01/2015	TORO TOWING	200.00	0.00	200.00
AP 00359820	07/01/2015	TRAFFIC CONTROL SUPERVISORS ASSOC SOUTH	50.00	0.00	50.00
AP 00359821	07/01/2015	U S LEGAL SUPPORT INC	482.85	0.00	482.85
AP 00359822	07/01/2015	U.S. BANK PARS ACCT #6746022500	15,045.73	0.00	15,045.73
AP 00359823	07/01/2015	U.S. BANK PARS ACCT #6746022500	1,005.13	0.00	1,005.13
AP 00359824	07/01/2015	UNITED ROTARY BRUSH CORPORATION	340.23	0.00	340.23
AP 00359825	07/01/2015	VEND U COMPANY	241.27	0.00	241.27

**CITY OF RANCHO CUCAMONGA
AND
RANCHO CUCAMONGA FIRE PROTECTION DISTRICT**

Agenda Check Register

6/24/2015 through 7/7/2015

<u>Check No.</u>	<u>Check Date</u>	<u>Vendor Name</u>	<u>City</u>	<u>Fire</u>	<u>Amount</u>
AP 00359826	07/01/2015	VERIZON BUSINESS SERVICES	991.05	0.00	991.05
AP 00359827	07/01/2015	VERIZON BUSINESS SERVICES	9,565.94	0.00	9,565.94
AP 00359829	07/01/2015	VERIZON CALIFORNIA	5,091.13	1,936.17	7,027.30 ***
AP 00359830	07/01/2015	VISION ACCOCIATES INC	910.61	0.00	910.61
AP 00359831	07/01/2015	WALTERS WHOLESALE ELECTRIC CO	2,862.76	0.00	2,862.76
AP 00359832	07/01/2015	WAXIE SANITARY SUPPLY	9,572.71	0.00	9,572.71
AP 00359833	07/01/2015	WHITE CAP CONSTRUCTION SUPPLY	291.57	0.00	291.57
AP 00359834	07/01/2015	WILSON AND BELL	141.88	0.00	141.88
AP 00359835	07/01/2015	WINZER CORPORATION	349.03	0.00	349.03
AP 00359836	07/01/2015	XL STORAGE	895.00	0.00	895.00
AP 00359837	07/01/2015	LA PUMA, DEBORAH WICKS	1,500.00	0.00	1,500.00
AP 00359838	07/01/2015	MUSIC THEATRE INTERNATIONAL	8,742.00	0.00	8,742.00
AP 00359839	07/01/2015	RANCHO CUCAMONGA CHAMBER OF COMMERCE	3,166.66	0.00	3,166.66
AP 00359840	07/01/2015	SAN BERNARDINO COUNTY FPOS	0.00	125.00	125.00
AP 00359841	07/01/2015	WHITSELL, JASON	700.00	0.00	700.00
AP 00359842	07/01/2015	ZFX INC	70.00	0.00	70.00
AP 00359843	07/01/2015	ABC LOCKSMITHS	279.00	0.00	279.00
AP 00359844	07/01/2015	AIRGAS USA LLC	894.40	0.00	894.40
AP 00359845	07/01/2015	B AND K ELECTRIC WHOLESALE	564.30	0.00	564.30
AP 00359846	07/01/2015	CAI.SENSE	4,703.42	0.00	4,703.42
AP 00359847	07/01/2015	CITRUS MOTORS ONTARIO INC	6,548.27	65.00	6,613.27 ***
AP 00359849	07/01/2015	C V W D	50,151.21	0.00	50,151.21
AP 00359850	07/01/2015	DUNN EDWARDS CORPORATION	282.78	0.00	282.78
AP 00359851	07/01/2015	EMCOR SERVICE	1,122.31	0.00	1,122.31
AP 00359852	07/01/2015	EWING IRRIGATION PRODUCTS	1,928.61	0.00	1,928.61
AP 00359853	07/01/2015	EWING IRRIGATION PRODUCTS	94.47	0.00	94.47
AP 00359854	07/01/2015	FASTENAL COMPANY	3,184.70	0.00	3,184.70
AP 00359855	07/01/2015	GENERATOR SERVICES CO	634.97	0.00	634.97
AP 00359856	07/01/2015	HOLLIDAY ROCK CO INC	17,378.64	0.00	17,378.64
AP 00359857	07/01/2015	HYDRO SCAPE PRODUCTS INC	1,505.24	0.00	1,505.24

Total City: \$2,675,881.87
Total Fire: \$248,307.27
Grand Total: \$2,924,189.14

Note:

***** Check Number includes both City and Fire District expenditures**



**City of Rancho Cucamonga
Portfolio Management
Portfolio Summary
June 30, 2015**

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 360 Equiv.	YTM 365 Equiv.
Local Agency Investment Fund	41,584,578.60	41,584,578.60	41,584,578.60	16.25	1	1	0.295	0.299
Commercial Paper - Discount	5,000,000.00	4,999,393.00	4,999,050.00	1.95	76	12	0.091	0.093
Federal Agency Issues - Coupon	184,725,000.01	184,650,112.77	184,655,866.43	72.15	1,642	1,214	1.325	1.344
Savings/Miscellaneous Accounts	1,149,059.99	1,149,059.99	1,149,059.99	0.45	1	1	0.197	0.200
Municipal Bonds	16,860,000.00	17,017,628.60	17,039,456.47	6.66	1,287	988	1.388	1.407
Corporate Notes	6,500,000.00	6,525,263.00	6,494,440.72	2.54	1,371	632	1.290	1.308
Investments	255,818,638.60	255,926,035.96	255,922,472.21	100.00%	1,307	958	1.132	1.148

Cash and Accrued Interest								
Accrued Interest at Purchase		1,174.24	1,174.24					
Subtotal		1,174.24	1,174.24					
Total Cash and Investments	255,818,638.60	255,927,210.20	255,923,646.45		1,307	958	1.132	1.148

	June 30 Month Ending	Fiscal Year To Date	Fiscal Year Ending
Total Earnings			
Current Year	256,949.86	2,697,498.59	2,697,498.59
Average Daily Balance	259,647,060.34	233,463,101.14	
Effective Rate of Return	1.20%	1.16%	

I certify that this report accurately reflects all City pooled investments and is in conformity with the investment policy adopted September 17, 2014. A copy of the investment policy is available in the Administrative Services Department. The Investment Program herein shown provides sufficient cash flow liquidity to meet the next six months estimated expenditures. The month-end market values were obtained from (IDC)-Interactive Data Corporation pricing service.

The attached Summary of Cash and Investments with Fiscal Agents is provided under the City official Investment Policy. The provisions of the individual bond documents govern the management of these funds.



 James C. Frost, Treasurer

Reporting period 06/01/2015-06/30/2015

**City of Rancho Cucamonga
Portfolio Management
Portfolio Details - Investments
June 30, 2015**

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity	Maturity Date
Local Agency Investment Fund												
SYS00005	00005	LOCAL AGENCY INVST FUND	43,227,911.93		41,584,578.60	41,584,578.60	41,584,578.60	0.299		0.299	1	
		Subtotal and Average			41,584,578.60	41,584,578.60	41,584,578.60			0.299	1	
Commercial Paper - Discount												
03785EUD4	1603	APPLE INC	4,999,050.00	04/28/2015	5,000,000.00	4,999,393.00	4,999,050.00	0.090	P-1	0.091	12	07/13/2015
		Subtotal and Average			5,000,000.00	4,999,393.00	4,999,050.00			0.091	12	
Federal Agency Issues - Coupon												
3133ECCZ5	1522	FEDERAL FARM CREDIT BANK		01/16/2013	4,000,000.00	3,993,504.00	4,000,000.00	0.900	Aaa	0.900	930	01/16/2018
3133ECFA7	1525	FEDERAL FARM CREDIT BANK		02/13/2013	3,500,000.00	3,495,075.50	3,497,710.42	1.080	Aaa	1.106	958	02/13/2018
3133ECL44	1527	FEDERAL FARM CREDIT BANK		04/11/2013	5,000,000.00	4,987,415.00	4,995,833.33	1.000	Aaa	1.031	1,015	04/11/2018
3133ECMM3	1528	FEDERAL FARM CREDIT BANK		04/25/2013	5,000,000.00	4,994,685.00	4,997,751.88	0.600	Aaa	0.625	664	04/25/2017
3133ECR30	1538	FEDERAL FARM CREDIT BANK		06/05/2013	4,000,000.00	4,000,380.00	3,998,361.39	0.960	Aaa	1.120	705	06/05/2017
3133ECRP1	1539	FEDERAL FARM CREDIT BANK		06/11/2013	5,000,000.00	5,016,555.00	4,978,387.78	1.150	Aaa	1.302	1,076	06/11/2018
3133EC96	1540	FEDERAL FARM CREDIT BANK		06/18/2013	2,300,000.00	2,319,920.30	2,299,101.42	1.130	Aaa	1.148	810	09/18/2017
3133ECT79	1545	FEDERAL FARM CREDIT BANK		06/27/2013	2,500,000.00	2,515,652.50	2,500,000.00	1.000	Aaa	1.000	609	03/01/2017
3133EDGW6	1564	FEDERAL FARM CREDIT BANK		03/11/2014	3,000,000.00	2,999,745.00	2,998,295.69	1.300	Aaa	1.316	1,076	06/11/2018
3133EDN81	1578	FEDERAL FARM CREDIT BANK		06/12/2014	3,000,000.00	3,000,504.00	3,000,000.00	1.850	Aaa	1.850	1,442	06/12/2019
3133EEZF0	1602	FEDERAL FARM CREDIT BANK		04/27/2015	3,000,000.00	2,994,291.00	3,000,000.00	1.100	Aaa	1.100	1,024	04/20/2018
3133EEM56	1609	FEDERAL FARM CREDIT BANK		05/19/2015	4,500,000.00	4,519,048.50	4,500,000.00	1.900	Aaa	1.900	1,784	05/19/2020
3133EEM49	1610	FEDERAL FARM CREDIT BANK		05/22/2015	5,500,000.00	5,506,490.00	5,516,539.11	1.600	Aaa	0.263	1,633	12/20/2019
313373FQ0	1460	FEDERAL HOME LOAN BANK		04/27/2011	2,000,000.00	2,035,610.00	2,000,000.00	2.500	Aaa	2.500	301	04/27/2016
313381AN5	1520	FEDERAL HOME LOAN BANK		11/23/2012	1,595,000.00	1,593,385.86	1,595,000.00	0.800	Aaa	0.800	692	05/23/2017
313381SD8	1523	FEDERAL HOME LOAN BANK		01/30/2013	2,500,000.00	2,494,650.00	2,500,000.00	1.000	Aaa	1.000	944	01/30/2018
313382RB1	1530	FEDERAL HOME LOAN BANK		04/30/2013	4,000,000.00	3,977,792.00	3,999,433.89	1.050	Aaa	1.055	1,034	04/30/2018
3133833N9	1534	FEDERAL HOME LOAN BANK		05/24/2013	3,500,000.00	3,477,456.50	3,494,427.35	1.000	Aaa	1.057	1,056	05/22/2018
313379FW4	1541	FEDERAL HOME LOAN BANK		06/24/2013	2,500,000.00	2,511,187.50	2,493,362.88	1.000	Aaa	1.140	709	06/09/2017
313383HQ7	1544	FEDERAL HOME LOAN BANK		06/27/2013	4,000,000.00	4,003,140.00	4,000,000.00	1.200	Aaa	1.200	1,092	06/27/2018
313383TM3	1555	FEDERAL HOME LOAN BANK		08/07/2013	2,000,000.00	2,002,880.00	1,998,388.00	1.750	Aaa	1.777	1,133	08/07/2018
3130A0Y0	1562	FEDERAL HOME LOAN BANK		02/20/2014	3,000,000.00	3,014,097.00	3,000,932.84	1.020	Aaa	1.005	779	08/18/2017
3130A24C7	1575	FEDERAL HOME LOAN BANK		05/28/2014	1,800,000.01	1,804,321.81	1,800,000.01	1.600	Aaa	1.600	1,338	02/28/2019
3130A26V3	1576	FEDERAL HOME LOAN BANK		05/30/2014	5,000,000.00	5,051,300.00	5,005,243.80	1.600	Aaa	1.572	1,428	05/29/2019
3130A4BK7	1584	FEDERAL HOME LOAN BANK		02/27/2015	4,000,000.00	4,004,860.00	4,000,000.00	1.500	Aaa	1.500	1,337	02/27/2019
3130A4F23	1597	FEDERAL HOME LOAN BANK		03/11/2015	2,530,000.00	2,532,555.30	2,530,000.00	2.000	Aaa	2.000	1,715	03/11/2020
3130A4G89	1599	FEDERAL HOME LOAN BANK		03/24/2015	3,000,000.00	2,991,294.00	3,000,000.00	1.650	Aaa	1.650	1,546	09/24/2019

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**City of Rancho Cucamonga
Portfolio Management
Portfolio Details - Investments
June 30, 2015**

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity	Maturity Date
Federal Agency Issues - Coupon												
3130A55T2	1601	FEDERAL HOME LOAN BANK		04/27/2015	2,000,000.00	1,994,510.00	1,999,510.81	1.000	Aaa	1.009	1,031	04/27/2018
3130A4Y55	1606	FEDERAL HOME LOAN BANK		04/30/2015	3,500,000.00	3,497,823.00	3,500,000.00	1.125	Aaa	1.125	1,031	04/27/2018
3130A5L98	1616	FEDERAL HOME LOAN BANK		06/30/2015	4,000,000.00	4,013,428.00	4,000,000.00	2.000	Aaa	2.000	1,826	06/30/2020
3134G43V8	1532	FEDERAL HOME LOAN MORTG. CORP.		05/23/2013	3,000,000.00	2,993,139.00	2,996,503.33	1.050	Aaa	1.092	1,049	05/15/2018
3134G43L0	1533	FEDERAL HOME LOAN MORTG. CORP.		05/24/2013	3,500,000.00	3,475,857.00	3,498,489.48	1.100	Aaa	1.116	1,041	05/07/2018
3134G4UQ9	1561	FEDERAL HOME LOAN MORTG. CORP.		02/19/2014	3,000,000.00	3,008,211.00	2,997,275.00	1.750	Aaa	1.776	1,329	02/19/2019
3134G6FMD	1596	FEDERAL HOME LOAN MORTG. CORP.		02/27/2015	4,000,000.00	4,009,692.00	4,000,000.00	1.400	Aaa	1.400	1,150	08/24/2018
3134G6HA4	1598	FEDERAL HOME LOAN MORTG. CORP.		03/18/2015	4,500,000.00	4,507,222.50	4,500,000.00	1.500	Aaa	1.500	1,175	09/18/2018
3134G6YH0	1608	FEDERAL HOME LOAN MORTG. CORP.		05/14/2015	4,500,000.00	4,449,694.50	4,500,000.00	1.850	Aaa	1.850	1,779	05/14/2020
3134G6K85	1611	FEDERAL HOME LOAN MORTG. CORP.		05/27/2015	3,500,000.00	3,499,097.00	3,500,000.00	1.500	Aaa	1.500	1,337	02/27/2019
3134G62W2	1614	FEDERAL HOME LOAN MORTG. CORP.		06/18/2015	4,000,000.00	4,017,088.00	4,000,000.00	1.710	Aaa	1.710	1,631	12/18/2019
3134G6Y23	1615	FEDERAL HOME LOAN MORTG. CORP.		06/12/2015	3,000,000.00	2,992,188.00	3,000,000.00	1.375	Aaa	1.375	1,260	12/12/2018
3136G0ZH7	1518	FEDERAL NATL MTG ASSN		09/05/2012	4,000,000.00	4,007,648.00	4,000,000.00	1.050	Aaa	1.050	797	09/05/2017
3136G1AZ2	1524	FEDERAL NATL MTG ASSN		01/30/2013	3,000,000.00	2,980,893.00	3,000,000.00	1.000	Aaa	1.000	944	01/30/2018
3136G1K57	1529	FEDERAL NATL MTG ASSN		04/30/2013	3,000,000.00	2,982,543.00	3,000,000.00	1.100	Aaa	1.100	1,034	04/30/2018
3135G0WJ8	1531	FEDERAL NATL MTG ASSN		05/23/2013	5,000,000.00	4,970,075.00	4,974,433.82	0.875	Aaa	1.057	1,055	05/21/2018
3136G1ZF9	1567	FEDERAL NATL MTG ASSN		03/28/2014	4,000,000.00	4,006,228.00	4,000,000.00	1.100	Aaa	1.100	820	09/28/2017
3135G0ZY2	1586	FEDERAL NATL MTG ASSN		12/04/2014	2,500,000.00	2,513,127.50	2,500,000.00	1.750	Aaa	1.750	1,609	11/26/2019
3136G2B97	1588	FEDERAL NATL MTG ASSN		12/30/2014	2,500,000.00	2,508,350.00	2,500,000.00	2.000	Aaa	2.000	1,643	12/30/2019
3136G2E52	1589	FEDERAL NATL MTG ASSN		01/30/2015	6,500,000.00	6,439,517.50	6,500,000.00	1.700	Aaa	1.700	1,673	01/29/2020
3135G0B93	1593	FEDERAL NATL MTG ASSN		02/13/2015	4,500,000.00	4,489,348.50	4,487,535.00	1.875	Aaa	1.938	1,688	02/13/2020
3136G2EP8	1595	FEDERAL NATL MTG ASSN		02/27/2015	4,000,000.00	3,988,816.00	4,000,000.00	1.540	Aaa	1.540	1,610	11/27/2019
3135G0D59	1600	FEDERAL NATL MTG ASSN		04/23/2015	4,000,000.00	3,992,128.00	4,002,517.19	1.840	Aaa	1.826	1,757	04/22/2020
3136G2GP6	1605	FEDERAL NATL MTG ASSN		04/29/2015	5,000,000.00	4,981,740.00	5,001,483.24	1.375	Aaa	1.366	1,216	10/29/2018
3136G2G84	1607	FEDERAL NATL MTG ASSN		04/30/2015	2,500,000.00	2,493,952.50	2,499,268.77	1.150	Aaa	1.161	1,034	04/30/2018
		Subtotal and Average	184,413,928.63		184,725,000.01	184,650,112.77	184,655,886.43			1.344	1,214	
Savings/Miscellaneous Accounts												
SYS00180	00180	UNION BANK OF CALIFORNIA			1,149,059.99	1,149,059.99	1,149,059.99	0.200	P-1	0.200	1	
		Subtotal and Average	3,468,191.92		1,149,059.99	1,149,059.99	1,149,059.99			0.200	1	
Municipal Bonds												
157432JUS	1583	CHAFFEY CMNTY COLLEGE DIST CA		10/16/2014	200,000.00	199,838.00	200,369.46	1.499	Aa	1.401	701	06/01/2017
157432JLO	1584	CHAFFEY CMNTY COLLEGE DIST CA		10/16/2014	200,000.00	200,576.00	201,048.40	2.392	Aa	2.251	1,431	06/01/2019
623040HA3	1552	MOUNT SAN ANTONIO CAL		08/01/2013	1,000,000.00	1,008,130.00	1,000,000.00	1.467	Aa	1.467	397	08/01/2016

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**City of Rancho Cucamonga
Portfolio Management
Portfolio Details - Investments
June 30, 2015**

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity	Maturity Date
Municipal Bonds												
623040HB1	1553	MOUNT SAN ANTONIO CAL		08/01/2013	500,000.00	511,640.00	500,000.00	2.101	Aa	2.101	762	08/01/2017
630360EJ0	1577	NAPA VALLEY CMNTY CLG DIST		06/26/2014	3,460,000.00	3,472,144.60	3,473,956.35	1.776	Aa	1.640	1,127	08/01/2018
768874SV2	1550	CITY OF RIVERSIDE CA ELECTRIC		07/25/2013	2,000,000.00	2,086,640.00	2,073,107.33	4.000		1.021	458	10/01/2016
768874SW0	1551	CITY OF RIVERSIDE CA ELECTRIC		07/25/2013	1,000,000.00	1,089,620.00	1,076,982.27	5.000		1.461	823	10/01/2017
769036AV6	1613	RIVERSIDE CA PENSION OBLIG		05/27/2015	3,500,000.00	3,493,490.00	3,500,000.00	0.750		0.750	336	06/01/2016
13063CSQ4	1604	CALIF STATE TXBL GO		04/29/2015	5,000,000.00	4,955,550.00	5,013,992.66	1.800	Aa	1.738	1,736	04/01/2020
		Subtotal and Average	17,043,509.74		16,860,000.00	17,017,628.60	17,039,456.47			1.407	988	
Corporate Notes												
166764AE0	1547	CHEVRON CORP		06/24/2013	3,500,000.00	3,520,874.00	3,493,678.24	1.718	Aa	1.782	1,089	06/24/2018
369604BE2	1546	GENERAL ELECTRIC COMP		06/20/2013	3,000,000.00	3,004,389.00	3,000,762.48	0.850	Aa	0.756	100	10/09/2015
		Subtotal and Average	6,494,468.12		6,500,000.00	6,525,263.00	6,494,440.72			1.308	632	
		Total and Average	259,647,060.34		255,818,638.60	255,926,035.96	255,922,472.21			1.148	958	

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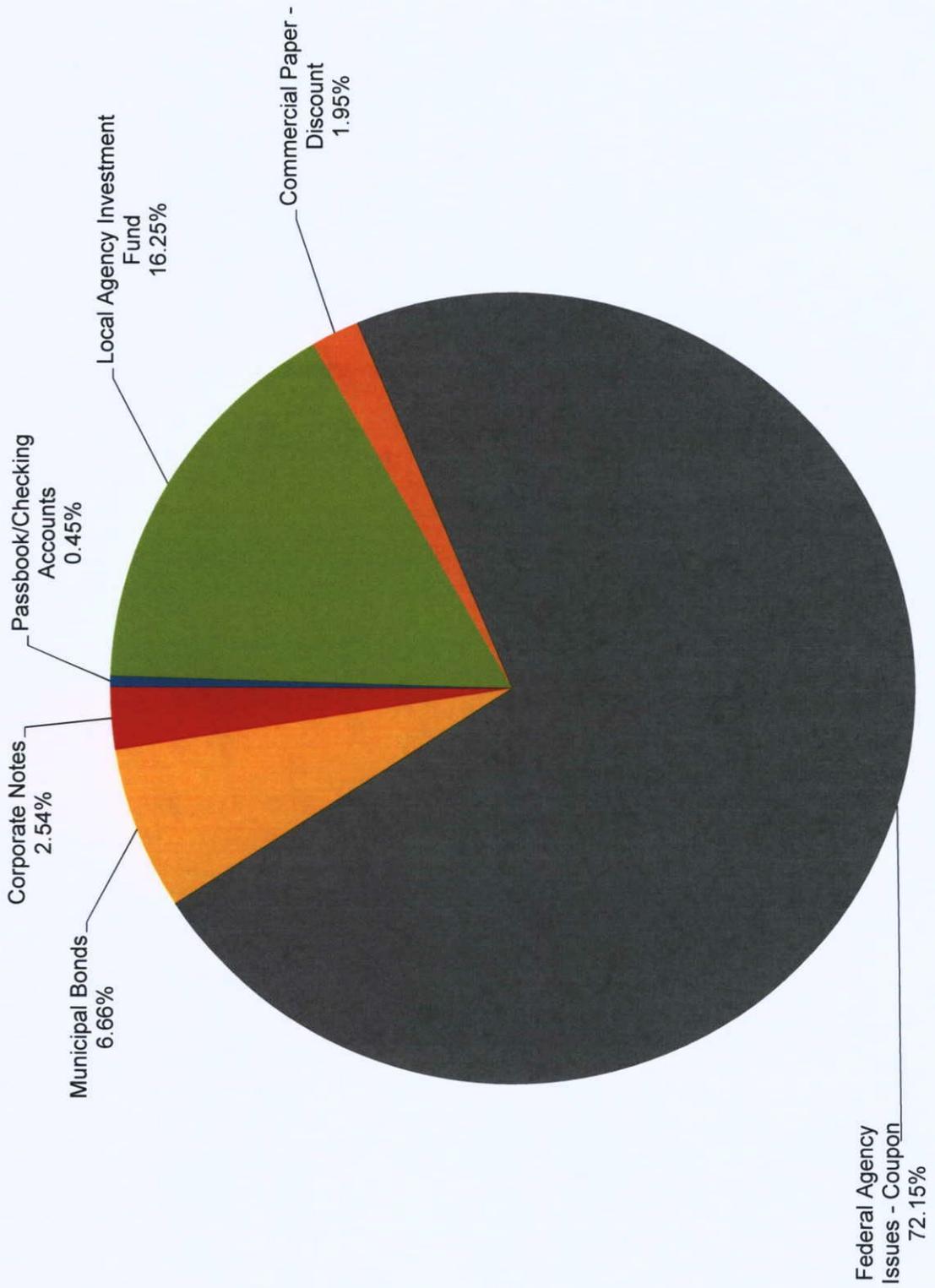
City of Rancho Cucamonga
Portfolio Management
Portfolio Details - Cash
June 30, 2015

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Accrued Interest at Purchase	Par Value	Market Value	Book Value	Stated Rate	Moody's	YTM	Days to Maturity
		Average Balance	0.00				1,174.24	1,174.24				0
		Subtotal					1,174.24	1,174.24				
		Total Cash and Investments	259,647,060.34		255,818,638.60		255,927,210.20	255,923,646.45			1.148	958

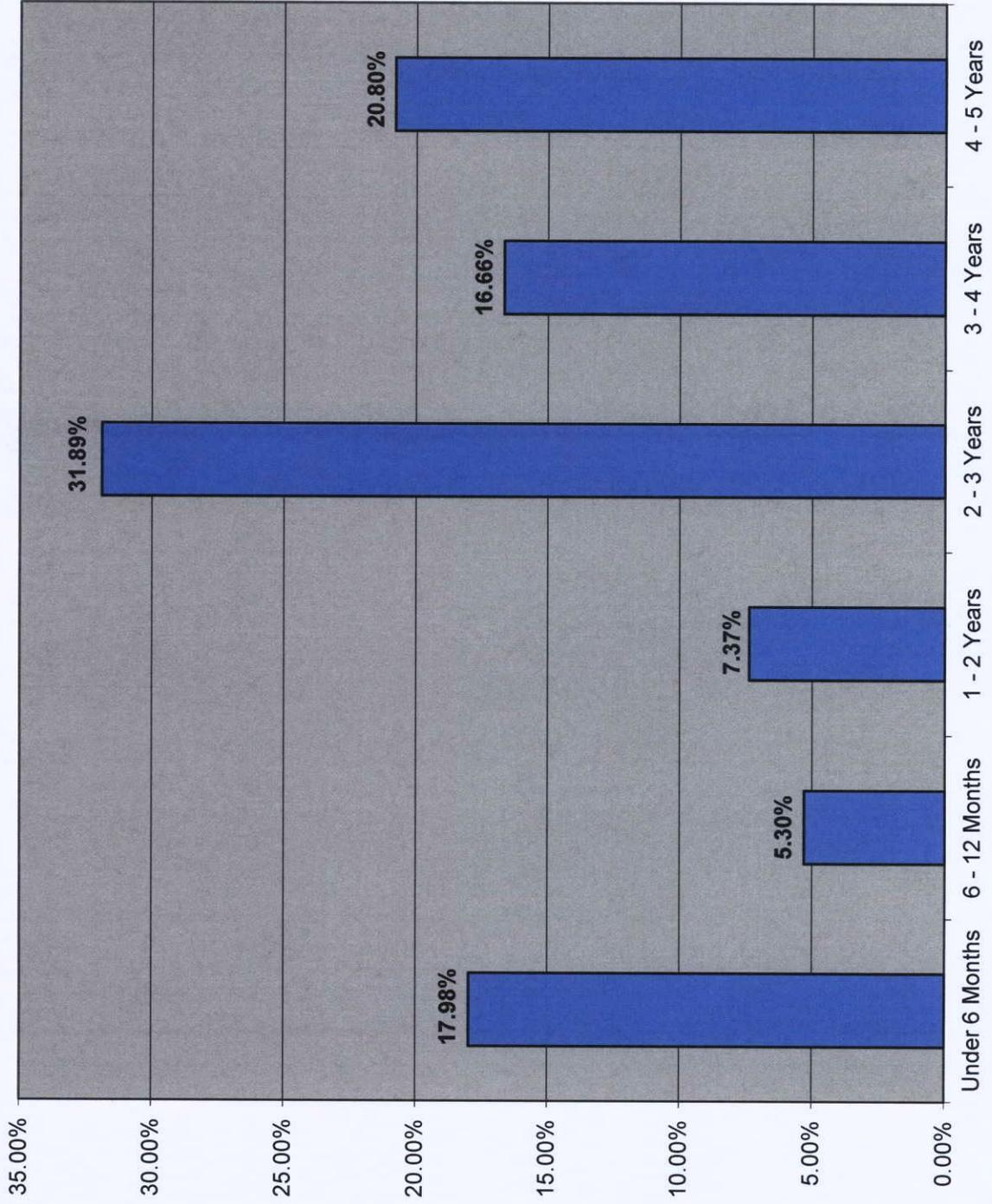
City of Rancho Cucamonga
Portfolio Management
Activity By Type
June 1, 2015 through June 30, 2015

CUSIP	Investment #	Issuer	Stated Rate	Transaction Date	Purchases or Deposits	Redemptions or Withdrawals	Balance
Local Agency Investment Fund (Monthly Summary)							
SYS00005	00005	LOCAL AGENCY INVST FUND	0.299		1,500,000.00	4,700,000.00	
		Subtotal			1,500,000.00	4,700,000.00	41,584,578.60
Commercial Paper - Discount							
		Subtotal					4,999,050.00
Federal Agency Issues - Coupon							
3130A27B6	1580	FEDERAL HOME LOAN BANK	1.800	06/10/2015	0.00	998,880.00	
3130A5L98	1616	FEDERAL HOME LOAN BANK	2.000	06/30/2015	4,000,000.00	0.00	
3134G4A99	1543	FEDERAL HOME LOAN MORTG. CORP.	1.300	06/26/2015	0.00	2,991,450.00	
3134G5TW5	1587	FEDERAL HOME LOAN MORTG. CORP.	1.250	06/29/2015	0.00	4,500,000.00	
3134G62W2	1614	FEDERAL HOME LOAN MORTG. CORP.	1.710	06/18/2015	4,000,000.00	0.00	
3134G6Y23	1615	FEDERAL HOME LOAN MORTG. CORP.	1.375	06/12/2015	3,000,000.00	0.00	
		Subtotal			11,000,000.00	8,490,330.00	184,655,886.43
Savings/Miscellaneous Accounts (Monthly Summary)							
SYS00180	00180	UNION BANK OF CALIFORNIA	0.200		0.00	2,399,102.00	
		Subtotal			0.00	2,399,102.00	1,149,059.99
Municipal Bonds							
		Subtotal					17,039,456.47
Corporate Notes							
		Subtotal					6,494,440.72
		Total			12,500,000.00	15,589,432.00	255,922,472.21

City of Rancho Cucamonga Portfolio Composition June 30, 2015



**City of Rancho Cucamonga
Portfolio Maturity Distribution
June 30, 2015**



Note: Callable securities in portfolio are included in the maturity distribution analysis to their stated maturity date, although they may be called prior to maturity.

City of Rancho Cucamonga
 Summary of Cash and Investments with Fiscal Agents
 For the Month Ended June 30, 2015

<u>Bond Issue</u>	<u>Trustee and/or Paying Agent</u>	<u>Account Name</u>	<u>Account #</u>	<u>Investment</u>	<u>Purchase Date</u>	<u>Maturity Date*</u>	<u>Yield</u>	<u>Cost Value</u>
Assessment District N Masi Plaza	Wells Fargo	Imprvmt Fund	16913302	Money Market Fund	8/4/1997	N/A	0.01%	\$ 290,303.95
		Reserve Fund	16913301	Money Market Fund	8/4/1997	N/A	0.01%	242,500.00
		Redemp. Fund	16913300	Money Market Fund	8/4/1997	N/A	0.01%	532,804.00
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PFA RFDG Rev Bond	Wellsfargo	Revenue Fund	83872200	Money Market Fund		N/A	0.00%	\$ -
		Residual Fund	83872204	Money Market Fund		N/A	0.00%	-
		Interest Account	83872201	Money Market Fund		N/A	0.00%	-
		Principal Account	83872202	Money Market Fund		N/A	0.00%	-
<hr/>								
CFD No 2000-01 Sout	Wells Fargo	Special Tax Refunding Bond Fund	83872300	Money Market Fund	1/17/2012	N/A	0.01%	\$ -
		Reserve Fund	83872301	Money Market Fund	1/17/2012	N/A	0.01%	0.76
			83872302	Money Market Fund	1/17/2012	N/A	0.01%	65,800.00
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CFD No 2000-02 RC	Wells Fargo	Special Tax Refunding Reserve Fund	83872501	Money Market Fund	1/17/2012	N/A	0.01%	\$ 6.38
		Special Tax	83872502	Money Market Fund	1/17/2012	N/A	0.01%	540,700.08
			83872500	Money Market Fund	1/17/2012	N/A	0.01%	540,706.46
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CFD 2003-01 Improve	Wells Fargo	Reserve Fund	46571801	Money Market Fund	9/1/2013	N/A	0.01%	\$ 1,417,058.64
		Agency Project	46571807	Money Market Fund	9/1/2013	N/A	0.01%	74,904.26
		Cultural Center Fund	46571808	Money Market Fund	9/1/2013	N/A	0.01%	184,675.87
		COI	46571803	Money Market Fund	9/1/2013	N/A	0.01%	
		Bond Fund	46571800	Money Market Fund	9/1/2013	N/A	0.01%	61.24
		Developer Project	46571806	Money Market Fund	9/1/2013	N/A	0.01%	94,427.35
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		Special Tax	46571805	Money Market Fund		N/A		\$ 1,771,127.36
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CFD 2003-01 Improve	Wells Fargo	Bond Fund	46659800	Money Market Fund	12/1/2013	N/A	0.01%	\$ 5.86

City of Rancho Cucamonga
 Summary of Cash and Investments with Fiscal Agents
 For the Month Ended June 30, 2015

Bond Issue	Trustee and/or Paving Agent	Account Name	Account #	Investment	Purchase Date	Maturity Date*	Yield	Cost Value
		Reserve Fund	46659801	Money Market Fund	12/1/2013	N/A	0.01%	132,479.20
		Refund Prepayment	46659802	Money Market Fund	12/1/2013	N/A	0.01%	-
		COI Fund	46659803	Money Market Fund	12/1/2013	N/A	0.01%	-
		Special Tax Fund	46659805	Money Market Fund	12/1/2013	N/A	0.01%	0.06
								<u>\$ 132,485.12</u>
CFD No 2001-01 Impr	Wells Fargo	Bond A Fund	83872601	Money Market Fund	9/18/2001	N/A	0.00%	8.33
		Bond A Reserve Fund	83872602	Money Market Fund	9/18/2001	N/A	0.00%	709,357.58
		Bond A Special Tax F	83872600	Money Market Fund	9/18/2001	N/A	0.00%	-
								<u>\$ 709,365.91</u>
CFD No 2001-01 Impr	Wells Fargo	Bond B Reserve Fund	83872402	Money Market Fund	1/17/2012	N/A	0.01%	66,820.00
		Bond B Special Tax F	83872400	Money Market Fund	1/17/2012	N/A	0.01%	-
		Bond B Fund	83872401	Money Market Fund	1/17/2012	N/A	0.01%	0.78
								<u>\$ 66,820.78</u>
CFD No 2004-01 Ran	Wells Fargo	Admin Expense Fund	48436802	Money Market Fund		N/A	0.01%	-
		Bond Fund	48436800	Money Market Fund		N/A	0.01%	53.26
		Reserve Fund	48436801	Money Market Fund		N/A	0.01%	1,189,447.21
		Special Tax Fund	48436807	Money Market Fund				-
		Project Fund	48436809	Money Market Fund				87,848.56
								<u>\$ 1,277,349.03</u>
CFD No 2006-01 Vint	Wells Fargo	Reserve Fund	20933403	Money Market Fund	1/25/2007	N/A	0.01%	379,633.76
		Acquisition Fund	20933404	Money Market Fund	1/25/2007	N/A	0.01%	234,072.16
		Agency Account	20933405	Money Market Fund	1/25/2007	N/A	0.01%	128,589.53
		Special Tax Fund	20933400	Money Market Fund	1/25/2007	N/A	0.01%	3.39
		Interest Account	20933401	Money Market Fund	1/25/2007	N/A	0.01%	12.87
		Principal Account	20933402	Money Market Fund	1/25/2007	N/A	0.00%	0.37
		Water District Account	20933406	Money Market Fund	1/25/2007	N/A	0.01%	244,209.05
								<u>\$ 986,521.13</u>

City of Rancho Cucamonga
 Summary of Cash and Investments with Fiscal Agents
 For the Month Ended June 30, 2015

<u>Bond Issue</u>	<u>Trustee and/or Paying Agent</u>	<u>Account Name</u>	<u>Account #</u>	<u>Investment</u>	<u>Purchase Date</u>	<u>Maturity Date*</u>	<u>Yield</u>	<u>Cost Value</u>
CFD No 2006-02 Ama	Wells Fargo	Special Tax Fund	20933500	Money Market Fund	1/25/2007	N/A	0.01%	\$ 0.09
		Reserve Fund	20933503	Money Market Fund	1/25/2007	N/A	0.01%	197,720.27
		Acquisition Fund	20933504	Money Market Fund	1/25/2007	N/A	0.00%	
		Agency Account	20933505	Money Market Fund	1/25/2007	N/A	0.01%	375.79
		Cost of Issuance Func	20933507	Money Market Fund	1/25/2007	N/A	0.00%	
		Interest Account	20933501	Money Market Fund	1/25/2007	N/A	0.00%	0.21
		Principial Account	20933502	Money Market Fund	1/25/2007	N/A	0.00%	0.20
		Water District Fund	20933506	Money Market Fund	1/25/2007	N/A	0.01%	1,587.74
								<u>\$ 199,684.30</u>
2014 Rancho Summit		Cost of Issuance Func	48709906	Money Market Fund				\$ 0.86
		Bond Fund	48709900	Money Market Fund				10.83
		Reserve Fund	48709901	Money Market Fund				262,110.47
		Sepecial Tax Fund	48709907	Money Market Fund				0.02
		Rebate Fund	48709908	Money Market Fund				-
		Redemption Fund	48709903	Money Market Fund				-
		Prepayment Fund	48709904	Money Market Fund				-
								<u>\$ 262,122.18</u>
								<u>6,544,787.03</u>
								<u>\$ 6,544,787.03</u>

TOTAL CASH AND INVESTMENTS WITH FISCAL AGENTS

* Note: These investments are money market accounts which have no stated maturity date as they may be liquidated upon demand.

STAFF REPORT

DEPARTMENT OF INNOVATION AND TECHNOLOGY



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation and Technology

By: Sam Davis, Information Sr. Information Services Analyst
Ruth Cain, CPPB, Purchasing Manager

Subject: CONSIDERATION FOR APPROVAL OF AN AWARD TO INSIGHT PUBLIC SECTOR FOR THE PURCHASE OF VMWARE SOFTWARE MAINTENANCE AND SUBSCRIPTION RENEWAL IN THE AMOUNT OF \$67,758.04 FROM ACCOUNT NO. 1001209-5300 (CONTRACT SERVICES).

RECOMMENDATION

It is recommended that the City Council approve of an award to Insight Public Sector, for the purchase of VMware software support renewals in the amount of \$67,758.04, funded from account No. 1001209-5300 (contract services).

BACKGROUND

The Department of Innovation and Technology has standardized on industry leading VMware software to provide consolidation of central computer servers, thereby decreasing support costs and improving management. In support of maintaining the City's computer services, support agreements are purchased to provide staff access to VMware's technical support and obtain software updates.

ANALYSIS

The Department of Innovation and Technology provided specifications to the Purchasing Division for review and to determine the best method of procurement. The Purchasing Division prepared and posted a formal Request for Bid RFB #15/16-001 Annual VMWare Software Maintenance and Subscription Renewal, to the City's automated procurement system. As a result there were three hundred three (303) notified vendors, twenty five (25) prospective bidders downloaded the bid documentation and three (3) bid responses were received. Staff is recommending an award be made to Insight Public Sector, the most responsive bidder. All applicable bid documentation is on file in the City's electronic bidding system and can be accessed through the City's internet.

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Lori Sassoon, Deputy City Manager/Administrative Services *LS*
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology *QYB*

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7, AND 8, INCLUSIVE, FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON. NO INCREASE OF ASSESSMENT RATES IS PROPOSED.**

RECOMMENDATION:

It is recommended that the City Council approve the Resolutions initiating the proceedings to levy annual assessments, preliminarily approve the Annual Engineer's Reports, declaring the City Council's intention to levy annual assessments within Street Lighting Maintenance District No. 1, 2, 3, 4, 5, 6, 7 and 8. There is no increase to the current rates in these districts for Fiscal Year 2015/2016. The Engineer's Reports are also on file in the City Clerk's Office.

BACKGROUND/ANALYSIS:

The City of Rancho Cucamonga has eight (8) Street Lighting Maintenance Districts that provide street light coverage throughout the general city and planned communities. Each year the assessments received are earmarked for the maintenance and operation of street lights, traffic signals and appurtenant facilities. This maintenance and operation includes the cost and supervision of street lighting maintenance, including repair, removal or replacement of all or any part of any improvement providing for illumination of the subject area in connection with these Districts. The City utilizes prior year carryovers along with current year assessment revenues, supplemented with Gas Tax revenues in some cases, to meet the districts' annual expenses.

When the SLDs were established, they were in conjunction with the new development coming into the City, and were intentionally designed to ensure that each district bore the costs of the maintenance of the infrastructure that provides special benefit to the property owners. It has been over 20 years since there was an assessment increase in the SLDs, and certain districts will soon require an assessment increase in order to remain financially self-sustaining while continuing to provide a high level of maintenance. However, no rate increase can occur unless the City conducts an election process to give the property owners the opportunity to express their support for, or in opposition to, an increase in such assessment.

CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1 THROUGH 8, INCLUSIVE, FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON. NO INCREASE OF ASSESSMENT RATE IS PROPOSED.

JULY 15, 2015

Over the last two years, City staff has engaged the community with a public outreach program and phone surveys to inform property owners about the status of their West-Side parks, landscaping and street lighting districts and to determine their willingness to approve redistricting with new rate structures to meet the fiscal challenges of the districts. This proposed district would replace the existing PD 85, LMD's 1, 3A, 3B, and 5, and SLD's 2 and 6. These districts would be completely dissolved and their assessments eliminated upon the formation of the proposed district and approval of the levy of special taxes within such district by the qualified electors of such district. At the City Council meeting of July 1, 2015, the City Council unanimously voted to move the replacement district for consideration by the voters on the November 2015 ballot.

As stated in the Street Lighting Maintenance Districts Fiscal Year 2015/2016 Engineer's Reports, the assessment rates shall remain unchanged from the previous FY 2014/2015 rates. The assessment rate and district description for each Street Lighting Maintenance District is as follows:

Street Lighting Maintenance District No. 1 assessments pay for energy and maintenance for streetlights on arterial streets. The current assessment rate is \$17.77 per single-family residence. The commercial rate is \$35.54 per acre.

Street Lighting Maintenance District No. 2 assessments pay for energy and maintenance for streetlights on residential streets. The current assessment rate is \$39.97 per single-family residence. The commercial rate is \$79.94 per acre. This district is operating at a 50% budget deficit and is currently being backfilled with Gas Tax funds to sustain services. SLD 2 is one of the districts proposed to be dissolved and replaced by the new West-side District.

Street Lighting Maintenance District No. 3 assessments pay for energy and maintenance for streetlights within the Victoria Planned Community. The current assessment rate is \$47.15 per single-family residence. The commercial rate is \$94.30 per acre.

Street Lighting Maintenance District No. 4 assessments pay for energy and maintenance for streetlights within the Terra Vista Planned Community. The current assessment rate is \$28.96 per single-family residence, the multi-family rate is \$14.48 per dwelling unit and the commercial rate is \$57.92 per acre. This district will require a rate increase in future years to maintain service levels.

Street Lighting Maintenance District No. 5 assessments pay for energy and maintenance for streetlights within the Caryn Planned Community. The current assessment rate is \$34.60 per single-family residence. It is noted that reserves for SLD 5 are completely depleted; this district is now operating with a significant deficit, and is being backfilled with Gas Tax revenues to sustain services.

Street Lighting Maintenance District No. 6 assessments pay for energy and maintenance for streetlights within the commercial and industrial area of the City. The current assessment rate is \$51.40 per acre for commercial property. SLD 6 is one of the West-Side districts proposed for restructuring to meet the fiscal challenges of the street light districts.

Street Lighting Maintenance District No. 7 assessments pay for energy and maintenance for streetlights within the Etiwanda Highlands Community. The current assessment rate is \$33.32 per single-family residence. This district is operating at a significant deficit and is being backfilled with

CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1 THROUGH 8, INCLUSIVE, FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON. NO INCREASE OF ASSESSMENT RATE IS PROPOSED.

JULY 15, 2015

Gas Tax funds to provide services. This district will require a rate increase in future years to maintain service levels.

Street Lighting Maintenance District No. 8 assessments pay for energy and maintenance for streetlights in South Etiwanda. The current assessment rate is \$30.60 per single-family residence.

Attachments
Resolutions

RESOLUTION NO. 15-116

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORTS PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7 AND 8, INCLUSIVE, FOR FISCAL YEAR 2015/16

WHEREAS, the City Council of the City of Rancho Cucamonga, California, previously undertaken proceedings to form and has formed certain maintenance districts pursuant to pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972", being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act"), known and designated as Street Lighting Maintenance District No. 1, 2, 3, 4, 5, 6, 7 and 8, inclusive (each, a "District" and collectively, the "Districts"); and

WHEREAS, at this time the City Council desires to initiate proceedings pursuant to Chapter 3 of the 1972 Act to provide for the annual levy of assessments for the next ensuing fiscal year to provide for the annual costs for maintenance and servicing of improvements within the Districts; and

WHEREAS, the proceedings for the annual levy of assessments shall relate to the fiscal year commencing July 1, 2015, and ending June 30, 2016 ("Fiscal Year 2015/16").

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. New Improvements or Substantial Changes in Existing Improvements. No new improvements are proposed to be added to the improvements to be maintained and serviced and no substantial changes in the existing improvements are proposed to be made for Fiscal Year 2015/16.

SECTION 3. Annual Engineer's Reports. The City Engineer is hereby ordered to prepare and file with this City Council an Annual Engineer's Report for each District relating to such annual assessment and levy in such District in accordance with the provisions of Article 3 of Chapter 1 of the 1972 Act, Article XIIID of the Constitution of the State of California ("Article XIIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIIID and the Implementation Act are referred to collectively as the "Assessment Law").

SECTION 4. Filing of the Annual Engineer's Reports. Upon completion, the Annual Engineer's Report for each District shall be filed with the City Clerk, who shall then submit the same to this City Council for its consideration pursuant to the Assessment Law.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-117

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORTS FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN STREET LIGHTING MAINTENANCE DISTRICT NOS. 1, 2, 3, 4, 5, 6, 7 AND 8, INCLUSIVE, FOR FISCAL YEAR 2015/16

WHEREAS, the City Council of the City of Rancho Cucamonga, California, pursuant to the provisions of Division 15, Part 2 of the Streets and Highways Code of the State of California (the "1972 Act"), Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), did, by previous Resolution, order the preparation of a separate report for the annual levy of assessments for Fiscal Year 2015/2016 (each, an "Annual Engineer's Report") in certain maintenance assessment districts known and designated as Street Lighting Maintenance District No. 1, 2, 3, 4, 5, 6, 7 and 8, inclusive (each, a "District" and collectively, the "Districts"); and

WHEREAS, there has now been presented to this City Council a separate Annual Engineer's Report for each District as required by the Assessment Law and as previously directed by Resolution; and

WHEREAS, this City Council has now examined and reviewed each Annual Engineer's Report as presented, and is satisfied with each and all of the items and documents as set forth in each report, and is satisfied that the assessments on a preliminary basis, have been spread within each District in accordance with the special benefits received from the improvements to be maintained and serviced, as set forth in the applicable Annual Engineer's Report.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. Annual Engineer's Reports. The Annual Engineer's Report for each District as presented, consisting of the following:

- A. Plans and specifications describing the general nature, location and extent of the improvements to be maintained and serviced and the extent of such maintenance;
- B. An estimate of the cost of the maintenance of the improvements for the District for Fiscal Year 2015/16;
- C. A diagram for such District, showing the area and properties proposed to be assessed; and

- D. An annual assessment for Fiscal Year 2015/2016 of the estimated costs of the maintenance and servicing of those improvements to be maintained and serviced during such Fiscal Year, assessing the net amount upon all assessable lots and/or parcels within such District in proportion to the special benefits received is hereby approved on a preliminary basis and is ordered to be filed in the Office of the City Clerk as a permanent record and to remain open to public inspection.

SECTION 3. The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation of the Annual Engineer's Reports.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, **Janice C. Reynolds, City Clerk** of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-118

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015/2016 IN STREET LIGHTING MAINTENANCE DISTRICT NO. 1, 2, 3, 4, 5, 6, 7 AND 8, INCLUSIVE, AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON

WHEREAS, the City Council of the City of Rancho Cucamonga, California, has previously formed certain maintenance districts and authorized the levy of assessments therein pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972," being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act") in what are known and designated as Street Lighting Maintenance District No. 1, 2, 3, 4, 5, 6, 7 and 8, inclusive (each a "District" and collectively, the "Districts"); and

WHEREAS, this City Council has initiated proceedings to provide for the annual levy of assessments for Fiscal Year 2015/16, to finance the costs and expenses necessary for continued maintenance and servicing of improvements within each District; and

WHEREAS, at this time, there has been presented and approved by this City Council, a separate report for each District identified by the distinctive designation of such District and entitled "Fiscal Year 2015/16 Annual Engineer's Report" (each, an "Annual Engineer's Report" and collectively, the "Annual Engineer's Reports") as required pursuant to Article 4 of Chapter 1 of the 1972 Act, Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), and this City Council desires to conduct the proceedings to authorize the levy of the annual assessments within each District; and

WHEREAS, the annual assessments for Fiscal Year 2015/16 proposed to be levied within each District as set forth in the applicable Annual Levy Report do not exceed the annual assessments as previously authorized to be levied within such District and, therefore, the proposed levy of assessments for Fiscal Year 2015/2016 within such District are not deemed to be "increased" over the maximum authorized annual assessments.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. **Recitals.** The above recitals are all true and correct.

SECTION 2. **Improvements and Maintenance and Servicing Thereof.** The public interest and convenience requires, and it is the intention of this City Council, to undertake proceedings for the annual levy and collection of assessments within each District for the continual maintenance and servicing of the improvements authorized to be maintained and serviced within each such District.

The improvements include, but are not limited to, street lights, traffic signals and appurtenant facilities related thereto. A description of the specific improvements to be maintained and serviced within each District is set forth in Appendix A attached hereto and incorporated herein by this reference.

The maintenance of the improvements includes the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement. Service includes the furnishing of electric current or energy, gas, or other illuminating agent for any improvement.

Reference is made to the applicable Annual Engineer's Report for further information regarding the improvements to be maintained and serviced for each District and the scope of such maintenance and service.

SECTION 3. Annual Engineer's Reports. The Annual Engineer's Reports regarding the annual levy for each District for Fiscal Year 2015/2016 have been preliminarily approved and directed to be filed in the Office the City Clerk. Reference is made to the applicable such report for each District for a full and detailed description of the improvements to be maintained and serviced, the boundaries of such District and any zones therein, and the proposed assessments upon assessable lots and parcels of land within such District.

SECTION 4. Assessment. The public interest and convenience requires, and it is the intention of this City Council to order the annual levy of assessments for each District as set forth and described in the applicable Annual Engineer's Report, and further it is determined to be in the best public interest and convenience to levy and collect annual assessments to pay the costs and expenses of such maintenance and service as estimated in such Annual Engineer's Report.

SECTION 5. Boundaries of Districts. The proposed maintenance and service work as described in the Annual Engineer's Report for each District is, in the opinion of this City Council, of special benefit to the properties within the boundaries of such District, and this City Council makes the costs and expenses of such maintenance and service chargeable upon each such District, which District said City Council hereby declares to be the District specially benefited by such maintenance and service, and to be further assessed pursuant to the Assessment Law to pay the costs and expenses thereof. Each such District shall include each and every parcel of land within the boundaries thereof; as such District is shown on a map or maps as approved by this City Council and on file in the Office of the City Clerk, and so designated by the name of such District.

SECTION 6. Public Hearing. Notice is hereby given that a public hearing will be held the 5th day of August, 2015 at the hour of 7:00 o'clock p.m. or as soon thereafter as the matter may be heard, in the regular meeting of the City Council, being in the Council Chambers located at 10500 Civic Center Drive, Rancho Cucamonga, California, which is the time and place fixed by this City Council for the hearing of protests or objections in reference to the annual levy of assessments, to the extent of the maintenance, by any interested person and any other matters contained in this resolution. Any persons who wish to object to the proceedings for the annual levy should file a written protest with the City Clerk prior to the time set and scheduled for said public hearing.

SECTION 7. For Information Regarding Proceedings. For any and all information relating to the proceedings, protest procedure, any documentation and/or information of a procedural or technical nature, your attention is directed to the below listed person at the City:

Ingrid Bruce
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
City of Rancho Cucamonga
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
(909) 477-2700, Ext 2575

SECTION 8. Notice. The City Clerk is hereby authorized and directed to publish, pursuant to Government Code Section 6061, a copy of this Resolution in the Inland Valley Daily Bulletin, a newspaper of general circulation within said City, said publication shall be made one time and not less than ten (10) days before the date set for the Public Hearing.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

APPENDIX A

DESCRIPTION OF IMPROVEMENTS

This Appendix A contains general descriptions of the improvements to be maintained and serviced within each of the Districts. Please refer to the Annual Levy Reports for a full and complete description of the maintenance and service to be provided for each District.

Street Lighting Maintenance District No. 1

The installation/maintenance of street lights and traffic signals on arterial streets that are throughout the City.

Street Lighting Maintenance District No. 2

The installation/maintenance of street lights and traffic signals on local streets that are generally west of Haven Avenue.

Street Lighting Maintenance District No. 3

The installation/maintenance of street lights and traffic signals located within the Victoria Planned Community.

Street Lighting Maintenance District No. 4

The installation/maintenance of street lights and traffic signals located within the Terra Vista Planned Community.

Street Lighting Maintenance District No. 5

The installation/maintenance of street lights and traffic signals located within the Caryn Planned Community.

Street Lighting Maintenance District No. 6

The installation/maintenance of street lights and traffic signals located on commercial and industrial streets throughout the City but that are not within an existing local maintenance district. This area is located generally south of Foothill Boulevard.

Street Lighting Maintenance District No. 7

The installation/maintenance of street lights and traffic signals on local streets within this area of the City is known as "North Etiwanda". This area is located generally east of Day Creek Channel and north of Highland Avenue.

Street Lighting Maintenance District No. 8

The installation/maintenance of street lights and traffic signals on local streets within this area of the City is known as "South Etiwanda". This area is located generally east of Etiwanda Avenue, north of Foothill Boulevard and south of Highland Avenue.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 1
(Arterials)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 1
(ARTERIALS)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor

Sam Spagnolo, Mayor Pro Tem

William Alexander, Council Member

Lynne B. Kennedy, Council Member

Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager

Linda D. Daniels, Assistant City Manager

Lori E. Sassoon, Deputy City Manager/Administrative Services

William Wittkopf, Public Works Director

Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology

Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the "City"), under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Lighting Maintenance District No. 1 (Arterial) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

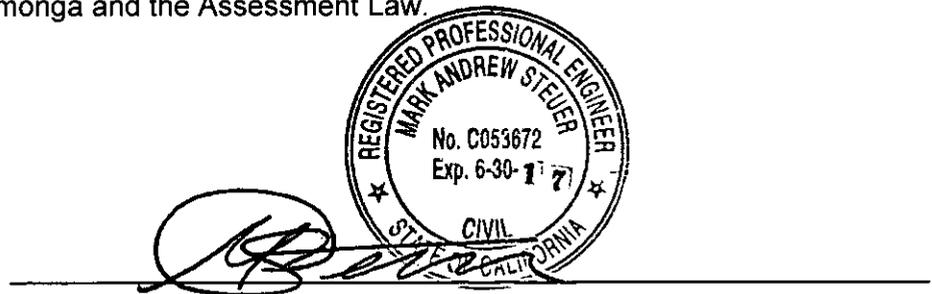
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 806,440.00
Less Anticipated Delinquencies	30,230.00)
Total Estimated Revenue	\$ 836,670.00
Plus Use of Operating Reserve Fund	119,320.00
Total Expenditure Budget	\$ 955,990.00
Total District EBU Count	45,382.66
Actual Assessment per EBU	\$ 17.77
Maximum Allowable Assessment per EBU	\$ 17.77

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as the entire City of Rancho Cucamonga.

Reference is also made to the Assessment Diagram included in this Report.

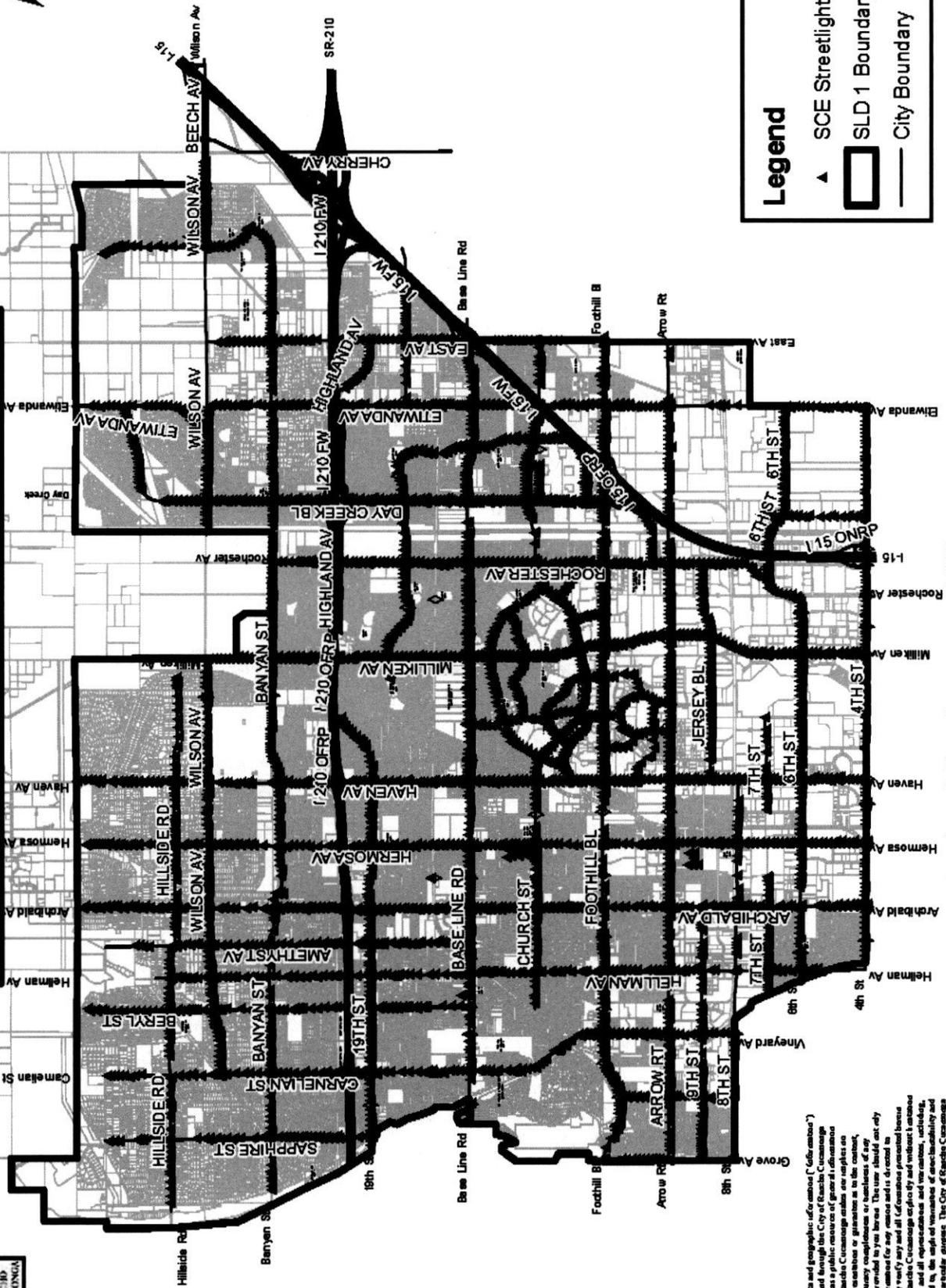
Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.

Street Lighting Maintenance District No. 1 Street Lights and Traffic Signals Improvements



Legend

- ▲ SCE Streetlights
- ▭ SLD 1 Boundary
- City Boundary

The maps, data and geographic information ("data") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes no explicit or implied warranty, representation or guarantee as to the content, accuracy, completeness or timeliness of any information provided by you herein. The user should not rely upon the data made available for any purpose without first consulting the City of Rancho Cucamonga. The City of Rancho Cucamonga disclaims any and all representation and warranty, including but not limited to, the right of ownership of any data, liability and fitness for any particular purpose. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the cause, for (a) any errors, omissions or inaccuracies in any information provided and/or (b) any action or inaction resulting therefrom. The user shall indemnify the City of Rancho Cucamonga from and hold the City of Rancho Cucamonga harmless from any and all claims, damages, losses and expenses, including reasonable attorneys' fees, that may be asserted against or incurred by the City of Rancho Cucamonga in connection with the use of the data made available by and through the City of Rancho Cucamonga.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 13,490.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>6,340.00</u>
Subtotal Personnel	\$ 19,830.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	50.00
Operations and Maintenance	7,990.00
Cellular Technology	1,000.00
Equip Operations & Maintenance	500.00
Utilities	
Telephone Utilities	1,500.00
Electric Utilities	728,560.00
Assessment Administration	160,940.00
General Overhead	37,090.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 937,810.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total Expenditure Budget	\$ 957,640.00
Total Estimated Assessment	\$ 806,440.00
Plus Anticipated Delinquencies	<u>30,230.00</u>
Total Estimated Revenue	\$ 836,670.00
Plus Use of Operating Reserve Fund	119,320.00
Net Revenues/Expenditures	\$ 955,990.00
Total Estimated Assessment	\$ 806,449.86
Total District EBU Count	45,382.66
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 17.77
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 17.77

*Includes rounding as each parcel's annual assessment must be rounded down to the nearest even cent for County tax roll purposes.

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 855,158.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(120,970.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 735,838.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City’s Street Light Maintenance Districts.

Membership Dues: ISMA dues. The cost is split evenly between all of the City’s Street Light and Maintenance Districts.

Utilities - Telephones: This item includes the costs for master controllers for dial-in data lines for uploading, downloading and observing system operations for traffic signals.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1984, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 19.96/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Benefit Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-Family Residential	1.00	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$17.77	\$17.77	29,060.00	29,060.00
Multi-Family Residential	17.77	17.77	9,943.00	9,943.00
Non Residential	17.77	17.77	3,189.83	6,379.66

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$17.77	29,060.00	29,060.00	\$516,396.20
Multi-Family Residential	17.77	9,943.00	9,943.00	176,687.11
Non Residential	17.77	3,189.83	6,379.66	113,366.95
TOTALS		42,192.83	45,382.66	\$806,449.86

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

Parcel Number	Annexation Date	Project	Total Units/Acres	Total EBUs	Property Type
0227-012-24	1/16/2013	TR18826	8.00	8.00	Single Family Residential
0229-192-09 & 18	2/6/2013	DRC2011- 00255	1.81	3.62	Commercial/Industrial
1100-131-01	6/5/2013	TR18466	43.00	43.00	Single Family Residential
0225-161-19, 32- 34	6/19/2013	TR18744	30.00	30.00	Single Family Residential
0207-222-05	7/3/2013	DRC2012- 00932	0.95	1.90	Commercial/Industrial
0209-151-27, 37 & 0209-161-24	7/17/2013	PM18794	20.24	40.48	Commercial/Industrial
0209-411-33	7/17/2013	PM19397	20.60	41.20	Commercial/Industrial
0209-032-40	7/17/2013	DRC2012- 00790	3.17	6.34	Commercial/Industrial
0209-021-05	9/4/2013	DRC2013- 00053	9.25	18.50	Commercial/Industrial
1062-211-06	11/6/2013	DRC2013- 00427	1.00	1.00	Single Family Residential
0229-181-03 & 11	11/6/2013	DRC2012- 01065	4.77	9.54	Commercial/Industrial

1089-081-16, 17, 20 & 21	11/6/2013	TR18819	17.00	17.00	Single Family Residential
0225-161-13	11/6/2013	TR18709	12.00	12.00	Single Family Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 2
(Local Streets)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 2
(LOCAL STREETS)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 2 (Local Streets) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 363,810.00
Plus Gas Tax Contribution	350,170.00
Plus Interest Earned	1,820.00
Total Estimated Revenue	\$ 715,800.00
Plus Use of Operating Reserve Fund	2,580.00
Total Expenditure Budget	\$ 718,380.00
Total District EBU Count	9,102.32
Actual Assessment per EBU	\$ 39.97
Maximum Allowable Assessment per EBU	\$ 39.97

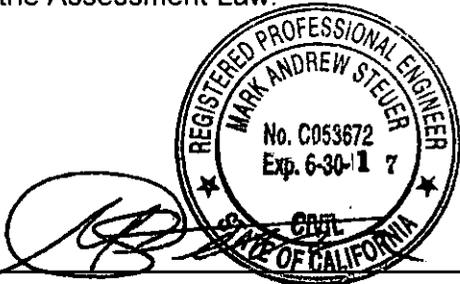
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said

parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
 - a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as the entire City west of Haven Avenue.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 0.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>0.00</u>
Subtotal Personnel	\$ 0.00
Operations and Maintenance	
Training	\$ 0.00
Membership Dues	0.00
Operations and Maintenance	0.00
Equip Operations & Maintenance	0.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	678,480.00
Assessment Administration	37,400.00
General Overhead	5,080.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 720,960.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total Expenditure Budget	\$ 720,960.00
Total Estimated Assessment	\$ 363,810.00
Plus Gas Tax Contribution	350,170.00
Plus Interest Earned	<u>1,820.00</u>
Total Estimated Revenue	\$ 715,800.00
Plus Use of Operating Reserve Fund	<u>2,580.00</u>
Net Revenues/Expenditures	\$ 718,380.00
Total Estimated Assessment	\$ 363,819.73
Total District EBU Count	9,102.32
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 39.97
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 39.97

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	208,392.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(2,580.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	205,812.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City's Street Light Maintenance Districts.

Membership Dues: ISMA dues. The cost is split evenly between all of the City's Street Light and Maintenance Districts.

Utilities - Telephones: This item includes the costs for master controllers for dial-in data lines for uploading, downloading and observing system operations for traffic signals.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1983, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-Family Residential	1.00	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$39.97	\$39.97	7,033.00	7,033.00
Multi-Family Residential	39.97	39.97	1,989.00	1,989.00
Non Residential	39.97	39.97	40.16	80.32

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 2



The data, maps, and geographic information ("Information") available by and through the City of Rancho Cucamonga is provided "as is" without any warranty, representation or guarantee as to the content, accuracy, completeness or timeliness of any information provided to you herein. The user shall not rely upon the information for any reason whatsoever. The City of Rancho Cucamonga, including, but not limited to, the City, its departments and agencies, shall not be liable for any errors, omissions or inaccuracies in any information provided and/or (i) any action or inaction occurring due to any person's reliance upon the information available herein.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$39.97	7,033.00	7,033.00	\$281,109.01
Multi-Family Residential	39.97	1,989.00	1,989.00	79,500.33
Non Residential	39.97	40.16	80.32	3,210.39
TOTALS		9,062.16	9,102.32	\$363,819.73

**"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0207-201- 01, 21 & 44	03/19/14	TR18817	94.00	94.00	Single Family Residential
0229-041- 09	05/21/14	TR 18870-1	166.00	166.00	Single Family Residential
0209-122- 01	08/06/14	PM 19505	2.00	2.00	Single Family Residential
0229-041- 12	09/17/14	TR 18870	125.00	125.00	Single Family Residential
1074-281- 09	10/01/14	DRC2013- 01001	1.00	1.00	Single Family Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 3
(Victoria Planned Community)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 3
(VICTORIA PLANNED COMMUNITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor

Sam Spagnolo, Mayor Pro Tem

William Alexander, Council Member

Lynne B. Kennedy, Council Member

Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager

Linda D. Daniels, Assistant City Manager

Lori E. Sassoon, Deputy City Manager/Administrative Services

William Wittkopf, Public Works Director

Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology

Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 3 (Victoria Planned Community) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

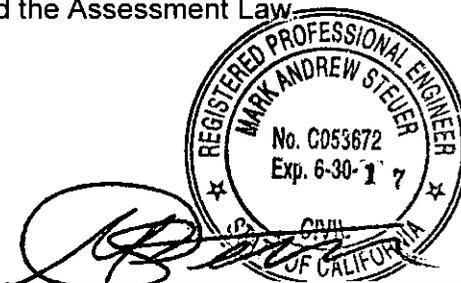
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 352,370.00
Plus Anticipated Delinquencies	14,680.00
Total Estimated Revenue	\$ 367,050.00
Less Operation Reserve Fund Contribution	(38,510.00)
Total Expenditure Budget	\$ 328,540.00
Total District EBU Count	7,473.42
Actual Assessment per EBU	\$ 47.15
Maximum Allowable Assessment per EBU	\$ 47.15

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga. The boundaries of the District are generally described as that area located south of the I-210 Freeway, west of Etiwanda Avenue, southwest of the I-15 Freeway and east of Haven Avenue, also known as the Victoria Planned Community, and are more particularly in the diagram of the District included herein.

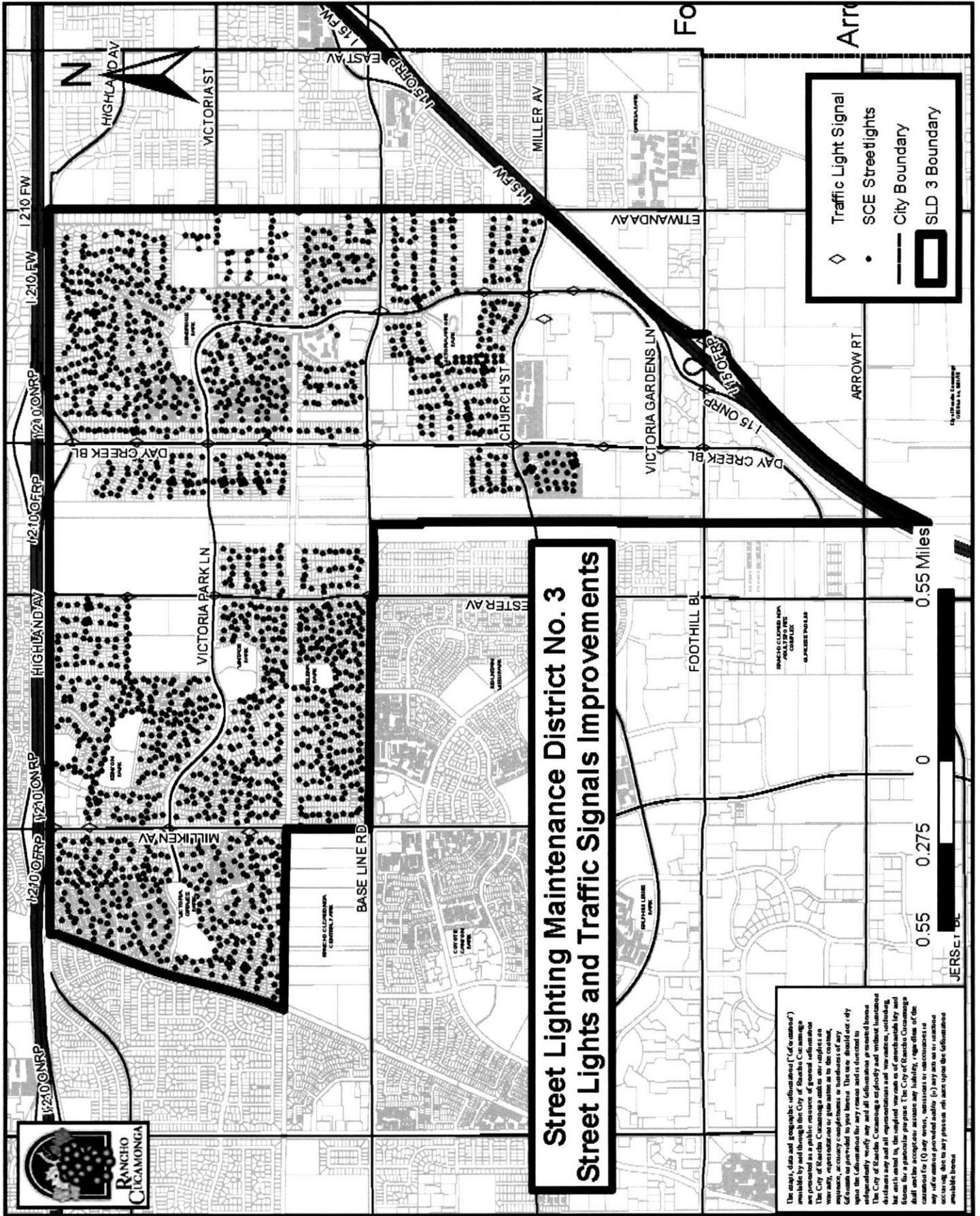
Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.



ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 13,490.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>6,340.00</u>
Subtotal Personnel	\$ 19,830.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	30.00
Operations and Maintenance	9,940.00
Equip Operations & Maintenance	0.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	258,000.00
Assessment Administration	35,640.00
General Overhead	4,920.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 308,710.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total Expenditure Budget	\$ 328,540.00
Total Estimated Assessment	\$ 352,370.00
Plus Anticipated Delinquencies	<u>14,680.00</u>
Total Estimated Revenue	\$ 367,050.00
Less Operating Reserve Fund Contribution	<u>(38,510.00)</u>
Net Revenues/Expenditures	\$ 328,540.00
Total Estimated Assessment	\$ 352,371.75
Total District EBU Count	7,473.42
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 47.15
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 47.15

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 1,221,467.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(0.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>38,510.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 1,259,977.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City’s Street Light Maintenance Districts.

Membership Dues: ISMA Certification. The cost is split evenly between all of the City’s Street Light and Maintenance Districts.

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Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1982, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Dwelling Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-Family Residential	1.00	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$47.15	\$47.15	6,397.00	6,397.00
Multi-Family Residential	47.15	47.15	589.00	589.00
Non Residential	47.15	47.15	243.71	487.42

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$47.15	6,397.00	6,397.00	\$301,618.55
Multi-Family Residential	47.15	589.00	589.00	27,771.35
Non Residential	47.15	243.71	487.42	22,981.85
TOTALS		7,229.71	7,473.42	\$352,371.75

**Actual Assessment Rate per EBU” is the same as “Maximum Allowable Assessment Rate Per EBU”.

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
1089-581-01	05/21/14	TR 18212	67.00	67.00	Condominiums

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 4
(Terra Vista Planned Community)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 4
(TERRA VISTA PLANNED COMMUNITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 4 (Terra Vista Planned Community) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 164,000.00
Plus Anticipated Delinquencies	<u>18,540.00</u>
Total Estimated Revenue	\$ 182,540.00
Less Operating Reserve Fund Contribution	<u>(37,930.00)</u>
Total Expenditure Budget	\$ 144,610.00
Total District EBU Count	5,663.02
Actual Assessment per EBU	\$ 28.96
Maximum Allowable Assessment per EBU	\$ 28.96

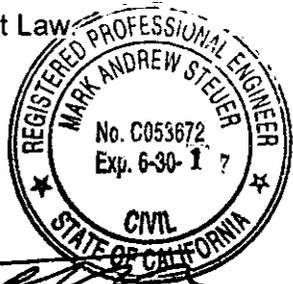
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:

- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
- b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
- c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.

Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the repair, removal or replacement of all or any part of any improvement. Servicing means the furnishing of services and materials for the ordinary and usual maintenance, operating and servicing of any improvement. Servicing shall also include vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the

matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City known as the Terra Vista Planned Community, which is located north of Foothill Boulevard, west of Rochester Avenue, east of Haven Avenue, south of Base Line Road and includes the northeast corner of Base Line Road and Haven Avenue.

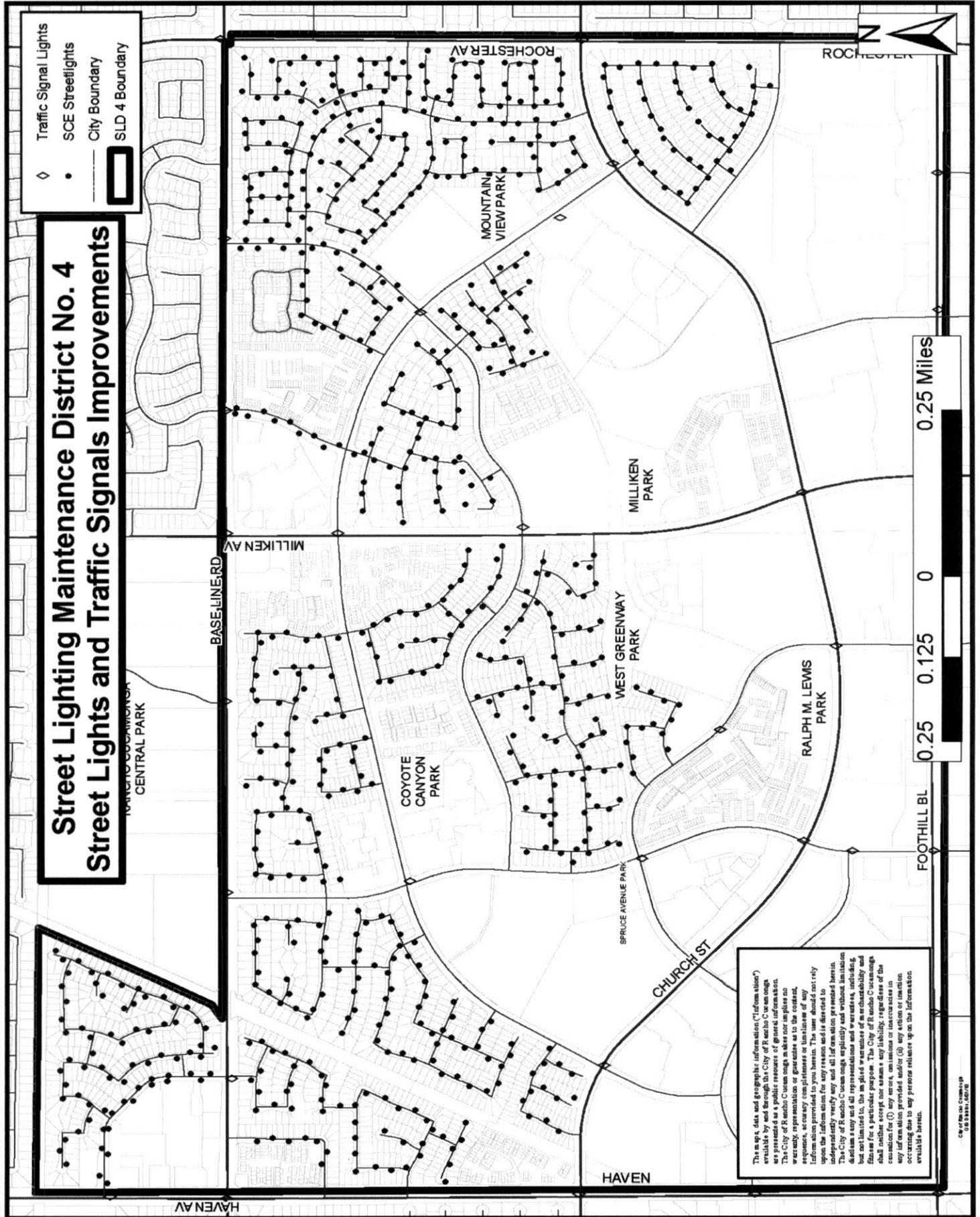
Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.



Street Lighting Maintenance District No. 4 Street Lights and Traffic Signals Improvements

The maps, data and geographic information ("Information") available by and through the City of Rancho Cucamonga is provided "as is" without warranty, representation or guarantee as to the content, accuracy, completeness or timeliness of any information provided to you herein. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga explicitly disclaims any liability for any and all representations and warranties, including those made by third parties, in this information and for any use of the information. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the circumstances for (i) any errors, omissions or inaccuracies in any information provided and/or (ii) any action or inaction occurring due to any persons reliance upon the information available herein.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 13,490.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>6,340.00</u>
Subtotal Personnel	\$ 19,830.00
Operations and Maintenance	
Training	\$ 190.00
Membership Dues	30.00
Operations and Maintenance	4,940.00
Equip Operations & Maintenance	500.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	92,520.00
Assessment Administration	22,970.00
General Overhead	3,630.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 124,780.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 144,610.00
Total Estimated Assessment	\$ 164,000.00
Plus Anticipated Delinquencies	<u>18,540.00</u>
Total Estimated Revenue	\$ 182,540.00
Less Operating Reserve Fund Contribution	<u>(37,930.00)</u>
Net Revenues/Expenditures	\$ 144,610.00
Total Estimated Assessment	\$ 164,001.05
Total District EBU Count	5,663.02
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 28.96
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 28.96

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 515,845.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(0.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>37,930.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 553,775.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City's Street Light Maintenance Districts.

Membership Dues: ISMA certification. The cost is split evenly between all of the City's Street Light and Maintenance Districts.

Utilities - Telephones: This item includes the costs for master controllers for dial-in data lines for uploading, downloading and observing system operations for traffic signals.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1984, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Dwelling Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-Family Residential	0.50	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

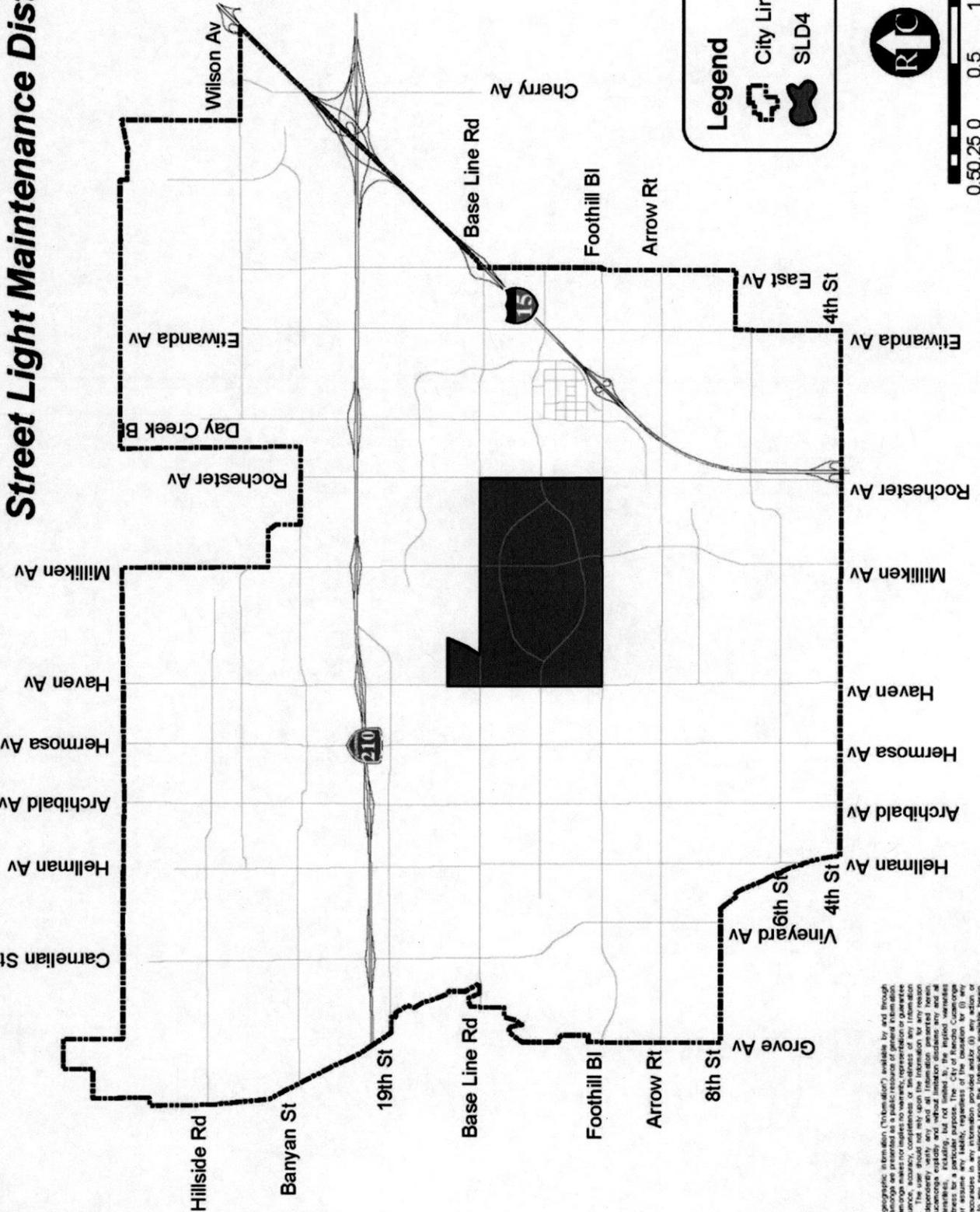
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$28.96	\$28.96	2,652.00	2,652.00
Multi-Family Residential	28.96	28.96	5,036.00	2,518.00
Non Residential	28.96	28.96	246.51	493.02

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 4



The maps, data, and geographic information ("Information") available by and through this website are provided as a public resource of general information. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of any information provided to you herein. The user shall not rely upon the information for any reason. The City of Rancho Cucamonga expressly and without limitation disclaims any and all representations and warranties, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. The user shall assume any liability, damages, or expenses of the user arising from any action or reaction occurring due to any persons reliance upon the information available herein.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$28.96	2,652.00	2,652.00	\$76,801.92
Multi-Family Residential	28.96	5,036.00	2,518.00	72,921.28
Non Residential	28.96	246.51	493.02	14,277.85
TOTALS		7,934.51	5,663.02	\$164,001.05

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no Annexations for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 5
(Caryn Planned Community)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 5
(CARYN PLANNED COMMUNITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the "City"), under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 5 (Caryn Planned Community) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

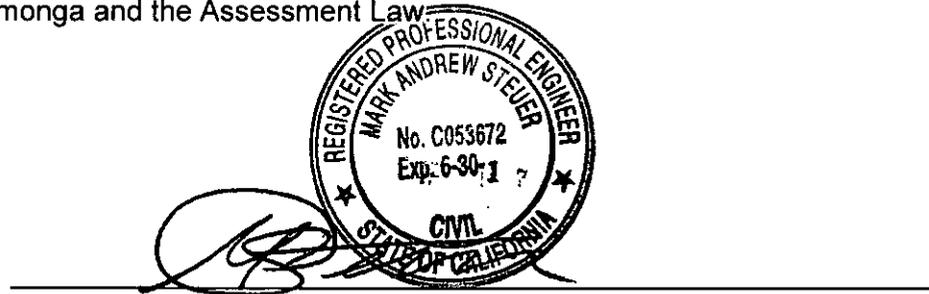
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 44,150.00
Less Anticipated Delinquencies	<u>(70.00)</u>
Total Estimated Revenue	\$ 44,080.00
Plus Use of Operating Reserve Fund	<u>37,570.00</u>
Total Expenditure Budget	\$ 81,650.00
Total District EBU Count	1,276.00
Actual Assessment per EBU	\$ 34.60
Maximum Allowable Assessment per EBU	\$ 34.60

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the repair, removal or replacement of all or any part of any improvement. Servicing means the furnishing of services and materials for the ordinary and usual maintenance, operating and servicing of any improvement. Servicing shall also include. vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the

matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga. The boundaries of the District are generally described as that area located north of the 1-210 Freeway, south of Banyan Street, west of Rochester Avenue and east of Milliken Avenue, also known as the Caryn Planned Community. The boundaries also include Tract No. 13835 east of Rochester Avenue and Tracts No. 13748, 13857 & 13858 west of Milliken Avenue.

Reference is also made to the Assessment Diagram included in this Report.

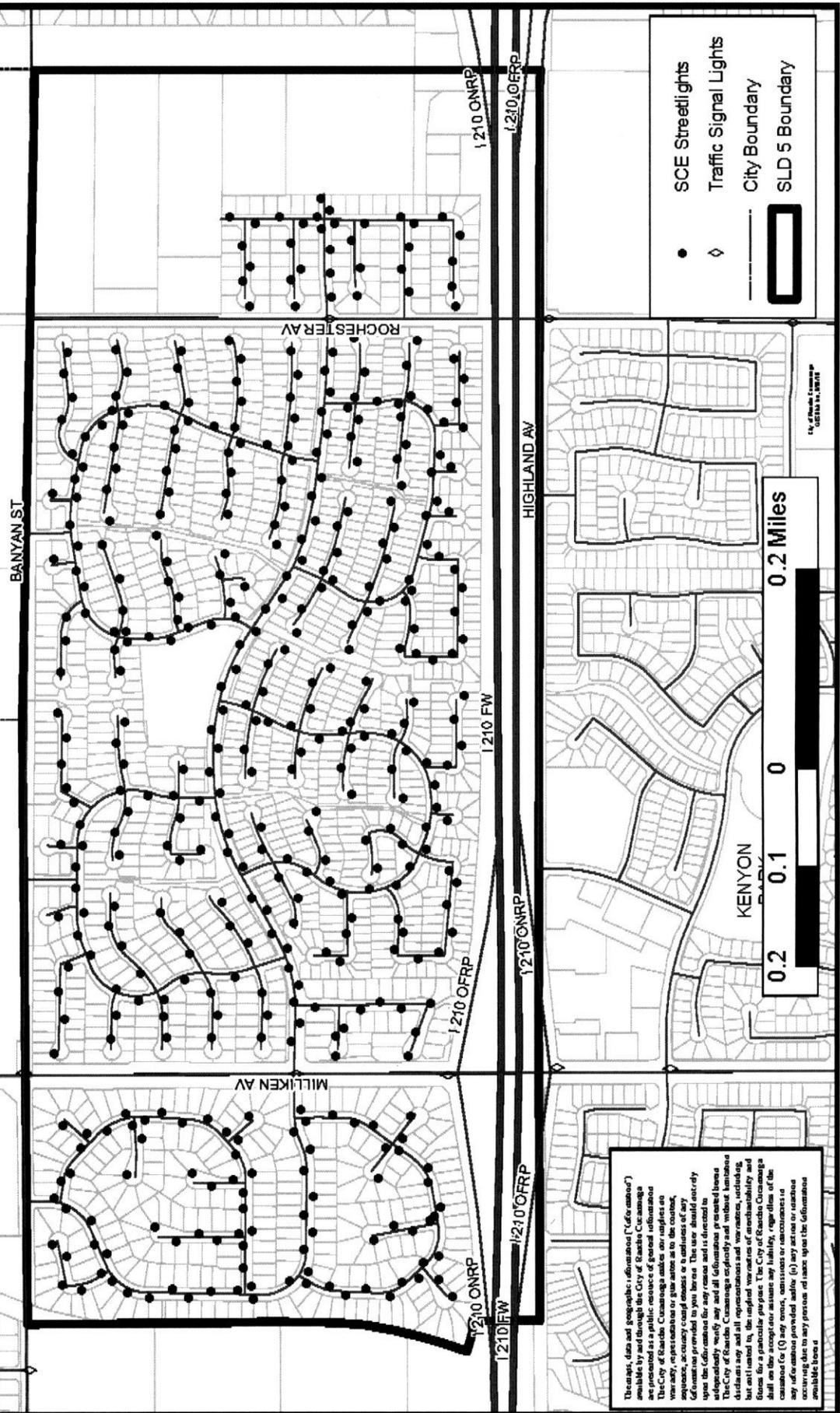
Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.

Street Lighting Maintenance District No. 5 Street Lights and Traffic Signals Improvements



The maps, data and geographic information ("Geo-Info") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes no warranties, express, implied or otherwise, as to the content, accuracy, completeness or suitability of any Geo-Info provided to you herein. The user shall exercise independent judgment and all information presented herein is provided for informational purposes only. The City of Rancho Cucamonga and its representatives and vendors, including but not limited to the map data providers, shall not be liable for any damages, including direct, indirect, special, incidental or consequential damages, arising out of or from the use of any Geo-Info provided herein. (b) any action or reliance on Geo-Info is at the user's sole risk.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 4,250.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>2,000.00</u>
Subtotal Personnel	\$ 6,250.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	30.00
Operations and Maintenance	8,990.00
Equip Operations & Maintenance	0.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	58,080.00
Assessment Administration	7,020.00
General Overhead	1,460.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 75,760.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 82,010.00
Total Estimated Assessment	\$ 44,150.00
Less Anticipated Delinquencies	<u>(70.00)</u>
Total Estimated Revenue	\$ 44,080.00
Plus Use of Operating Reserve Fund	<u>37,570.00</u>
Net Revenues/Expenditures	\$ 81,650.00
Total Estimated Assessment	\$ 44,149.60
Total District EBU Count	1,276.00
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 34.60
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 34.60

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ (44,774.00)
Use of Operating Reserve Fund – Fiscal Year 2015/16	(37,930.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ (82,344.00)

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City's Street Light Maintenance Districts.

Membership Dues: ISMA certification. The cost is split evenly between all of the City's Street Light and Maintenance Districts.

Utilities - Telephones: This item includes the costs for master controllers for dial-in data lines for uploading, downloading and observing system operations for traffic signals.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1986, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

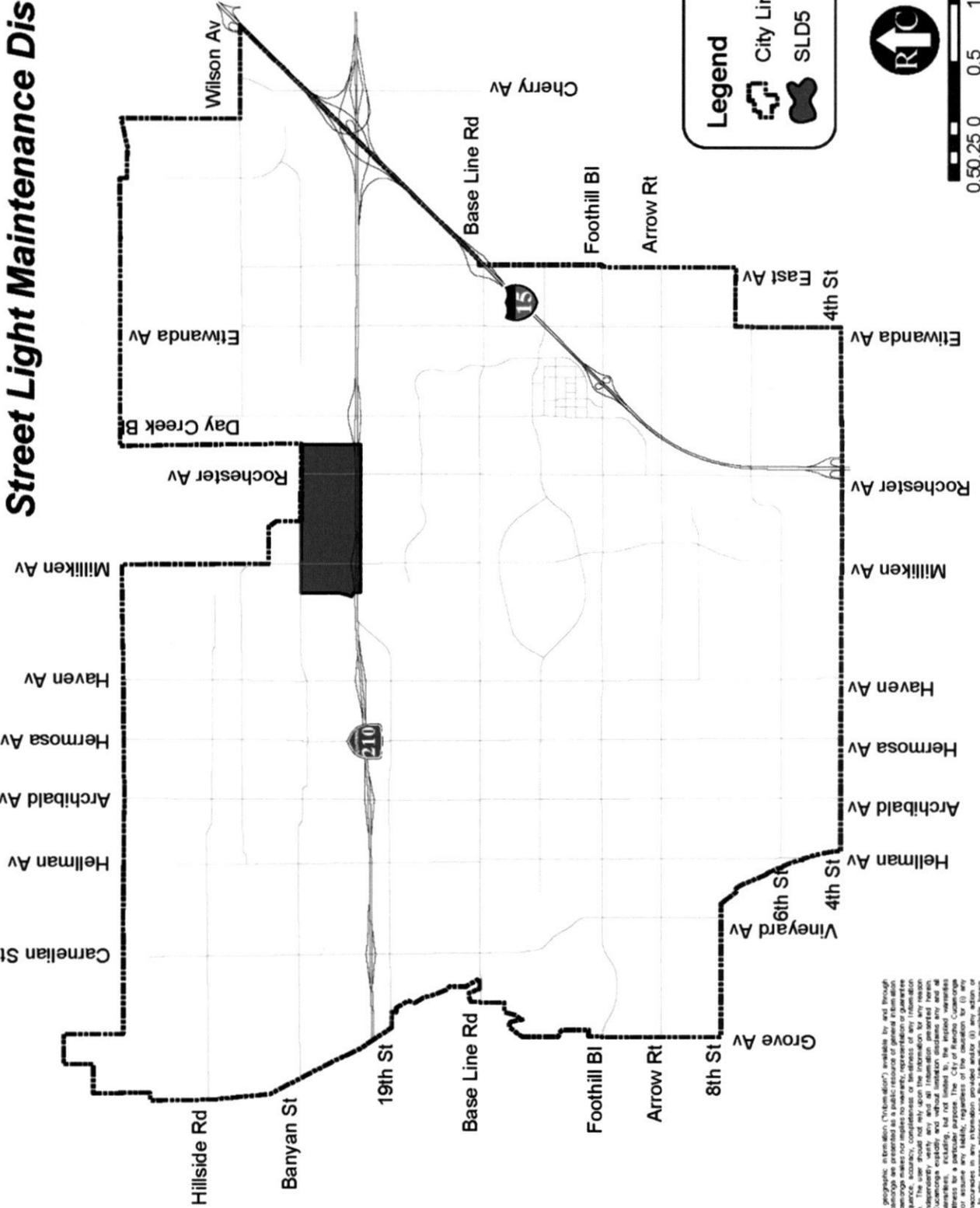
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$34.60	\$34.60	1,276	1,276

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 5



Legend

- City Limits
- SLD5

0.50 25 0 0.5 1 1.5 Miles

RTC

The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of the Information provided to you herein. The user should not rely upon the Information for any reason. The City of Rancho Cucamonga is not responsible for any errors or omissions in the Information. The City of Rancho Cucamonga is not liable for any damages, including but not limited to, the actual, incidental, special, consequential, and punitive damages, or any other damages, arising from the use of the Information. The City of Rancho Cucamonga is not liable for any damages, including but not limited to, the actual, incidental, special, consequential, and punitive damages, or any other damages, arising from the use of the Information. The City of Rancho Cucamonga is not liable for any damages, including but not limited to, the actual, incidental, special, consequential, and punitive damages, or any other damages, arising from the use of the Information.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$34.60	1,276	1,276	\$44,149.60

**Actual Assessment Rate per EBU” is the same as “Maximum Allowable Assessment Rate Per EBU”.

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 6
(Commercial/Industrial)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 6
(COMMERCIAL/INDUSTRIAL)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 6 (Commercial/Industrial) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

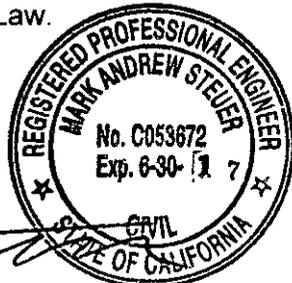
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 134,460.00
Plus Anticipated Delinquencies	<u>5,790.00</u>
Total Estimated Revenue	\$ 140,250.00
Less Operating Reserve Contribution	<u>(23,060.00)</u>
Total Expenditure Budget	\$ 117,190.00
Total District EBU Count	2,615.97
Actual Assessment per EBU	\$ 51.40
Maximum Allowable Assessment per EBU	\$ 51.40

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the repair, removal or replacement of all or any part of any improvement. Servicing means the furnishing of services and materials for the ordinary and usual maintenance, operating and servicing of any improvement. Servicing shall also include vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the

matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as the commercial and industrial area of the City which is generally bounded by Foothill Boulevard on the north, 4th Street on the South, East Avenue on the east and Grove Avenue on the west.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.

Street Lighting Maintenance District No. 6 Street Lights and Traffic Signals Improvements

• SCE Streetlights
 --- City Boundary
 □ SLD 6 Boundary

The data, maps and geographic information ("data") available by and for the City of Rancho Cucamonga are provided as a public resource of the City of Rancho Cucamonga. The City of Rancho Cucamonga makes no warranty, representation or guarantee as to the accuracy, completeness or timeliness of any information provided for your use. The user shall accept all responsibility for any use of the information provided by the City of Rancho Cucamonga. The City of Rancho Cucamonga is not liable for any damages, including direct, indirect, special, incidental or consequential damages, arising out of the use of the information provided for your use. The City of Rancho Cucamonga is not responsible for any damages, including direct, indirect, special, incidental or consequential damages, arising out of the use of the information provided for your use.

Street Lighting Maintenance District No. 6 – City of Rancho Cucamonga
Fiscal Year 2015/16

81P

6

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 13,490.00
Part-time Salaries	0.00
Fringe Benefits	<u>6,340.00</u>
Subtotal Personnel	\$ 19,830.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	30.00
Operations and Maintenance	6,940.00
Equipment Operations & Maintenance	400.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	80,800.00
Assessment Administration	5,600.00
General Overhead	3,300.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 97,360.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 117,190.00
Total Estimated Assessment	\$ 134,460.00
Plus Anticipated Delinquencies	<u>5,790.00</u>
Total Estimated Revenue	\$ 140,250.00
Less Operating Reserve Fund Contribution	<u>(23,060.00)</u>
Total Expenditure Budget	\$ 117,190.00
Total Estimated Assessment	\$ 134,460.85
Total District EBU Count	2,615.97
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 51.40
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 51.40

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 407,632.00
Operating Reserve Contribution – Fiscal Year 2015/16	0.00
<u>Operating Reserve Collection – Fiscal Year 2015/16</u>	<u>23,060.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 430,692.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City's Street Light Maintenance Districts.

Membership Dues: ISMA certification. The cost is split evenly between all of the City's Street Light and Maintenance Districts.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of

District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, safety, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1987, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Non Residential	1.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

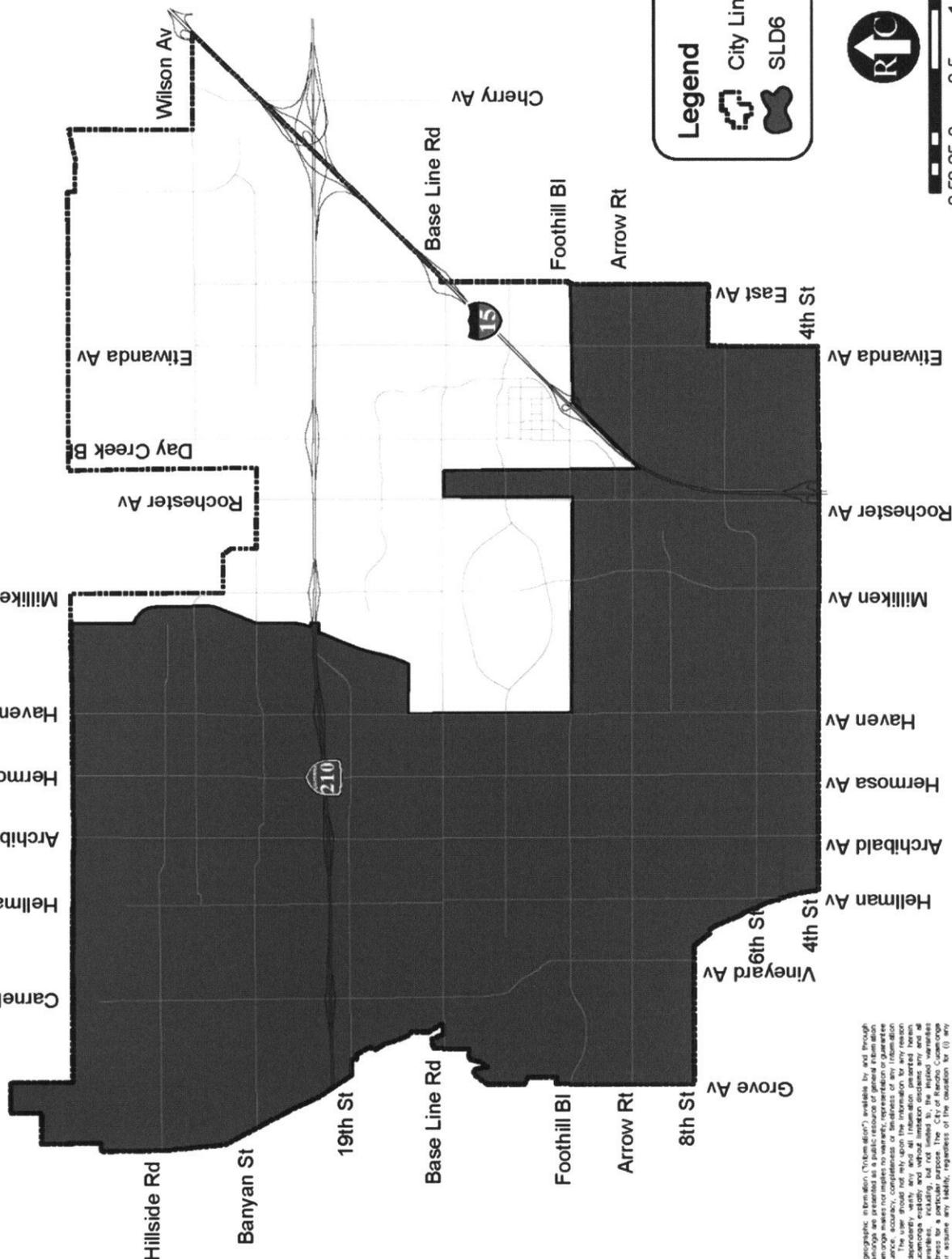
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Non Residential	\$51.40	\$51.40	2,615.87	2,615.87

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 6



The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes no implied or warranty, representation or guarantee of accuracy, completeness, or timeliness of the Information. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of the Information and shall not be liable for any errors or omissions, including but not limited to, the Informed warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga shall not be liable for any damages, including but not limited to, direct, indirect, or consequential damages, or any other damages, arising out of or from the use of the Information. The City of Rancho Cucamonga shall not be liable for any damages, including but not limited to, direct, indirect, or consequential damages, or any other damages, arising out of or from the use of the Information. The City of Rancho Cucamonga shall not be liable for any damages, including but not limited to, direct, indirect, or consequential damages, or any other damages, arising out of or from the use of the Information.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Non Residential	\$51.40	2,615.87	2,615.87	\$134,460.85
TOTALS		2,615.87	2,615.87	\$134,460.85

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0229-262-01, 31	05/21/14	DRC2008- 00185	5.53	5.53	Non- Residential
0229-131-04, 17 & 25	05/21/14	PM 19448	74.75	74.75	Non- Residential
0229-171-01	11/19/14	DRC2012- 00878	4.77	4.77	Non- Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 7
(North Etiwanda)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 7
(NORTH ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 7 (North Etiwanda) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

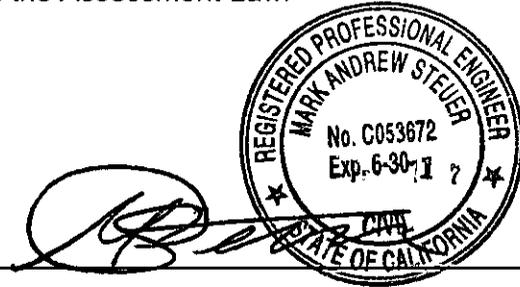
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 126,010.00
Less Anticipated Delinquencies	(330.00)
Total Estimated Revenue	\$ 125,680.00
Transfer In-Fund	105,100.00
Total Expenditure Budget	\$ 230,780.00
Total District EDU Count	3,782.00
Actual Assessment per EDU	\$ 33.32
Maximum Allowable Assessment per EDU	\$ 33.32

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the repair, removal or replacement of all or any part of any improvement. Servicing means the furnishing of services and materials for the ordinary and usual maintenance, operating and servicing of any improvement. Servicing shall also include vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the

matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City known as North Etiwanda, which is generally bounded by Highland Avenue on the south, Day Creek Channel on the west and City limits on the east and north.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

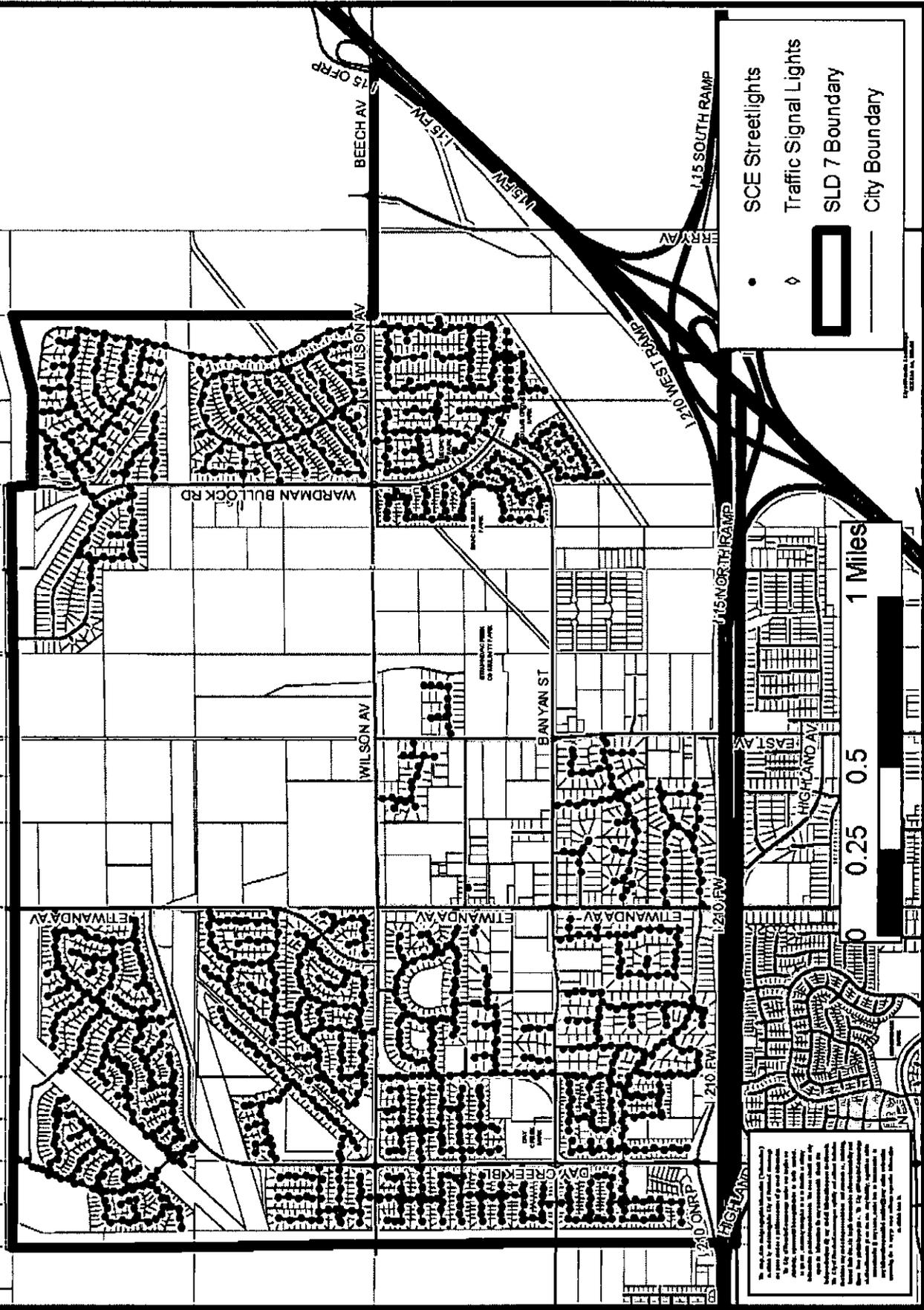
The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

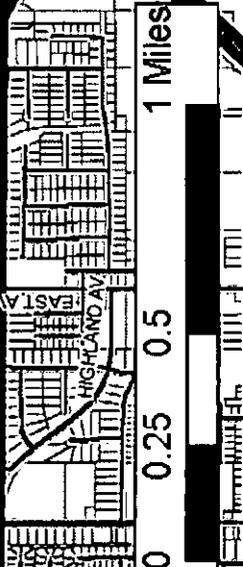
The following page shows the map of street light and traffic signal improvements to be maintained using District funds.



Street Lighting Maintenance District No. 7 Street Lights and Traffic Signals Improvements



• SCE Streetlights
 ◊ Traffic Signal Lights
 SLD 7 Boundary
 City Boundary



The City of Rancho Cucamonga is committed to providing a safe and secure environment for its residents. This map is intended to provide information regarding the location of streetlights and traffic signals within District No. 7. The City reserves the right to modify this information at any time without notice.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 13,490.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>6,340.00</u>
Subtotal Personnel	\$ 19,830.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	30.00
Operations and Maintenance	4,940.00
Equipment Operations & Maintenance	0.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	181,800.00
Assessment Administration	20,810.00
General Overhead	3,760.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 211,520.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 231,350.00
Total Estimated Assessment	\$ 126,010.00
Less Anticipated Delinquencies	<u>(330.00)</u>
Total Estimated Revenue	\$ 125,680.00
Transfer In-Fund	<u>105,100.00</u>
Net Revenues/Expenditures	\$ 230,780.00
Total Estimated Assessment	\$ 126,016.24
Total District EDU Count	3,782.00
Actual Assessment per EDU – Fiscal Year 2015/16	\$ 33.32
Maximum Allowable Assessment per EDU – Fiscal Year 2015/16	\$ 33.32

The maximum allowable assessment per EDU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EDU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ (35,854).00
Use of Operating Reserve Fund – Fiscal Year 2015/16	0.00
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ (35,854.00)

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City's Street Light Maintenance Districts.

Membership Dues: ISMA certification. The cost is split evenly between all of the City's Street Light and Maintenance Districts.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of

District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the public lighting facilities, including traffic signals.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, safety, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1990, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Dwelling Unit ("EDU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Dwelling Unit (EDU). Every other land-use is converted to EDUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EDU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EDU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-family Residential	0.50	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EDU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EDU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

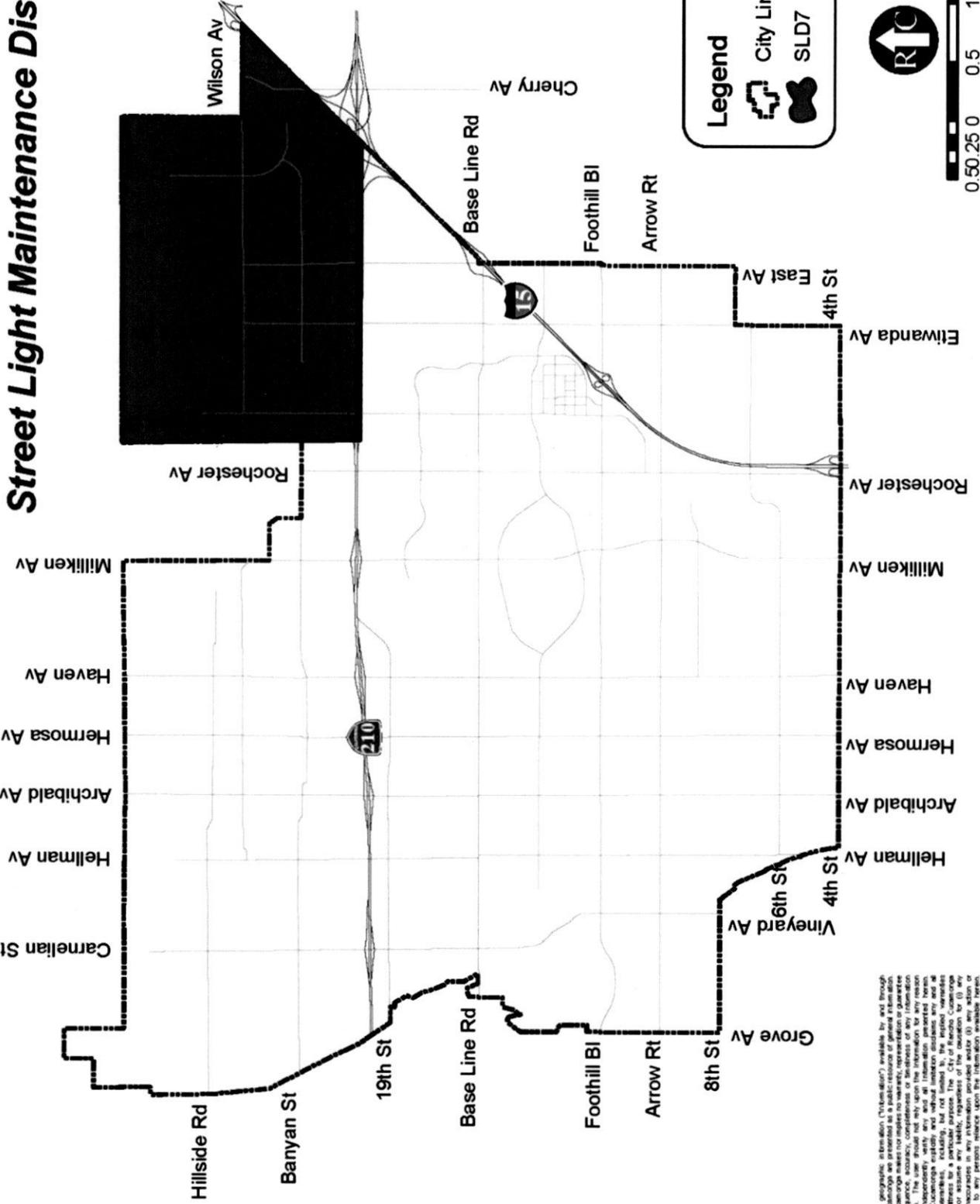
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EDU	Actual Assessment Rate per EDU	Total Units/Acres	Total EDUs
Single Family Residential	\$33.32	\$33.32	3,782.00	3,782.00
Multi-family Residential	33.32	33.32	0.00	0.00
Non Residential	33.32	33.32	0.00	0.00

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 7



Legend

- City Limits
- SLD7

Miles
0 0.5 1 1.5

The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are provided "as is" without any warranty, representation or guarantee as to the content, accuracy, timeliness, completeness or reliability of any information provided. The City of Rancho Cucamonga makes no representation or warranty regarding the use of the Information and is not liable for any damages, including consequential damages, arising from the use of the Information. The City of Rancho Cucamonga expressly and without limitation disclaims any and all liability for any errors, omissions or inaccuracies in any information provided and/or (b) any action or inaction occurring due to any persons reliance upon the information available herein.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EDU	Total Units/Acres	Total EDUs	Maximum Allowable Assessment
Single Family Residential	\$33.32	3,782.00	3,782.00	\$126,016.24
Multi-family Residential	33.32	0.00	0.00	0.00
Non Residential	33.32	0.00	0.00	0.00
TOTALS		3,782.00	3,782.00	\$126,016.24

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0226-081-06	02/05/14	TR18741	53.00	53.00	Single Family Residential
0225-191-03, 04, 13, 15 & 20	04/16/14	TR 18122	76.00	76.00	Single Family Residential
0225-381-06	11/05/14	TR 18034	7.00	7.00	Single Family Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Street Lighting Maintenance District No. 8
(South Etiwanda)**

**CITY OF RANCHO CUCAMONGA
STREET LIGHTING MAINTENANCE DISTRICT NO. 8
(SOUTH ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga (the "City"), under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-116, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Street Light Maintenance District No. 8 (South Etiwanda) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed NBS to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 70,430.00
Plus Interest Earned	<u>24,180.00</u>
Total Estimated Revenue	\$ 94,610.00
Less Operating Reserve Fund Contribution	(1,130.00)
Total Expenditure Budget	\$ 93,480.00
Total District EBU Count	2,301.78
Actual Assessment per EBU	\$ 30.60
Maximum Allowable Assessment per EBU	\$ 30.60

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the repair, removal or replacement of all or any part of any improvement. Servicing means the furnishing of services and materials for the ordinary and usual maintenance, operating and servicing of any improvement. Servicing shall also include vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the

matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City known as South Etiwanda, which is generally bounded by Etiwanda Avenue on the west, Highland Avenue on the north and Foothill Boulevard on the south. The southern portion of the District is bounded by East Avenue on the east and the northern portion of the District is bounded by the I-15 Freeway on the east.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

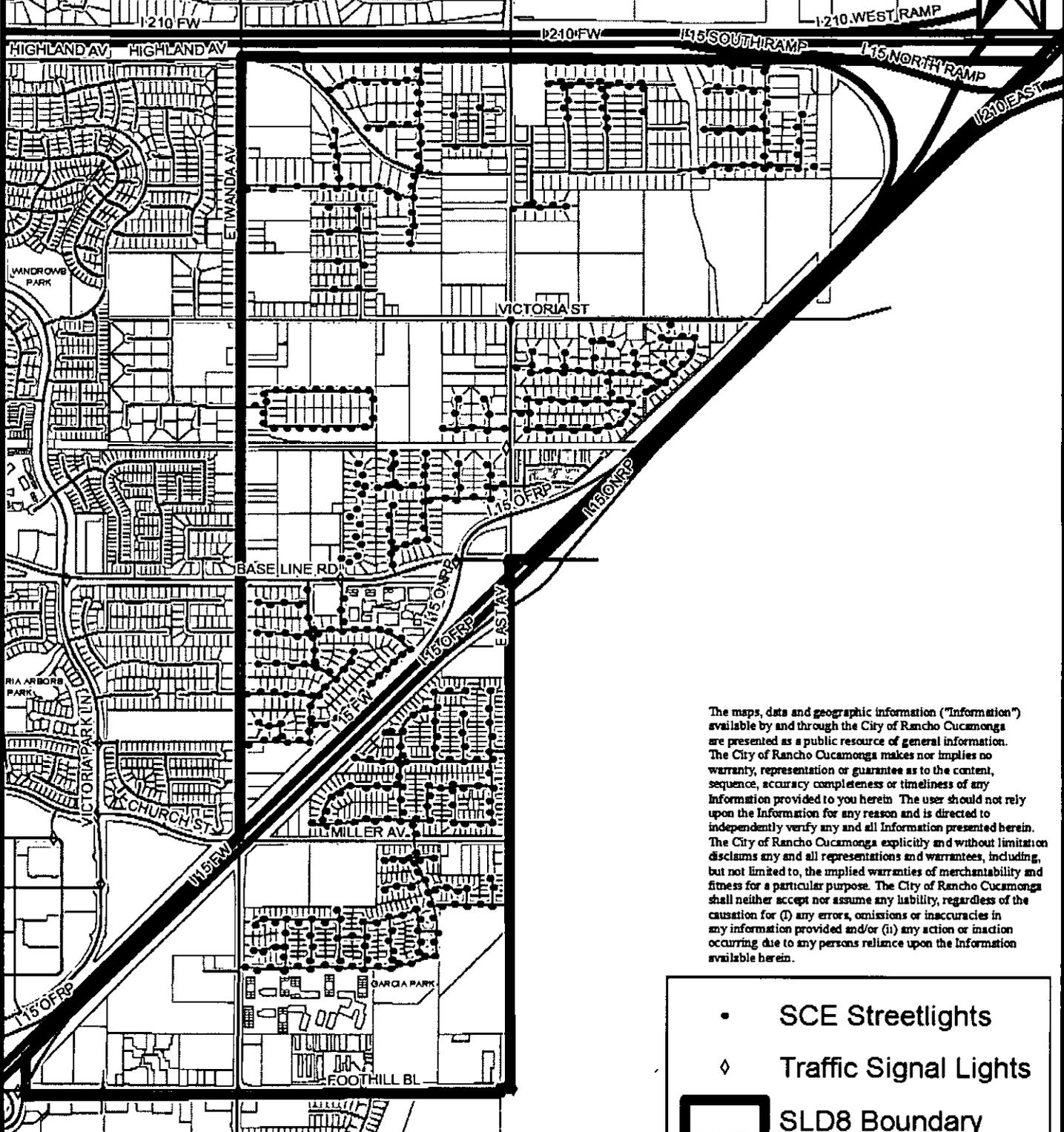
The improvements are the maintenance and servicing of street lights, traffic signals and appurtenant facilities throughout the District. The maintenance and servicing includes, but is not limited to, furnishing electric current for public lighting facilities including street lights and traffic signals, and associated appurtenant facilities. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in operational and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, in order to lower expenses of the District.

Map of Improvements

The following page shows the map of street light and traffic signal improvements to be maintained using District funds.



Street Lighting Maintenance District No. 8 Street Lights and Traffic Signals Improvements



The maps, data and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes nor implies no warranty, representation or guarantee as to the content, sequence, accuracy completeness or timeliness of any Information provided to you herein. The user should not rely upon the Information for any reason and is directed to independently verify any and all Information presented herein. The City of Rancho Cucamonga explicitly and without limitation disclaims any and all representations and warranties, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the causation for (i) any errors, omissions or inaccuracies in any information provided and/or (ii) any action or inaction occurring due to any persons reliance upon the Information available herein.

- SCE Streetlights
- ◇ Traffic Signal Lights
- ▭ SLD8 Boundary
- City Boundary

0 0.225 0.45 0.9 Mile

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 12,080.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>5,680.00</u>
Subtotal Personnel	\$ 17,760.00
Operations and Maintenance	
Training	\$ 180.00
Membership Dues	30.00
Operations and Maintenance	4,940.00
Equipment Operations & Maintenance	0.00
Contract Services	0.00
Utilities	
Telephone Utilities	0.00
Electric Utilities	57,120.00
Assessment Administration	10,030.00
General Overhead	3,420.00
<u>Interfund Allocation</u>	<u>0.00</u>
Subtotal Operations and Maintenance	\$ 75,720.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 93,480.00
Total Estimated Assessment	\$ 70,430.00
Plus Interest Earned	<u>24,180.00</u>
Total Estimated Revenue	\$ 94,610.00
Less Operating Reserve Fund Contribution	<u>(1,130.00)</u>
Net Revenues/Expenditures	\$ 93,480.00
Total Estimated Assessment	\$ 70,434.46
Total District EBU Count	2,301.78
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 30.60
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 30.60

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 1,996,065.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	0.00
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>1,130.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 1,997,195.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Training: International Municipal Signal Association (ISMA) Certification. The cost is split evenly between all of the City’s Street Light Maintenance Districts.

Membership Dues: ISMA certification. The cost is split evenly between all of the City’s Street Light and Maintenance Districts.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the street lights and traffic signals.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of

District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

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Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, safety, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing for safe vehicular and pedestrian access for properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

General Benefit

In addition to the special benefits received by parcels within the District, there are derivative general benefits that are conferred on parcels outside the boundaries of the District which include:

- the safety and visual enhancement of the area to persons or vehicles that may travel through the District

However it has been determined that these benefits are derivative and do not provide a direct benefit to parcels outside of the district that are not being assessed.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1990, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific

development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Parcel
Multi-family Residential	0.50	Unit
Non Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

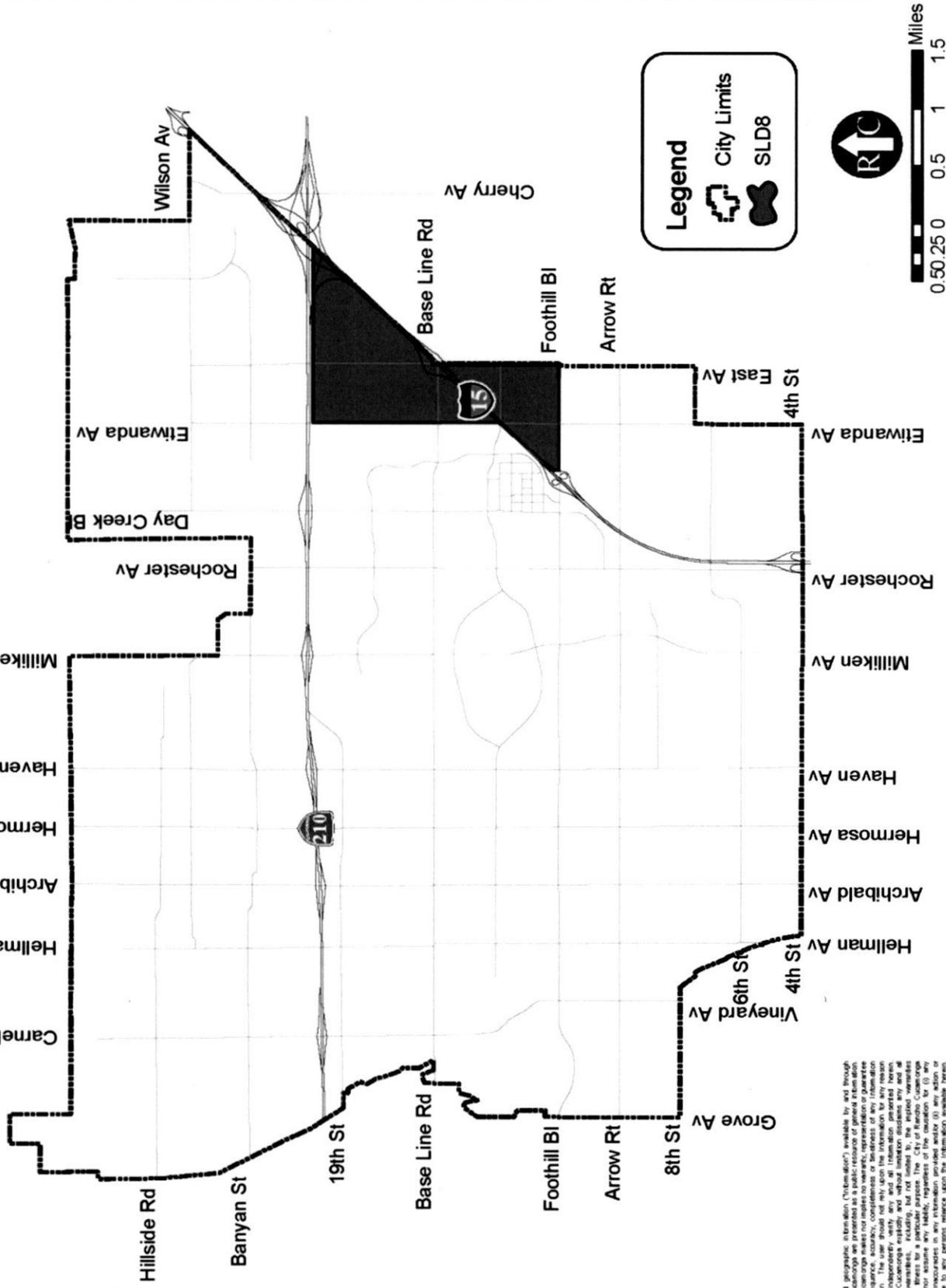
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$193.75	\$30.60	1,171.00	1,171.00
Multi-family Residential	193.75	30.60	1,057.00	1,057.00
Non Residential	193.75	30.60	31.89	63.78
Church	193.75	30.60	5.00	10.00
TOTAL			2,264.89	2,301.78

The total amount of maintenance and incidental costs for maintaining the street lights and traffic signals is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Street Light Maintenance District 8



Legend

- City Limits
- SLD8

Miles
0.50, 250, 0, 0.5, 1, 1.5

This map, with geographic information ("Information") available by and through the City of Rancho Cucamonga, is provided as a public resource of general information. The City of Rancho Cucamonga makes no warranties, representation or guarantee as to the content, accuracy, security, timeliness, completeness or timeliness of any information provided on this map. The City of Rancho Cucamonga is not responsible for any errors or omissions that may occur and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga expressly and without limitation disclaims any and all representations and warranties, including, but not limited to, any implied warranties of accuracy, completeness, timeliness, or non-infringement. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the cause, for (i) any errors, omissions or inaccuracies in any information provided within (ii) any action or inaction occurring due to any persons reliance upon the information available herein.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$193.75	1,171.00	1,171.00	\$226,881.25
Multi-family Residential	193.75	1,057.00	1,057.00	204,793.75
Non Residential	193.75	31.89	63.78	12,357.37
Church	193.75	5.00	10.00	1,937.50
TOTALS		2,264.89	2,301.78	\$445,969.37

Property Type (County Use Code)	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs	Actual Assessment
Single Family Residential	\$30.60	1,171.00	1,171.00	\$35,832.60
Multi-family Residential	30.60	1,057.00	1,057.00	32,344.20
Non Residential	30.60	31.89	63.78	1,951.66
Church	30.60	5.00	10.00	306.00
TOTALS		2,264.89	2,301.78	\$70,434.46

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0227-121-33 & 37	08/20/14	TR 16578	6.00	6.00	Single Family Residential

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Lori Sassoon, Deputy City Manager/Administrative Services *LS*
Ingrid Bruce, Deputy Director, Department of Innovation & Technology *IB*

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10 FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON.**

RECOMMENDATION:

It is recommended that the City Council approve the Resolutions ordering the preparation of the Annual Engineer's Reports to initiate the proceedings to levy annual assessments, preliminarily approve the Annual Engineer's Reports and, declaring the City Council's intention to levy annual assessments within Landscape Maintenance District Nos. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 and 10. The Engineer's Reports are also on file in the City Clerk's Office.

BACKGROUND/ANALYSIS:

This year, the City will place on the County Tax Roll eleven (11) Landscape Maintenance Districts (LMDs). The assessments received for each of these Districts are utilized for the maintenance and operation of parks and other landscaping. Maintenance and operation includes but is not limited to turf, ground cover, planter beds, shrubs, plants and trees, landscape lighting, irrigation systems, electrical energy for irrigation controllers, insect/disease control, graffiti removal, hardscapes, entry signs, sound walls and all associated appurtenant facilities. The City utilizes prior year carryovers along with current year assessment revenues to meet the district's annual expenses.

When the LMDs were established, they were in conjunction with new development coming into the City, and were intentionally designed to ensure that each district bore the costs of the maintenance of the infrastructure that provides special benefit to the property owners. In certain LMD's, it has been over 20 years since there was an assessment increase. However, no rate increase can occur unless the City conducts an election process to give the property owners the opportunity to express their support for, or in opposition to, an increase in such assessment. Over the last several years, Prop 218 election processes were held in LMDs 2, 4-R and 6-R, and updated assessments were approved by the property owners in those districts. LMD 8 held a Prop 218 election with a result of a majority protest; the City reduced services to meet the district budget requirements.

CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10 FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON.

JULY 15, 2015

Over the last two years, City staff has engaged the community with a public outreach program and phone surveys to inform property owners about the status of their West-Side parks, landscaping and street lighting districts and to determine their willingness to approve redistricting with new rate structures to meet the fiscal challenges of the districts. This proposed district would replace the existing PD 85, Landscape Maintenance Districts 1, 3A, 3B, and 5, and Street Lighting Districts 2 and 6. These districts would be completely dissolved and their assessments eliminated upon the formation of the proposed district and approval of the levy of special taxes within such district by the qualified electors of such district. At the City Council meeting of July 1, 2015, the City Council unanimously voted to move forward the replacement district for consideration by the voters on the November 2015 ballot.

In the meantime, the City has enacted a set of budget-balancing measures that are adequate in the near term to bring revenues and expenditures into alignment. The measures include staff reductions, expanding the use of contract mowing services, reducing the maintenance of site amenities (lights, playgrounds, sand, etc.) to the most basic levels, and providing less direct support to sports groups using sports fields.

In certain other landscape maintenance districts, raise increases are required this year to keep pace with rising costs, especially for water. The assessment rates and descriptions for each of the Landscape Maintenance Districts are as follows.

Landscape Maintenance District No. 1 assessments pay for the on-going maintenance of parks and parkways. The current assessment rate is \$92.21 per single-family residence, and the multi-family is \$46.11 per dwelling unit. As previously noted, this district's budget is balanced only as a result of significant reductions in services. LMD 1 is one of the districts proposed to be dissolved and replaced by the new West-side District.

Landscape Maintenance District No. 2 assessments pay for the on-going maintenance of parkways, paseos and parks within the Victoria neighborhood. The assessment rate for FY 2015/16 will increase to \$464.97 per single family residence. This is a rate increase of 0.64% as compared to the prior year rate of \$462.00 per single-family residence. The revised condominium rate is \$342.18 per dwelling unit and the multi-family rate is \$325.47 per dwelling unit. The commercial rate is \$2,198.04 per acre, the Public Service parcels are \$126.81 per acre, and the vacant rate is \$92.99 per acre.

Landscape Maintenance District No. 3A assessments pay for the on-going maintenance of parkways on Hyssop Drive. The current assessment rate is \$413.74 per acre for commercial property. LMD 3A is one of the districts proposed to be dissolved and replaced by the new West-side District.

Landscape Maintenance District No. 3B assessments pay for the on-going maintenance of parkways within the commercial and industrial area of the City. The current assessment rate is \$352.80 per acre for commercial property. LMD 3B is one of the districts proposed to be dissolved and replaced by the new West-side District.

CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORTS, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10 FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON.

JULY 15, 2015

Landscape Maintenance District No. 4-R assessments pay for the on-going maintenance of parkways, paseos and parks within the Terra Vista planned community. The assessment rate for FY 2015/16 will increase to \$408.21 per single-family residence, an increase of 4.29% as compared to the prior year rate of \$391.40 per single-family residence. The revised condominium rate is \$326.57 per dwelling unit and the multi-family rate is \$285.75 per dwelling unit. The commercial rate is \$1,326.68 per acre, and the vacant rate is \$102.05 per acre. Until 2014, rates in this district had not been increased since FY 10-11. However, this created a structural budget deficit. Over the last two fiscal years rates have been increased to bring revenues and expenses nearly into alignment in this district.

Landscape Maintenance District No. 5 assessments pay for the on-going maintenance of the Andover tot lot located on the southwest corner of Andover Place and Bedford Drive. The current assessment rate is \$56.65 per single-family residence. LMD 5 is one of the districts proposed to be dissolved and replaced by the new West-side District.

Landscape Maintenance District No. 6-R assessments pay for the on-going maintenance of parkways and paseos within the Caryn planned community. The assessment rate for Fiscal Year 2015/16 will increase to \$393.17 per single-family residence in Zone 1 and to \$294.88 per single family residence in Zone 2. This is a rate increase of 0.82% as compared to the Fiscal Year 2014/15 rates.

Landscape Maintenance District No. 7 assessments pay for the on-going maintenance of parkways and paseos within the Etiwanda Highlands Community. The current assessment rate is \$307.05 per single-family residence. This district will require property owners to consider a rate increase in the near future, in order to maintain service levels.

Landscape Maintenance District No. 8 assessments pay for the on-going maintenance of parkways in South Etiwanda. The current assessment rate is \$151.45 per single-family residence.

Landscape Maintenance District No. 9 assessments pay for the on-going maintenance of parkways and Garcia Park in South Etiwanda. The current assessment rate is \$80.00 per single-family residence.

Landscape Maintenance District No. 10 assessments pay for the on-going maintenance of parkways, trails and parks in the District. The assessment rate for Fiscal Year 2015/16 will increase to \$711.71 per single-family residence and \$1,423.42 per acre for commercial property, an increase of 10% over the prior year rate of \$647.01 per single-family residence. Until 2014, rates in this district had not been increased for seven (7) years. However, this created a structural budget deficit. Over the last two fiscal years rates have been increased to bring revenues and expenses nearly into alignment in this district.

Attachments
Resolutions

RESOLUTION NO. 15-119

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORTS PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10, INCLUSIVE, FOR FISCAL YEAR 2015/16

WHEREAS, the City Council of the City of Rancho Cucamonga, California, previously undertaken proceedings to form and has formed certain maintenance districts pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972", being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act"), known and designated as Landscape Maintenance District No. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 and 10, inclusive (each, a "District" and collectively, the "Districts"); and

WHEREAS, at this time the City Council desires to initiate proceedings pursuant to Chapter 3 of the 1972 Act to provide for the annual levy of assessments for the next ensuing fiscal year to provide for the annual costs for maintenance and servicing of improvements within the Districts; and

WHEREAS, the proceedings for the annual levy of assessments shall relate to the fiscal year commencing July 1, 2015, and ending June 30, 2016 ("Fiscal Year 2015/16").

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. New Improvements or Substantial Changes in Existing Improvements. No new improvements are proposed to be added to the improvements to be maintained or serviced and no substantial changes in the existing improvements are proposed to be made for Fiscal Year 2015/16.

SECTION 3. Annual Engineer's Reports. The City Engineer is hereby ordered to prepare and file with this City Council an Annual Engineer's Report for each District relating to such annual assessment and levy in such District in accordance with the provisions of 1972 Act, Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law").

SECTION 4. Filing of the Annual Engineer's Reports. Upon completion, the Annual Engineer's Report for each District shall be filed with the City Clerk, who shall then submit the same to this City Council for its consideration pursuant to the Assessment Law.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-120**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORTS FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN LANDSCAPE MAINTENANCE DISTRICTS NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10, INCLUSIVE, FOR FISCAL YEAR 2015/16**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, pursuant to the provisions of Division 15, Part 2 of the Streets and Highways Code of the State of California (the "1972 Act"), Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), did, by previous Resolution, order the preparation of a separate report for the annual levy of assessments for Fiscal Year 2015/2016 (each, an "Annual Engineer's Report") in certain maintenance assessment districts known and designated as Landscape Maintenance District No. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 and 10, inclusive (each, a "District" and collectively, the "Districts"); and

WHEREAS, there has now been presented to this City Council a separate Annual Engineer's Report for each District as required by the Assessment Law and as previously directed by Resolution; and

WHEREAS, this City Council has now examined and reviewed each Annual Engineer's Report as presented, and is satisfied with each and all of the items and documents as set forth in each such report, and is satisfied that the assessments on a preliminary basis, have been spread within each District in accordance with the special benefits received from the improvements to be maintained and serviced, as set forth in the applicable Annual Engineer's Report.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. **Recitals.** The above recitals are all true and correct.

SECTION 2. **Annual Engineer's Reports.** The Annual Engineer's Report for each District as presented, consisting of the following:

- A. Plans and specifications describing the general nature, location and extent of the improvements to be maintained and serviced and the extent of such maintenance;
- B. An estimate of the cost of the maintenance of the improvements for the District for Fiscal Year 2015/16;
- C. A diagram for such District, showing the area and properties proposed to be assessed; and

- D. An annual assessment for Fiscal Year 2015/16 of the estimated costs of the maintenance and servicing of those improvements to be maintained and serviced during such Fiscal Year, assessing the net amount upon all assessable lots and/or parcels within such District in proportion to the special benefits received is hereby approved on a preliminary basis and is ordered to be filed in the Office of the City Clerk as a permanent record and to remain open for public inspection.

SECTION 3. The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation of the Annual Engineer's Reports.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, **Janice C. Reynolds, City Clerk** of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-121

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015/2016 IN LANDSCAPE MAINTENANCE DISTRICT NO. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 AND 10, INCLUSIVE, AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON

WHEREAS, the City Council of the City of Rancho Cucamonga, California, has previously formed certain maintenance districts and authorized the levy of assessments therein pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972," being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act") in what are known and designated as Landscape Maintenance District No. 1, 2, 3A, 3B, 4-R, 5, 6-R, 7, 8, 9 and 10, inclusive (each a "District" and collectively, the "Districts"); and

WHEREAS, this City Council has initiated proceedings to provide for the annual levy of assessments for Fiscal Year 2015/16, to finance the costs and expenses necessary for continued maintenance and servicing of improvements within each District; and

WHEREAS, at this time, there has been presented and approved by this City Council, a separate report for each District identified by the distinctive designation of such District and entitled "Fiscal Year 2015/16 Annual Engineer's Report" (each, an "Annual Engineer's Report" and collectively, the "Annual Engineer's Reports") as required pursuant to Article 4 of Chapter 1 of the 1972 Act, Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), and this City Council desires to conduct the proceedings to authorize the levy of the annual assessments within each District; and

WHEREAS, the annual assessments for Fiscal Year 2015/16 proposed to be levied within each District as set forth in the applicable report do not exceed the annual assessments as previously authorized to be levied within such District and, therefore, the proposed levy of assessments for Fiscal Year 2015/2016 within such District are not deemed to be "increased" over the maximum authorized annual assessments.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. Improvements and Maintenance and Servicing Thereof. The public interest and convenience requires, and it is the intention of this City Council, to undertake proceedings for the annual levy and collection of assessments within each District for the continual maintenance and servicing of the improvements authorized to be maintained and serviced within each such District.

The improvements include, but are not limited to, turf, ground cover, planter beds, shrubs, plants and trees, landscape lighting, irrigation systems, electrical energy for irrigation

controllers, hardscapes, entry signs, sound walls, and all associated appurtenant facilities. A description of the specific improvements to be maintained and serviced within each District is set forth in Appendix A attached hereto and incorporated herein by this reference.

"Maintenance" may include the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including: (a) repair, removal, or replacement of all or any part of any improvement; (b) providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury; (c) the removal of trimmings, rubbish, debris, and other solid waste; (d) the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

"Service" may include the furnishing of: (a) electric current or energy, gas, or other illuminating agent for the lighting or operation of any improvements; and, (b) water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.

Reference is made to the applicable Annual Engineer's Report for further information regarding the improvements to be maintained and serviced for each District and the scope of such maintenance and service.

SECTION 3. Annual Engineer's Reports. The Annual Engineer's Reports regarding the annual levy for each District for Fiscal Year 2015/2016 have been preliminarily approved and directed to be filed in the Office the City Clerk. Reference is made to the applicable such report for each District for a full and detailed description of the improvements to be maintained and serviced, the boundaries of such District and any zones therein, and the proposed assessments upon assessable lots and parcels of land within such District.

SECTION 4. Assessment. The public interest and convenience requires, and it is the intention of this City Council to order the annual levy of assessments for each District as set forth and described in the applicable Annual Engineer's Report, and further it is determined to be in the best public interest and convenience to levy and collect annual assessments to pay the costs and expenses of such maintenance and service as estimated in such Annual Engineer's Report.

SECTION 5. Boundaries of Districts. The proposed maintenance and service work as described in the Annual Engineer's Report for each District is, in the opinion of this City Council, of special benefit to the properties within the boundaries of such District, and this City Council makes the costs and expenses of such maintenance and service chargeable upon each such District, which District said City Council hereby declares to be the District specially benefited by such maintenance and service, and to be further assessed pursuant to the Assessment Law to pay the costs and expenses thereof. Each such District shall include each and every parcel of land within the boundaries thereof; as such District is shown on a map or maps as approved by this City Council and on file in the Office of the City Clerk, and so designated by the name of such District.

SECTION 6. Public Hearing. Notice is hereby given that a public hearing will be held the 5th day of August, 2015 at the hour of 7:00 o'clock p.m. or as soon thereafter as the matter may be heard, in the regular meeting of the City Council, being in the Council Chambers located at 10500 Civic Center Drive, Rancho Cucamonga, California, which is the time and place fixed by this City Council for the hearing of protests or objections in reference to the annual levy of

assessments, to the extent of the maintenance, by any interested person and any other matters contained in this resolution. Any persons who wish to object to the proceedings for the annual levy should file a written protest with the City Clerk prior to the time set and scheduled for said public hearing.

SECTION 7. For Information Regarding Proceedings. For any and all information relating to the proceedings, protest procedure, any documentation and/or information of a procedural or technical nature, your attention is directed to the below listed person at the City:

Ingrid Bruce
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
City of Rancho Cucamonga
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
(909) 477-2700, Ext 2575

SECTION 8. Notice. The City Clerk is hereby authorized and directed to publish, pursuant to Government Code Section 6061, a copy of this Resolution in the Inland Valley Daily Bulletin, a newspaper of general circulation within said City, said publication shall be made one time and not less than ten (10) days before the date set for the Public Hearing.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, **Janice C. Reynolds, City Clerk** of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Appendix A

Descriptions of Improvements

This Appendix A contains general descriptions of the improvements to be maintained and serviced within each of the Districts. Please refer to the Annual Levy Reports for a full and complete description of the maintenance and service to be provided for each District.

Landscape Maintenance District No. 1

Landscaping:

- Parkways (includes turf and ground cover)
- Median Islands (includes turf and ground cover)
- Paseos
- Street Trees

Entry Monuments

Community Trails

Parks: (Parks within LMD No. 1 include: Bear Gulch Park, East and West Beryl Park, Old Town Park, Church Street Park, Golden Oaks Park, Hermosa Park, and Don Tiburcio Tapia Park (undeveloped)).

Victoria Neighborhood Parks and Landscape Maintenance District No. 2

Landscaping:

- Parkways (includes turf and ground cover)
- Median Islands (includes turf and ground cover)
- Paseos
- Street Trees

Entry Monuments

Parks: (Parks within LMD No. 2 include: Ellena Park, Kenyon Park, Victoria Arbors Park, Victoria Groves Park, Vintage Park and Windrows Park)

Landscape Maintenance District No. 3A

Landscaping:

- Parkways (includes ground cover only)

Landscape Maintenance District No. 3B

Landscaping:

- Parkways (includes turf and ground cover)
- Median Islands (includes turf and ground cover)
- Street Trees

Entry Monuments

Metrolink

Landscape Maintenance District No. 4-R

Landscaping:

- Parkways (includes turf and ground cover)
- Median Islands (includes turf and ground cover)
- Paseos
- Street Trees

Parks

(Parks within LMD No. 4-R include: Spruce Park, Mountain View Park, Ralph M. Lewis Park, Coyote Canyon Park, Milliken Park and West Greenway Park)

Landscape Maintenance District No. 5

Landscaping:

Andover Park at Andover and Bedford (includes ground cover only)

Landscape Maintenance District No. 6-R

Landscaping:

Parkways (includes turf and ground cover) Median Islands (includes turf and ground cover) Paseos

Street Trees

Community Trails

Landscape Maintenance District No. 7

Landscaping:

Parkways (includes turf and ground cover)

Median Islands (includes turf and ground cover)

Paseos

Street Trees

Community Trails

Parks (Parks within LMD No. 7 include: Etiwanda Creek Community Park)

Landscape Maintenance District No. 8

Landscaping:

Parkways (includes turf and ground cover) Median Islands (includes turf and ground cover) Paseos

Street Trees

Community Trails

Landscape Maintenance District No. 9

Landscaping:

Parkways (includes turf and ground cover)

Median Islands (includes turf and ground cover) Street Trees

Parks (Parks within LMD No. 9 include: Garcia Park)

Landscape Maintenance District No. 10

Landscaping:

Parkways (includes turf and ground cover) Median Islands (includes turf and ground cover) Street Trees

Community Trails

Parks (Parks within LMD No. 10 include: Day Creek Park)

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 1
(General City)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 1
(GENERAL CITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor

Sam Spagnolo, Mayor Pro Tem

William Alexander, Council Member

Lynne B. Kennedy, Council Member

Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager

Linda D. Daniels, Assistant City Manager

Lori E. Sassoon, Deputy City Manager/Administrative Services

William Wittkopf, Public Works Director

Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology

Dean Rodia, Parks & Landscape Superintendent

Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the "City"), under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 1 (General City) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 1,222,530.00
Plus Anticipated Delinquencies	<u>44,770.00</u>
Total Estimated Revenue	\$ 1,267,300.00
Less Operating Reserve Fund Contribution	<u>(67,660.00)</u>
Total Expenditure Budget	\$ 1,199,640.00
Total District EBU Count	13,258.16
Actual Assessment per EBU	\$ 92.21
Maximum Allowable Assessment per EBU	\$ 92.21

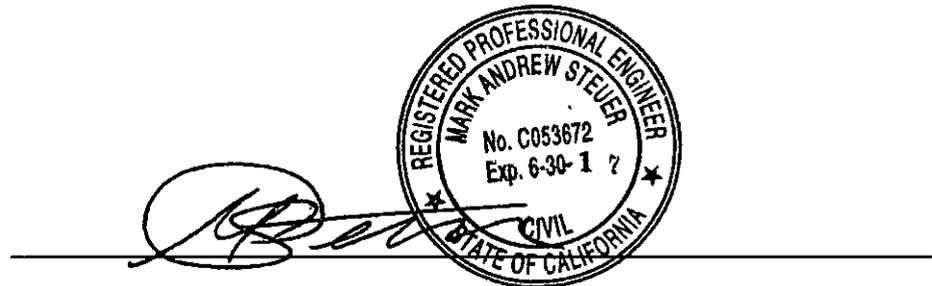
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:

- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
- b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
- c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City which is not located within the City's planned development communities. The District is made up of various landscaped sites throughout the City. As such, the parcels within the District do not represent a distinct district area as do the other LMDs within the City. Typically parcels have been annexed to the District as they have developed.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout the District. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Bear Gulch Park, East and West Beryl Park, Old Town Park, Church Street Park, Golden Oaks Park, Hermosa Park, and the undeveloped Don Tiburcio Tapia Park.

<u>Site #</u>	<u>Descriptive Location</u>
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A-1	The north and south side of Wilson from Hellman to Amethyst.
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Ground Cover area:	22,982 square feet
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Hardscape area:	5,694 square feet
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A-2	The east side of Hellman from 326 feet south of Pepperidge to 73 feet north of Pepperidge.
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Ground Cover area:	5,810 square feet
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Hardscape area:	1,600 square feet
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- A-3 The south side of 19th Street from 62 feet east of Mayberry to 173 feet east of Mayberry.
 Ground Cover area: 1,680 square feet
 Hardscape area: 440 square feet
- A-4 The south side of Wilson from Amethyst to Archibald; the planters and cutouts on the west side of Archibald from Wilson to 105 feet south of Cottonwood.
 Ground Cover area: 5,625 square feet
- A-5 The north and south side of Diamond Court from Klusman to Diamond Ave.
 Ground Cover area: 3,143 square feet
 Hardscape area: 1,864 square feet
- A-6 The parkway on the north side of Wilson from 348 feet east of Morning Canyon to Alder Ridge.
 Ground Cover area: 5,700 square feet
 Hardscape area: 4,760 square feet
- A-7 The cutouts and vines on the south side of Wilson from the Alta Loma Channel to 240 feet east of Zapata.
 Ground Cover area: 911 square feet
- A-8 The east side of Broken Star from 80 feet south of Highland to Highland; the north side of Highland from Amethyst to Broken Star including wood chip area north of sidewalk, the south side of Highland from Broken Star to Amethyst; the west side of Amethyst from 140 feet south of Highland to 265 feet south of Highland.
 Ground Cover area: 6,545 square feet
 Hardscape area: 2,554 square feet
 Mulchscape area: 14,005 square feet
- A-9 The south side of Highland from Hellman to Broken Star.
 Ground Cover area: 7,865 square feet
- A-10 The south side of 19th from 170 feet west of Pilgrim to 167 feet east of Pilgrim.
 Ground Cover area: 1,808 square feet
 Hardscape area: 1,084 square feet
- A-11 The east side of Amethyst from Lemon to 230 feet north of Apricot.
 Ground Cover area: 2,115 square feet
 Hardscape area: 3,438 square feet
- A-12 The west side of Sapphire from 710 feet north of Hillside to Hillside.

- Ground Cover area: 4,500 square feet
- A-13 The south side of Victoria from 110 feet west of London to Ramona.
Ground Cover area: 2,705 square feet
Hardscape area: 3,480 square feet
- A-14 The west side of Archibald from 273 feet north of La Gloria to Lemon; the La Gloria median from Archibald to Jadeite; the north and south side of La Gloria from Archibald to 53 feet east of Jadeite; the north side of Lemon from Archibald to 55 feet east of Klusman.
Ground Cover area: 12,880 square feet
Hardscape area: 12,030 square feet
- A-15 The planters and cutouts on the east side of Archibald from 610 feet south of Cottonwood to Wilson; the south side of Wilson from Archibald to Alta Loma Channel.
Ground Cover area: 2,110 square feet
- A-16 The cutouts and planters on the east side of Archibald from Banyan to 190 feet north of Sunflower.
Ground Cover area: 1,580 square feet
- A-17 The cutouts and planters on the west side of Archibald from 225 feet south of Wilson to Banyan.
Ground Cover area: 2,362 square feet
- A-18 The cutouts and planters on the north side of Banyan from Jadeite to 410 feet west of Jadeite.
Ground Cover area: 216 square feet
- A-19 The cutouts and planters on the east side of Amethyst from 192 feet south of Sunflower to Manzanita.
Ground Cover area: 4,325 square feet
- A-20 The west side of Archibald from 210 feet north of La Colina to 230 feet south of Almond; the south side of La Colina from Archibald to Jadeite.
Ground Cover area: 17,120 square feet
- A-21 The planter adjacent to the equestrian trail from Riverwood to Raspberry north of the County flood retention basin that is west of Chaffey College.
Ground Cover area: 22,832 square feet
- A-22 The west side of Haven from Carrari to Vista Grove.
Ground Cover area: 4,572 square feet

- A-23 The west side of Haven from 434 feet north of Manzanita to 258 feet south of Manzanita.
 Ground Cover area: 48,390 square feet
 Turf area: 5,868 square feet
 Hardscape area: 4,581 square feet
- A-24 The south side of 19th from 286 feet east of Amethyst to 166 feet west of Klusman.
 Ground Cover area: 5,904 square feet
 Hardscape area: 2,938 square feet
- A-25 The equestrian trail and planters on the east side of Hermosa from 421 feet south of Whispering Forest to Sun Valley.
 Ground Cover area: 17,529 square feet
- A-26 The west side of Haven from 630 feet north of Wilson to Wilson; the parkway on the north side of Wilson from Haven to Mayberry; the parkway on the east side of Mayberry from Wilson to 382 feet north of Poplar, and the east and west side of Cartilla from Wilson to Poplar.
 Ground Cover area: 10,243 square feet
 Mulchscape area: 25,297 square feet
- A-27 The north side of 19th from Mayberry to 93 feet east of Castle Gate.
 Ground Cover area: 5,145 square feet
 Hardscape area: 2,870 square feet
- A-28 The east side of Hermosa from 360 feet south of Manzanita to Manzanita, and the south side of Manzanita from Hermosa to Raspberry.
 Ground Cover area: 7,421 square feet
 Hardscape area: 4,712 square feet
- A-29 The south side of Wilson from 240 feet west of Timbermist to Hermosa; the west side of Hermosa from Wilson to 213 feet south of Oak Grove.
 Ground Cover area: 11,184 square feet
- A-30 The equestrian trail and plant material from the curb to the tract wall on the west side of Hermosa from 118 feet south of Hillside to 160 feet south of Waterford.
 Ground Cover area: 12,132 square feet
- A-31 The south side of Lemon from London to Calle Hermosa.
 Ground Cover area: 4,404 square feet
 Hardscape area: 1,800 square feet

- A-32 The north side of Lemon from the Alta Loma Channel to London; the east side of London from Lemon to Cypress.
 Ground Cover area: 4,463 square feet
 Hardscape area: 3,375 square feet
- A-33 The parkway on the east side of London from 158 feet north of Banyan to 310 feet north of Banyan.
 Ground Cover area: 1,029 square feet
 Hardscape area: 1,160 square feet
- A-34 The south side of Alta Loma Dr. from Mayberry to Revere.
 Ground Cover area: 2,772 square feet
- A-35 The west side of Hermosa from Lemon to 125 feet north of Highland, the parkway on the south side of Lemon from 621 feet west of Hermosa to Hermosa.
 Ground Cover area: 10,494 square feet
 Hardscape area: 9,207 square feet
 Mulchscape area: 2,370 square feet
- A-36 The south side of Lemon from 385 feet west of Mayberry to Cartilla.
 Ground Cover area: 4,850 square feet
 Hardscape area: 4,915 square feet
- A-37 The south side of Hillside north and south of the equestrian trail from Beryl to 203 feet east of Eastwood.
 Ground Cover area: 4,900 square feet
- A-38 The median in the 9200 block of Monte Vista.
 Ground Cover area: 500 square feet
 Hardscape area: 1,380 square feet
- A-39 The south side of Almond from Henry to Sapphire. The west side of Sapphire from Almond to 255 feet south of Bella Vista.
 Ground Cover area: 6,926 square feet
- A-40 The parkway on the east side of Jasper from Hunter to Highland. The parkway on the south side of Highland from Jasper to Carnelian. The west side of Carnelian from Highland to 210 feet south of Highland.
 Ground Cover area: 14,858 square feet
 Hardscape area: 6,040 square feet
- A-41 The west side of Sapphire from 236 feet north of Thoroughbred to Banyan.
 Ground Cover area: 1,784 square feet

- Hardscape area: 812 square feet
- A-42 The parkway on the west side of Beryl from 132 feet north of Sunflower to Banyan.
 Ground Cover area: 4,735 square feet
 Hardscape area: 5,772 square feet
- A-43 The north side of Base Line from Topaz to the Cucamonga Creek Channel.
 Ground Cover area: 4,563 square feet
 Hardscape area: 1,890 square feet
- A-44 The cutouts on the west side of Sapphire from Banyan to Marble.
 Ground Cover area: 7,300 square feet
- A-45 The mainline for this site was connected to A-46 9-8-99.
- A-46 The south side of Banyan from Northstar to Zircon.
 Ground Cover area: 7,448 square feet
 Hardscape area: 7,890 square feet
- A-47 The cutouts and vines on the north side of Banyan from 180 feet east of Zircon to 186 feet west of Vineyard.
 Ground Cover area: 1,300 square feet
- A-48 The parkway on the west side of Beryl from 452 feet north of Cielito; 158 feet south of Cielito and the easement between 9063 and 9073 Cielito from Cielito to 170 feet south of Cielito.
 Ground Cover area: 6,916 square feet
 Hardscape area: 2,440 square feet
- A-49 The east side of Carnelian from 662 feet south of Banyan to Banyan; the south side of Banyan from Carnelian to Northstar.
 Ground Cover area: 5,906 square feet
 Hardscape area: 6,972 square feet
- A-50 The north side of Almond from Sapphire to Crest View; the east and west side of Skyline from Almond to 595 feet north of Almond.
 Ground Cover area: 17,600 square feet
 Hardscape area: 8,680 square feet
- A-51 The planter adjacent to the equestrian trail; from Haven to Riverwood, north of County flood retention basin, west of Chaffey College. The west side of Haven from 400 feet north of Amber to 270 feet south of Amber, and the north and south side of Amber from Haven to San Felipe.
 Ground Cover area: 37,977 square feet

- Hardscape area: 5,458 square feet
- A-52 The east side of Riverwood, from 188 feet south of Charwood to 193 feet north of Charwood.
Ground Cover area: 2,750 square feet
Hardscape area: 1,698 square feet
- A-53 The west side of Jasper from Hunter to Highland. The south side of Highland from Jasper to 308 feet west of Sard. The east and west side of Sard from Highland to Hunter.
Ground Cover area: 7,445 square feet
Hardscape area: 4,740 square feet
- A-54 The west side of Beryl from 233 feet north of Mignonette to Mignonette.
Ground Cover area: 2,637 square feet
Hardscape area: 932 square feet
- A-55 The north side of 19th from Cartilla to Mayberry. The east side of Mayberry from 19th to Heather.
Ground Cover area: 8,410 square feet
Hardscape area: 5,060 square feet
- A-56 The east side of Beryl from 410 feet north of Wilson to Wilson. The north side of Wilson from Beryl to 731 feet west of Buckthorn. The south side of Wilson from Buckthorn to Beryl.
Ground Cover area: 19,708 square feet
Hardscape area: 5,436 square feet
- A-57 The east side of Hermosa from 115 feet north of Coca to 451 feet north of Coca. The trail north of water retention basin from Hermosa to 619 feet east of Hermosa.
Ground Cover area: 9,406 square feet
Hardscape area: 6,794 square feet
- A-58 The west side of Haven from 510 feet south of Victoria to 1005 feet south of Victoria.
Ground Cover area: 7,301 square feet
Hardscape area: 4,790 square feet
- A-59 The east side of Archibald from 820 feet south of Lemon to 448 feet south of Lemon and continues from 275 feet south of Lemon to 185 south of Lemon.
Ground Cover area: 4,777 square feet
Hardscape area: 5,041 square feet
- A-60 The south side of Lemon from 290 feet east of Archibald to London. The west side of London from Lemon to Orange.

	Ground Cover area:	2,569 square feet
	Hardscape area:	4,122 square feet
A-61	The north side of Carrari from London to Archibald.	
	Ground Cover area:	25,152 square feet
	Hardscape area:	1,698 square feet
A-62	The east side of Archibald from Carrari to 505 feet north of Meadowood.	
	Ground Cover area:	8,626 square feet
	Hardscape area:	1,824 square feet
A-63	The south side of Almond street from Carriage to Almond.	
	Ground Cover area:	3,342 square feet
	Hardscape area:	3,600 square feet
A-64	The east side of Beryl from Cottonwood to Wilson. The south side of Wilson from Beryl to 437 feet east of Beryl. The north side of Wilson from Cousins to 474 feet east of Cousins.	
	Ground Cover area:	11,973 square feet
	Hardscape area:	9,949 square feet
A-65	The east side of Archibald from La Gloria to 328 feet north of La Gloria.	
	Ground Cover area:	2,279 square feet
	Hardscape area:	2,411 square feet
A-66	The east side of Hermosa from Waterford to 500 feet north of Waterford.	
	Ground Cover area:	4,695 square feet
	Hardscape area:	5,947 square feet
A-67	The south side of 19th from 220 feet east of Sapphire to Via Serena.	
	Ground Cover area:	3,208 square feet
	Hardscape area:	4,158 square feet
A-68	The west side of Haven from Hillside to 783 feet south of Hillside.	
	Ground Cover area:	3,492 square feet
A-69	The north side of Hillside from 27 feet west of Mayberry to 191 feet west of Mayberry.	
	Ground Cover area:	1,002 square feet
	Hardscape area:	1,605 square feet
A-70	The south side of 19th from 365 feet west of Amethyst to Amethyst. The west side of Amethyst from 19th to Hedges.	
	Ground Cover area:	6,435 square feet

	Hardscape area:	7,015 square feet
A-71	The west side of Archibald from Hillside to Wilson. The north side of Wilson, south of the trail fence area from Archibald to 467 feet west of Archibald.	
	Ground Cover area:	9,265 square feet
	Hardscape area:	2,609 square feet
A-72	The south side of Banyan from 420 feet west of Archibald to Archibald. The west side of Archibald from Banyan to 389 feet south of Banyan.	
	Ground Cover area:	10,270 square feet
	Hardscape area:	6,673 square feet
A-73	The west side of Beryl St from 300 feet north of San Simeon Dr to 130 feet north of San Simeon Dr.	
	Ground Cover area:	1,200 square feet
	Hardscape area:	600 square feet
A-74	The south side of Highland Ave from Beryl St to Hellman Ave.	
	Ground Cover area:	11,603 square feet
A-75	The south side of Highland Ave from Amethyst St to 612 feet east of Archibald Ave.	
	Ground Cover area:	106,409 square feet
	Hardscape area:	60,608 square feet
A-76	The west side of Archibald from 635 feet north of Hillside to Hillside. The north side of Hillside from Archibald to 770 feet west of Archibald.	
	Ground Cover area:	8,859 square feet
	Hardscape area:	1,389 square feet
A-77	The east side of Carnelian from Brilliant Ln to Wilson including the irrigation cut-outs along trail. The south side of Wilson from Carnelian to 745 feet east of Arabian Dr. The irrigation cut-outs on the north side of Wilson from Carnelian to 775 feet east of Arabian Dr.	
	Ground Cover area:	5,101 square feet
	Hardscape area:	11,322 square feet
B-1	The median on Blue Gum from Etiwanda to Blue Gum Court.	
	Ground Cover area:	5,100 square feet
B-2	The north side of Highland from the Deer Creek Channel to San Benito. The north side of 19 th from San Benito to Palm. The west and east side of Alameda from 19 th to Ring. The east side of Palm from 19 th to Ring.	
	Ground Cover area:	47,397 square feet
	Hardscape area:	26,285 square feet

- B-3 The paseo from Sutter Ct to Deer Creek Channel.
Ground Cover area: 294 square feet
Hardscape area: 400 square feet
- B-4 The north side of Banyan from Deer Creek Channel to 355 feet west of Fredericksburg.
Ground Cover area: 9,200 square feet
Hardscape area: 3,834 square feet
- B-5 The north side of Lemon from Semillion to 188 feet west of Terracina.
Ground Cover area: 14,472 square feet
Hardscape area: 3,894 square feet
- B-6 The north side of Lemon from Barsac to Semillion.
Ground Cover area: 15,784 square feet
Hardscape area: 3,780 square feet
- B-7 The south side of Banyan from Cabernet to 414 feet east of Cabernet.
Ground Cover area: 18,814 square feet
- B-8 The south side of Banyan from Callaway to Muscat.
Ground Cover area: 10,505 square feet
- B-9 The east side of Haven from Banyan to 240 feet north of Banyan. The north side of Banyan from Haven to Merlot.
Ground Cover area: 24,975 square feet
Hardscape area: 1,356 square feet
- B-10 The east side of Haven from 400 feet south of Banyan to Banyan. The south side of Banyan from Haven to Callaway.
Ground Cover area: 14,548 square feet
Hardscape area: 6,348 square feet
- B-11 The south side of Banyan from Muscat to Cabernet.
Ground Cover area: 33,282 square feet
- B-12 The north side of Lemon from Barsac to 135 feet east of Valinda.
Ground Cover area: 13,464 square feet
Hardscape area: 4,098 square feet

- B-13 The south side of 19th from Inyo to 585 feet east of San Benito. The parkways on the east and west side of San Benito from 19th to San Mateo. The east side of Inyo from 19th to paseo south of 19th and the paseo running east from Inyo to Sonora.

Ground Cover area: 17,563 square feet

Turf area: 3,387 square feet

Hardscape area: 14,192 square feet
- B-14 The paseo from San Benito and Sonora to the Deer Creek Channel.

Ground Cover area: 2,000 square feet

Hardscape area: 540 square feet
- B-15 The paseo from Stanislaus and Lavine to the Deer Creek Channel.

Ground Cover area: 1,040 square feet

Hardscape area: 428 square feet
- B-16 The paseo from Inyo to Mendocino.

Ground Cover area: 225 square feet

Hardscape area: 184 square feet
- B-17 The paseo from Yuba Ct to Deer Creek Channel.

Ground Cover area: 918 square feet

Hardscape area: 420 square feet
- B-18 The south side of Wilson from 377 feet west of Canistel to 1032 feet east of Canistel.

Ground Cover area: 6,762 square feet

Hardscape area: 8,454 square feet
- B-19 The east side of Haven from the Southern Pacific Railroad to 341 feet south of Victoria.

Ground Cover area: 6,415 square feet

Hardscape area: 8,865 square feet
- B-20 The east side of Haven from 341 feet south of Victoria to Victoria; the south side of Victoria from Haven to 237 feet east of Mango.

Ground Cover area: 16,900 square feet

Hardscape area: 8,767 square feet
- B-21 The south side of 19th from Valinda to Inyo

Ground Cover area: 3,900 square feet

Hardscape area: 3,700 square feet

B-22 The south side of Lemon south of the sidewalk from 188 feet west of Terracina to 284 feet north of Marbella. The parkway on the south side of Lemon from 188 feet west of Terracina to 517 feet north of Marbella. The turf in the parkway at the end of the cul-de-sac on Sonterra Court. The parkway on the north side of Lemon from 188 feet west of Terracina to 526 feet south of Terracina. The north side of Lemon north of the sidewalk from 188 feet west of Terracina to 562 feet south of Terracina. The turf in the parkway at the end of the cul-de-sac at Serena Street.

Ground Cover area: 17,688 square feet
 Turf area: 6,390 square feet
 Hardscape area: 4,928 square feet

B-23 The parkway on the east side of Lemon from 129 feet south of Marbella to 526 feet south of Terracina. The slope on the east side of Lemon east of the sidewalk from 129 feet south of Marbella to 562 feet south of Terracina. The west side of Lemon west of the sidewalk from 284 feet north of Marbella to 129 feet south of Marbella. The parkway on the west side of Lemon from 517 feet north of Marbella to 129 feet south of Marbella.

Ground Cover area: 22,531 square feet
 Hardscape area: 4,468 square feet

B-24 The south side of Highland from 327 feet west of Deer Creek Channel to Deer Creek Channel. The paseo from Los Osos to Deer Creek Channel.

Ground Cover area: 4,946 square feet
 Hardscape area: 2,099 square feet

B-25 The south side of Banyan from 152 feet west of Cantabria to 930 feet east of Cantabria.

Ground Cover area: 16,693 square feet

B-26 The north side of Wilson from 590 feet west of High Meadow Place to 187 feet east of High Meadow Place.

Ground Cover area: 4,628 square feet
 Hardscape area: 390 square feet

B-27 The east side of Haven from 467 feet north of 19th St to 650 feet north of 19th St.

Ground Cover area: 3,483 square feet
 Hardscape area: 6,235 square feet

C-1 The north side of 26th from Andover to Hermosa. The east side of Hermosa from 26th to 331 feet north of Concord.

Ground Cover area: 12,804 square feet
 Turf area: 9,423 square feet
 Hardscape area: 5,532 square feet

- C-2 The entry monument on the northeast and northwest corners of 4th and Archibald.
 Ground Cover area: 6,337 square feet
 Hardscape area: 3,998 square feet
- C-3 The south side of Base Line from Ramona to 128 feet east of Cambridge.
 Ground Cover area: 17,262 square feet
 Hardscape area: 4,865 square feet
- C-4 The south side of Base Line from 440 feet west of Ramona to Ramona.
 Ground Cover area: 6,198 square feet
 Hardscape area: 2,200 square feet
- C-5 The south side of Base Line from 340 feet west of Center to 103 feet east of Center.
 Ground Cover area: 8,850 square feet
 Hardscape area: 2,215 square feet
- C-6 The south side of Base Line from Ivy to 105 feet west of Marine.
 Ground Cover area: 8,080 square feet
 Hardscape area: 2,475 square feet
- C-7 The parkway on the north side of Church from 142 feet east of Teak to 230 feet west of Teak.
 Ground Cover area: 1,813 square feet
 Hardscape area: 1,650 square feet
- C-8 The west side of Hermosa from 524 feet north of Palo Alto to 142 feet south of Palo Alto.
 Ground Cover area: 2,650 square feet
 Hardscape area: 3,996 square feet
- C-9 The parkway on the west side of Hermosa from 163 feet north of Ironwood to 145 feet south of Ironwood.
 Ground Cover area: 1,500 square feet
 Hardscape area: 1,848 square feet
- C-10 The entry monument parkway on the south side of Base Line from the western city limit to Alta Cuesta.
 Ground Cover area: 9,756 square feet
 Hardscape area: 4,380 square feet
- C-11 The parkway on the east side of Beryl from Alder to 135 feet north of Culpepper.
 Ground Cover area: 3,400 square feet
 Hardscape area: 3,600 square feet

- C-12 The parkway on the east side of Hellman from Tryon to 665 feet north of Tryon.
 Ground Cover area: 8,280 square feet
 Hardscape area: 3,325 square feet
- C-13 The parkway on the west side of Hellman from 500 feet north of Church to Church.
 Ground Cover area: 2,416 square feet
 Hardscape area: 3,000 square feet
- C-14 The east side of Archibald from 196 feet north of Palo Alto to 530 feet north of Palo Alto.
 Ground Cover area: 4,262 square feet
 Hardscape area: 1,374 square feet
- C-15 The north side of San Bernardino from Summerlin to 225 feet west of Summerlin.
 Ground Cover area: 1,660 square feet
 Hardscape area: 710 square feet
- C-16 The south side of Base Line from 286 feet west of Hermosa to Hermosa. The raised planter on the southwest corner of Base Line and Hermosa.
 Ground Cover area: 4,190 square feet
 Hardscape area: 2,320 square feet
- C-17 The east side of Hellman from 775 feet south of 6th St to 6th St. The south side of 6th St from Hellman to Golden Oak Rd. The west side of Golden Oak Rd from 6th St to Foxbrook Dr.
 Ground Cover area: 9,058 square feet
 Hardscape area: 6,387 square feet
- D-1 The east side of Rochester from Church to Base Line.
 Ground Cover area: 11,126 square feet
 Turf area: 16,794 square feet
 Hardscape area: 17,301 square feet
- D-2 The east side of Rochester from 146 feet south of Chervil to Church St.
 Ground Cover area: 11,908 square feet
 Turf area: 9,950 square feet
 Hardscape area: 13,263 square feet
- D-3 The south side of Base Line from Rochester to 600 feet east of Rochester.
 Ground Cover area: 2,180 square feet
 Hardscape area: 4,121 square feet
- D-4 The north and south sides of Church St from Rochester to 150 feet east of Hyssop Dr.

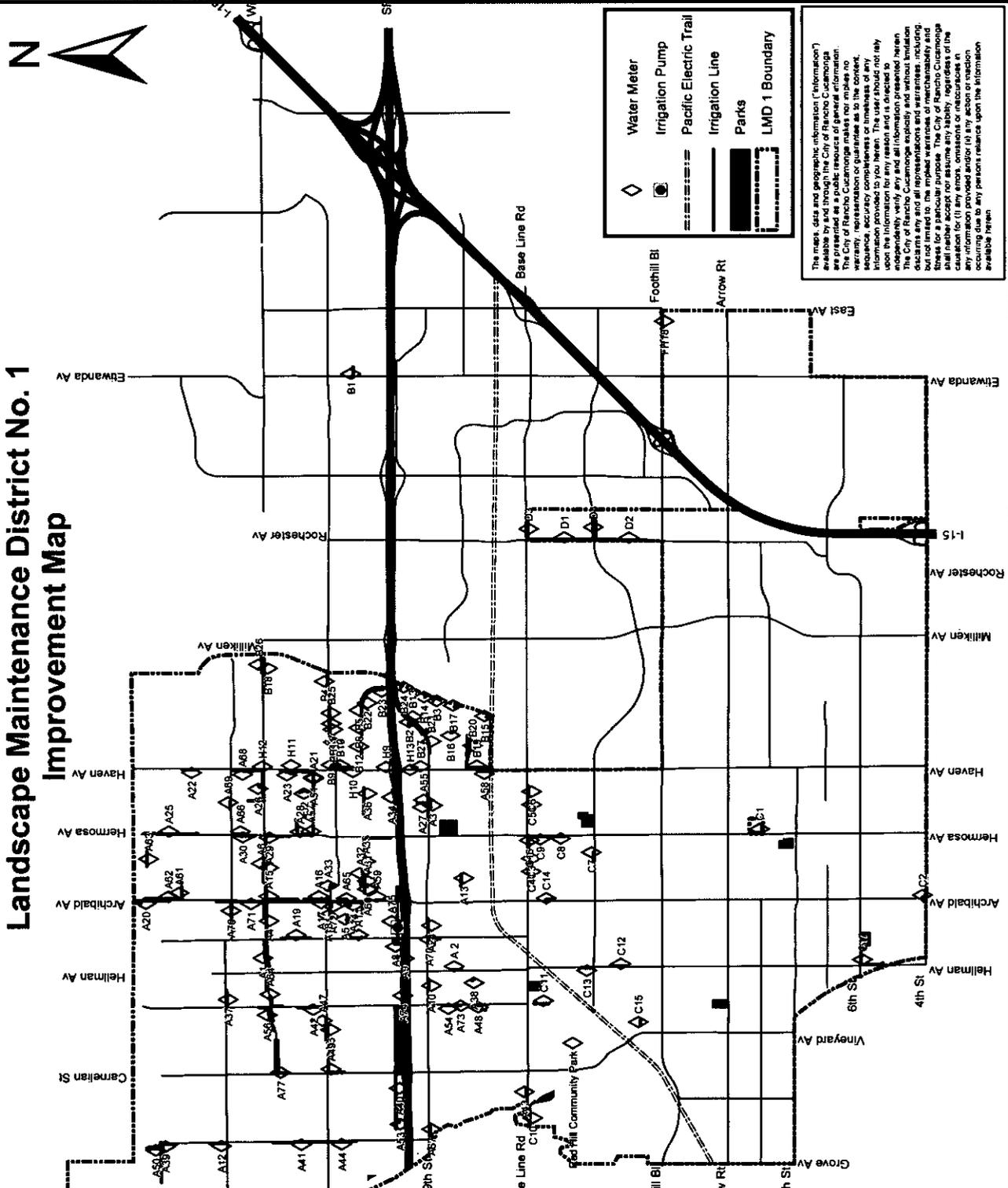
- Ground Cover area: 6,340 square feet
Hardscape area: 8,887 square feet
- H-9 The Haven median from the 210 freeway to Alta Loma.
Ground Cover area: 2,207 square feet
- H-10 The Haven median from entrance of Haven Village to Amber Lane.
Ground Cover area: 6,968 square feet
Converted 5,131 sq ft of turf to ground cover effective 4/1/13. Area listed is the 50% maintained by LMD 1. An equal amount is maintained by General Fund. 3/25/13
- H-11 The Haven median from Amber Lane to Olive Street.
Ground Cover area: 5,026 square feet
Converted 3,475 sq ft of turf to ground cover effective 4/1/13. Area listed is the 50% maintained by LMD 1. An equal amount is maintained by General Fund. 3/25/13
- H-12 The Haven median from Olive Street to 712 feet north of Wilson.
Ground Cover area: 6,734 square feet
Converted 3,933 sq ft of turf to ground cover effective 4/1/13. Area listed is the 50% maintained by LMD 1. An equal amount is maintained by General Fund. 3/25/13
- H-13 The Haven median from 19th St to the 210 freeway.
Ground Cover area: 12,514 square feet
- FH-18 The Foothill median from East Avenue to 453 feet east of Cornwall Avenue.
Ground Cover area: 5,450 square feet

Ground cover, shrubs and turf areas that make up parkways, median islands and paseos are maintained under contract by a private landscape maintenance company. Parks are maintained by the City's Park Maintenance Crews.

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.

Landscape Maintenance District No. 1 Improvement Map



	Water Meter
	Irrigation Pump
	Pacific Electric Trail
	Irrigation Line
	Parks
	LMD 1 Boundary

The maps, data and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes no mislead no warranty, accuracy, completeness or timeliness of any information provided to you herein. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga expressly and without limitation does not warrant, represent or guarantee the accuracy, reliability or fitness for a particular purpose. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the cause or for (1) any errors, omissions or inaccuracies in the information presented herein, or (2) any damages, losses or claims occurring due to any persons reliance upon the information available herein.

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget	
Personnel Services		
Regular Payroll	\$	15,760.00
Part-time Salaries		00.00
<u>Fringe Benefits</u>		<u>7,390.00</u>
Subtotal Personnel	\$	23,150.00
Operations and Maintenance		
Operations and Maintenance	\$	56,220.00
O & M Facilities		9,500.00
Vehicle Operations and Maintenance		2,000.00
Emergency Equipment & Vehicle Rental		800.00
Equipment Operations and Maintenance		3,800.00
Depreciation of Computer Equipment		0.00
Contract Services		455,570.00
Contract Services/Facilities		2,000.00
Tree Maintenance		50,000.00
Utilities		
Telephone Utilities		2,630.00
Water Utilities		393,650.00
Electric Utilities		74,430.00
Assessment Administration		65,870.00
<u>General Overhead</u>		<u>60,020.00</u>
Subtotal Operations and Maintenance	\$	1,176,490.00
Capital Expenditures		
Capital Outlay – Equipment	\$	00.00
<u>Capital Outlay – Vehicles</u>		<u>0.00</u>
Subtotal Capital Expenditures	\$	00.00
Total Expenditure Budget	\$	1,199,640.00
Total Estimated Assessment	\$	1,222,530.00
Plus Anticipated Delinquencies		<u>44,770.00</u>
Total Estimated Revenue	\$	1,267,300.00
Less Operating Reserve Fund Contribution		<u>(67,660.00)</u>
Total Expenditure Budget	\$	1,199,640.00
Total Estimated Assessment	\$	1,222,534.92
Total District EBU Count		13,258.16
Actual Assessment per EBU – Fiscal Year 2015/16	\$	92.21
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$	92.21

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 484,708.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	\$ -
<u>Operating Reserve Fund Contribution – Fiscal Year 2015/16</u>	<u>\$ 67,660.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 552,368.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIID of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the District and were installed to create a common landscape theme and neighborhood identity for parcels within the District. The improvements are situated within the public rights-of-way of the internal local street network within the District which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the District and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1979, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. Vacant parcels are assigned an EBU value of 0.25 per acre because they receive a lesser benefit from the improvements until such time as development occurs. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Benefit Unit
Multi-Family Residential	0.50	Benefit Unit
Non-Residential	2.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$92.21	\$92.21	8,145.00	8,145.00
Multi-Family Residential	92.21	92.21	10,191.00	5,095.50
Non-Residential	92.21	92.21	8.83	17.66

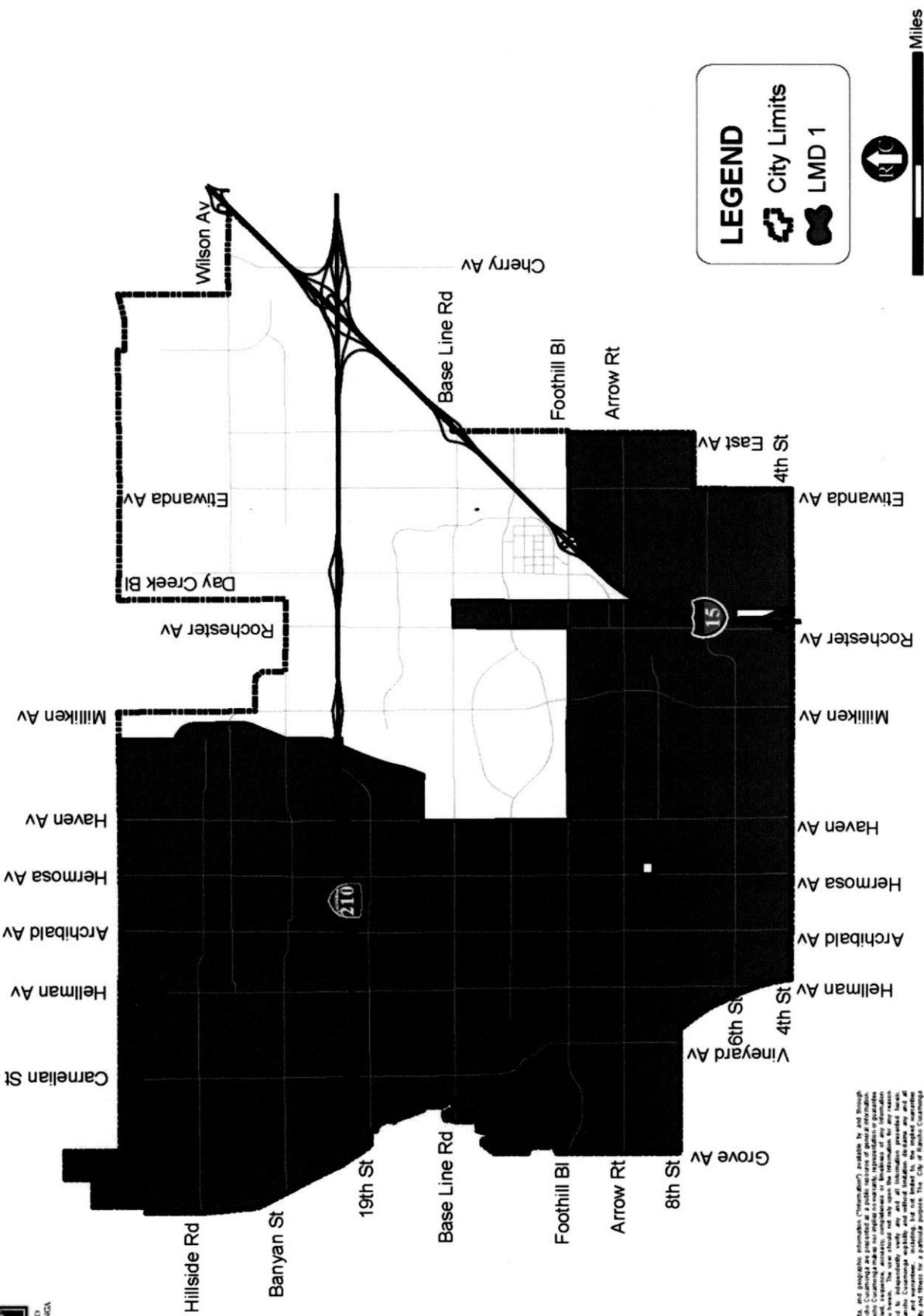
The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the

District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 1



LEGEND

- City Limits
- LMD 1

Miles

The map, data, and geographic information ("Information") available on and through the City of Rancho Cucamonga are provided as a public resource of general information. The City of Rancho Cucamonga makes no representation or warranty of accuracy or timeliness of the Information. The user should not rely upon the Information for any particular purpose. The City of Rancho Cucamonga makes no liability for any errors, omissions, or inaccuracies in the Information, including but not limited to, the most current information available. The City of Rancho Cucamonga shall not be liable for any damages, including but not limited to, any direct, indirect, or consequential damages, arising from the use of the Information. The City of Rancho Cucamonga shall not be liable for any damages, including but not limited to, any direct, indirect, or consequential damages, arising from the use of the Information.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$92.21	8,145.00	8,145.00	\$751,050.45
Multi-Family Residential	92.21	10,191.00	5,095.50	469,856.05
Non-Residential	92.21	8.83	17.66	1,628.42
TOTALS		18,344.83	13,258.16	\$1,222,534.92

**Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexation is effective for the 2015/16 Fiscal Year:

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0207-201-01, 21 & 44	03/19/14	TR 18817	94.00	94.00	Single Family Residential
0229-041-09	05/21/14	TR 18870-1	166.00	166.00	Single Family Residential
0209-122-01	08/06/14	PM 19505	2.00	2.00	Single Family Residential
0229-041-12	09/17/14	TR 18870	125.00	125.00	Single Family Residential
1074-281-09	10/01/14	DRC2013-01001	1.00	1.00	Single Family Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Victoria Neighborhood Parks and Landscape
Maintenance District (LMD 2)**

CITY OF RANCHO CUCAMONGA
Victoria Neighborhood Parks and Landscape Maintenance District (LMD 2)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2755

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the "City"), under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Victoria Neighborhood Parks and Landscape Maintenance District (LMD 2) (hereafter, referred to as the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 3,213,650.00
Plus Anticipated Delinquencies	<u>14,040.00</u>
Total Estimated Revenue	\$ 3,227,690.00
Plus Contribution from General Fund for General Benefit	328,570.00
Plus Use of Operating Reserve Fund	<u>90,960.00</u>
Total Expenditure Budget	\$ 3,647,220.00
Total District EBU Count	76,029.54
Actual Assessment per EBU	\$ 42.28
Maximum Allowable Assessment per EBU	\$ 42.28

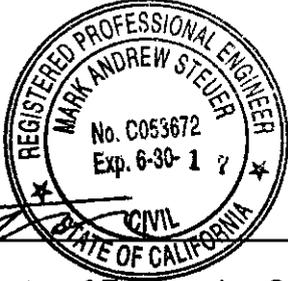
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said

parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
 - a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area located south of the I-210 Freeway, west of Etiwanda Avenue, southwest of the I-15 Freeway, and east of Haven Avenue, also known as the Victoria Planned Community, and are more particularly in the diagram of the District included herein.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements located in and serviced and maintained by the District generally include: the landscaping and associated landscape lighting and irrigation systems installed along the roadways, medians, and community trails; sidewalks; and 6 neighborhood parks that are of direct and special benefit to the parcels within the District. These improvements are located within the public rights-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris/graffiti, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements, including the parks and irrigation systems, includes but is not limited to, the upkeep, repair, removal or replacement of all or any part of the improvement or facility; grading and replacement of trail surfacing; trail fence repair and replacement; and irrigation systems control, adjustment, repair and replacement. Servicing means the furnishing of water for the irrigation of landscaping, the furnishing of electricity, gas or other illuminating energy for the lighting of landscaping or appurtenant facilities. This shall also include materials, vehicles, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District. Services include personnel, materials, contracting services, utilities, and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Ellena Park, Kenyon Park, Victoria Arbors Park, Victoria Groves Park, Vintage Park, and Windrows Park

<u>Site #</u>	<u>Descriptive Location</u>
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2-1	The west side of Arbor Lane from the traffic circle to Church. The Arbor Lane median from Church to the traffic circle. The east side of Arbor Lane from Long Meadow to Church. The paseo from the west side of Arbor Lane to Day Creek Blvd. The paseo from the west side of Arbor Lane to Saintsbury. The north side of Winery Drive from
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Arbor Lane to 214 feet west of Arbor Lane. The south side of Long Meadow Drive from Freestone Court to Duck Creek Place.

Ground Cover area: 93,639 square feet

Hardscape area: 59,041 square feet

- 2-2 The northwest corner of Day Creek Blvd. and Church. The north side of Church from Day Creek Blvd. to 1,152 feet west of Hess. The paseo from the north side of Church to Dry Creek Drive. The paseo from the north side of Church to Pine Ridge Pl. The west side of Hess Place from the north side of Church to Dry Creek Drive. The south side of Church from 145 feet east of Hyssop to 896 feet east of Hyssop.

Ground Cover area: 24,018 square feet

Hardscape area: 26,617 square feet

- 2-3 The west side of Day Creek from 250 feet north of Appellation to Church. The east side of Day Creek from Church to Madrigal. The Day Creek median from Church to Baseline. The south side of Madrigal from Day Creek to Roundhill.

Ground Cover area: 35,420 square feet

Hardscape area: 42,671 square feet

- 2-4 Victoria Park Lane from Baseline to the east entrance of Arbor Park. The southwest corner of Victoria Park Lane and Baseline. The southeast corner of Victoria Park Lane to 445 feet east of Victoria Park Lane.

Ground Cover area: 36,482 square feet

Turf area: 3,874 square feet

Hardscape area: 32,927 square feet

- 2-5 The east and west side of Victoria Park Lane and the medians from Mosaic Dr. to Church.

Ground Cover area: 56,358 square feet

Hardscape area: 20,390 square feet

- 2-6 The north side of Church from Arbor Lane to Day Creek. The northwest corner of Church and Arbor Lane. The paseo from the north side of Church to Wilson Creek Dr.

Ground Cover area: 21,616 square feet

Hardscape area: 15,159 square feet

- 2-7 The north side of Church from Victoria Park Lane to Arbor Lane. The northwest corner of Victoria Park Lane and Church. The paseo from the north side of Church to Elk Cove Court. The paseo from the north side of Church to Freestone Court. The northeast corner of Arbor Lane and Church.

Ground Cover area: 16,609 square feet

Hardscape area: 13,730 square feet

- 2-8 The paseo from the west side of Etiwanda to Silver Rose Court. The north side of Church from Etiwanda to Victoria Park Lane. The east side of Iron Horse Pl from Church to Wild Horse Way. The paseo from the north side of Church to Cloudy Bay Ct. The medians from Iron Horse Pl to Etiwanda.
- Ground Cover area: 35,122 square feet
Hardscape area: 28,473 square feet
- 2-9 The landscaped slope behind existing landscape of site 2-5 on the west side of Victoria Park Lane from 475 feet north of Long Meadow Dr. to Long Meadow Dr. The landscape slope and curb adjacent parkway from Victoria Park Lane to 685 feet west of Victoria Park Lane.
- Ground Cover area: 26,213 square feet
Hardscape area: 5,617 square feet
- VW-1 Base Line median from Victoria Park Lane to 830 feet west of Victoria Park Lane.
- Ground Cover area: 4,514 square feet
Hardscape area: 3,474 square feet
- VW-2 The north side of Baseline 300 feet east and 200 feet west of Swanson. The east and west sides of Swanson from Baseline to Province. The paseo from the intersection of Swanson and Province to Atwood with outlet to Dunmore. The paseo from Atwood to the Southern Pacific Railroad. The north side of Saratoga from Powell to Dunmore. The paseo from Saratoga to Etiwanda. The south side of Atwood from Victoria Park Lane to Travis. The north side of Atwood from Walcott to Victoria Park Lane.
- Ground Cover area: 18,753 square feet
Turf area: 73,931 square feet
Hardscape area: 22,615 square feet
- VW-3 The Victoria Park Lane median and the west and east side parkways from Baseline to the entrance to Victoria Village.
- Ground Cover area: 24,453 square feet
Turf area: 2,637 square feet
Hardscape area: 3,214 square feet
- VW-4 The Victoria Park Lane median and the west and east side parkways from Victoria Village entrance to Atwood.
- Ground Cover area: 30,695 square feet
Turf area: 10,242 square feet
Hardscape area: 6,428 square feet
- VW-5 The Victoria Park Lane median and the west side and east side parkways from Atwood to the Southern Pacific Railroad.
- Ground Cover area: 49,513 square feet
Hardscape area: 5,467 square feet

- VW-6 The paseo running north from 12732 Farrington to the Southern Pacific Railroad.
 Ground Cover area: 285 square feet
 Hardscape area: 679 square feet

- VW-7 The paseo running north from 12840 Farrington to the Southern Pacific Railroad.
 Ground Cover area: 266 square feet
 Hardscape area: 552 square feet

- VW-8 The Victoria Park Lane median and the west side parkway from the Southern Pacific Railroad to South Victoria Windrows Loop. The Victoria Park Lane east side parkway from the Southern Pacific Railroad to Zinnia Ct.
 Ground Cover area: 40,548 square feet
 Hardscape area: 6,150 square feet

- VW-9 The Victoria Park Lane east side parkway from Barberry to North Victoria Windrows Loop at Windrows Park.
 Ground Cover area: 9,188 square feet
 Turf area: 3,851 square feet
 Hardscape area: 3,720 square feet

- VW-10 The west side of Victoria Park Lane from South Victoria Windrows Loop to Dahlia Ct. The Victoria Park Lane median from Zinnia Ct. to Dahlia Ct. The east side of Victoria Park Lane from North Victoria Windrows Loop at Windrows Park to Dahlia Ct.
 Ground Cover area: 25,148 square feet
 Turf area: 37,350 square feet
 Hardscape area: 11,400 square feet

- VW-11 The east side parkway on South Victoria Windrows Loop from Silktassel to Victoria Park Lane. The parkway on the south side of Victoria Park Lane from the intersection of South Victoria Windrows Loop and North Victoria Windrows Loop to Dahlia Ct. The Victoria Park Lane median from the intersection of North and South Victoria Windrows Loop to Dahlia Ct. The parkway on the north side of Victoria Windrows Loop from the intersection of North and South Victoria Windrows Loop to Dahlia Ct.
 Ground Cover area: 23,082 square feet
 Turf area: 24,187 square feet
 Hardscape area: 6,988 square feet

- VW-12 The Victoria Park Lane median from the intersection of North and South Victoria Windrows Loop to 390 feet east of Day Creek. The parkway on the north side of Victoria Park Lane from the intersection of North and South Victoria Windrows Loop to 390 feet east of Day Creek. The parkway on the west side of north Victoria Windrows Loop from Silverberry to Victoria Park Lane. The parkway on the south side of Silverberry from 390 feet east of Day Creek to North Victoria Windrows Loop.
 Ground Cover area: 149,010 square feet

- Turf area: 38,842 square feet
Hardscape area: 12,868 square feet
- VW-13 The parkway on the south side of Victoria Park Lane from 390 feet east of Day Creek to South Victoria Windrows Loop. The west side of South Victoria Windrows Loop from Victoria Park Lane to Snapdragon.
Ground Cover area: 20,068 square feet
Turf area: 16,476 square feet
Hardscape area: 7,200 square feet
- VW-14 The parkway on the west side of South Victoria Windrows Loop from Snapdragon to Victoria Park Lane. The parkway on the north and south side of Sugargum from South Victoria Windrows Loop to 390 feet east of Day Creek. The parkways on the east and west sides of Basswood from Sugargum to Blazing Star. The parkway on the north side of South Victoria Windrows Loop from Victoria Park Lane to Silktassel.
Ground Cover area: 21,466 square feet
Turf area: 10,335 square feet
Hardscape area: 27,560 square feet
- VW-15 The parkway on the north side of Bougainvillea Way from Peach to North Victoria Windrows Loop. The parkway on the east side of North Victoria Windrows Loop from Bougainvillea Way to Citrus. The parkway on the north side of North Victoria Windrows Loop from Locust and following that curb line to Silverberry. The parkway on the north side of Silverberry from North Victoria Windrows Loop 390 feet east of Day Creek. The paseo from North Victoria Windrows Loop at Silverberry to Nasturtium. The paseo from North Victoria Windrows Loop at Locust to Pistachio and continuing to Bougainvillea.
Ground Cover area: 45,929 square feet
Turf area: 12,207 square feet
Hardscape area: 23,630 square feet
- VW-16 The south side of Highland from 455 feet east of Day Creek to 534 feet east of Locust. The east and west side of Locust from Highland to North Victoria Windrows Loop. The parkway on the south side of North Victoria Windrows Loop from Citrus east to Bougainvillea Ct. The parkway on the north side of North Victoria Windrows Loop from Twinspur to Locust.
Ground Cover area: 26,577 square feet
Turf area: 23,922 square feet
Hardscape area: 19,203 square feet
- VW-17 This site was modified and added to VW-16, 1-5-99.
- VW-18 The south side of Highland from 12583 Highland to Rockrose.
Ground Cover area: 2,800 square feet
Turf area: 8,515 square feet

- Hardscape area: 3,325 square feet
- VW-19 The north side of North Victoria Windrows Loop from Rosemary to Rockrose. The east side of Rockrose from North Victoria Windrows Loop to Highland. The south side of Highland from Rockrose to Etiwanda. The horse trail from Highland and Etiwanda to the Fire Station.
 Ground Cover area: 21,027 square feet
 Turf area: 32,266 square feet
 Hardscape area: 11,298 square feet
- VW-20 The parkway on the south side of North Victoria Windrows Loop from Victoria Park Lane to Plum. The parkway on the west side of North Victoria Windrows Loop from Plum Way to Rosemary Ct. The paseo from Tipu Pl. east to the open field.
Note: The area in front of Windrows Park is watered by VW-20 water meter, but is maintained by City crews.
 Ground Cover area: 2,110 square feet
 Turf area: 16,411 square feet
 Hardscape area: 9,132 square feet
- VW-21 The east side of North Victoria Windrows Loop from Rosemary Ct. to the trail south of Kalmia St. The trail and paseo from North Victoria Windrows Loop south of Kalmia St. to Etiwanda Ave. and north to the Fire Station. The south side of Basil St. from North Victoria Windrows Loop to Santolina Pl.
 Ground Cover area: 49,187 square feet
 Turf area: 57,532 square feet
 Hardscape area: 19,600 square feet
- VW-22 The paseo from North Victoria Windrows Loop at Rockrose to the northeast corner of Windrows Park and from that corner to Plum.
 Ground Cover area: 13,689 square feet
 Turf area: 19,953 square feet
 Hardscape area: 9,489 square feet
- VW-23 The west side of Rockrose from Highland to North Victoria Windrows Loop. The parkway on the north side of North Victoria Windrows Loop from Rockrose to Twinspur. The parkway on the south side of North Victoria Windrows Loop from Bougainvillea Ct to Rosemary.
 Ground Cover area: 18,299 square feet
 Turf area: 3,452 square feet
 Hardscape area: 10,352 square feet
- VW-24 The M.W.D. easement from Jasmine and Ironbark to Sweet Gum Dr.
 Ground Cover area: 475 square feet
 Hardscape area: 4,730 square feet

- WW-25 The north side of Baseline from 384 feet west of Wanona to Etiwanda. The west side of Etiwanda from Baseline to Craig. The Baseline median from Swanson Pl to Etiwanda.

Ground Cover area: 20,934 square feet

Turf area: 3,079 square feet

Hardscape area: 12,799 square feet

- WW-26 The paseo from Grape to 630 feet west of Grape.

Ground Cover area: 7,021 square feet

Hardscape area: 8,548 square feet

- WW-27 The south side of Baseline from 251 feet west of Swanson to Etiwanda. The Baseline median from Victoria Park Lane to Swanson Place.

Ground Cover area: 18,816 square feet

Hardscape area: 17,233 square feet

- VG-1 The turf and ground cover on the south side of Highland from the Deer Creek Channel to Fairmont. The turf and ground cover from Highland on the west side of Fairmont to Victoria Park Lane. The ground cover on the north side of Victoria Park Lane south of the horse trail from 475 feet east of Milliken to Fairmont. The turf on the north side of Victoria Park Lane from 275 feet east of Milliken to Fairmont. The turf in the parkway on the east side of Fairmont from Victoria Park Lane to Highland.

Ground Cover area: 21,573 square feet

Turf area: 47,604 square feet

Hardscape area: 17,300 square feet

- VG-2 The turf on the east side of York from Delaware to Fairmont. The ground cover on the south side of Fairmont from York Place and continuing on that curb line to Victoria Park Lane. The turf and ground cover on the south side of Victoria Park Lane west of Milliken from Fairmont to Milliken. The parkway on the west side of Milliken from Victoria Park Lane to Fairmont. The Milliken median from Fairmont to Victoria Park Lane. The turf on the north side of Victoria Park Lane from 273 feet west of Milliken to Milliken. The ground cover on the north side of Victoria Park Lane south of the horse trail from 468 feet west of Milliken to Milliken.

Ground Cover area: 29,395 square feet

Turf area: 73,608 square feet

Hardscape area: 20,173 square feet

- VG-3 The turf and ground cover north of the sidewalk on the north side of Fairmont from Nova Ct. continuing on that curb line to York Pl. and the turf south of the sidewalk on the north side of Fairmont from Armstrong Pl. continuing on that curb line to York Pl. The ground cover on the west side of York Pl. from Fairmont to Delaware and the ground cover on the east side of York Pl. The turf and ground cover on the west side of Fairmont from Emerson continuing along that curb line to Armstrong Pl. The turf and ground cover on the east and west sides of Biola Pl.

Ground Cover area: 57,189 square feet

- Turf area: 38,343 square feet
Hardscape area: 26,848 square feet
- VG-4 The turf and ground cover on the south side of Fairmont from Armstrong to Milliken. The turf and ground cover on the west side of Milliken from Fairmont to the Southern Pacific Railroad. The Milliken median from Fairmont to the Southern Pacific Railroad. The ground cover on the north side of the Southern Pacific Railroad from Deer Creek Channel to Rochester including the paseo to Baylor. The ground cover on the north side of Fairmont from Milliken to Nova Ct. The turf on the north side of Fairmont from Milliken to Armstrong.
Ground Cover area: 197,763 square feet
Turf area: 24,151 square feet
Hardscape area: 12,278 square feet
- VG-5 The paseo from Biola to Amarillo to Delaware at York.
Ground Cover area: 12,448 square feet
Turf area: 44,896 square feet
Hardscape area: 7,992 square feet
- VG-6 The paseo beginning at the northeast corner of Victoria Groves Park and Fairmont and extending to the Deer Creek Channel.
Ground Cover area: 73,442 square feet
Turf area: 74,778 square feet
Hardscape area: 16,629 square feet
- VG-7 The paseo that begins on the south side of Donnelly at Fairmont and continues to the Deer Creek Channel including the southward extension on the west side of Albright from Donnelly to Pacific and the paseo from Pacific to Charleston.
Ground Cover area: 43,427 square feet
Turf area: 51,765 square feet
Hardscape area: 15,806 square feet
- VG-8 The ground cover on the west side of Milliken from 566 feet north of Victoria Park Lane to Victoria Park Lane. The ground cover and turf north of the horse trail on Victoria Park Lane from Milliken to Fairmont. The ground cover on the east side of Fairmont from Victoria Park Lane to 156 feet north of Victoria Park Lane.
Ground Cover area: 21,614 square feet
Turf area: 8,614 square feet
Hardscape area: 8,281 square feet
- VG-9 The ground cover on the east side of Fairmont from 156 feet north of Victoria Park Lane to Kenyon Way. The ground cover on the south side of Kenyon from Fairmont to 197 feet east of Fairmont. The turf on the south side of Kenyon from Fairmont to 316 feet east of Fairmont. The turf and ground cover on the south side of Baltimore Dr from Fairmont to Baltimore CL. The turf and ground cover on the north side of Baltimore Dr. from Fairmont to Vanderbilt. The turf and ground cover on the east side

of Vanderbilt from Baltimore to Brown. The paseo from Vanderbilt and Brown to Kenyon.

Ground Cover area: 48,481 square feet

Turf area: 11,357 square feet

Hardscape area: 13,542 square feet

- VG-10 The ground cover on the south side of Kenyon from 197 feet east of Fairmont to Milliken. The turf on the south side of Kenyon from 316 feet east of Fairmont to Milliken. The ground cover on the west side of Milliken from Kenyon to 566 feet north of Victoria Park Lane. The turf and ground cover on the west side of Capitol from Brown to Bethany. The paseo from Capitol and Brown to Kenyon.

Ground cover area: 34,241 square feet

Turf area: 11,031 square feet

Hardscape area: 5,320 square feet

- VG-11 The east and west side parkways and median of Milliken from Baseline to the Southern Pacific Railroad. The north side of Baseline from 542 feet east of Milliken to Milliken.

Ground Cover area: 31,367 square feet

Turf area: 17,264 square feet

Hardscape area: 25,524 square feet

- VG-12 The turf and ground cover on the south side of Fairmont from the southeast corner of Milliken and Fairmont along the curb line to Victoria Park Lane. The turf and ground cover on the west side of Fairmont from the southwest corner of Victoria Park Lane and Fairmont (located east of Milliken) and continuing along the curb line to Milliken. The turf on the east side of Milliken from the Southern Pacific Railroad to 730 feet south of Victoria Park Lane. The ground cover on the east side of Milliken from the Southern Pacific Railroad to 766 feet south of Victoria Park Lane.

Ground Cover area: 53,068 square feet

Turf area: 36,431 square feet

Hardscape area: 27,004 square feet

- VG-13 The paseos from Victoria Park Lane to Verona, Verona to Napoli, and Genova to Tivoli.

Ground Cover area: 17,993 square feet

Turf area: 16,344 square feet

Hardscape area: 8,376 square feet

- VG-14 The Baseline median from Milliken to Ellena East. The turf and ground cover on the north side of Baseline from Ellena East to Ellena West. The turf and ground cover on the east side of Ellena West from Baseline and following the curb line to Kenyon. The north side of Ellena West from Kenyon to Casoli. The turf and ground cover on both sides of Casoli from Ellena West to Candela. The turf and ground cover on both sides of Crema Place from Ellena west to Candela.

Ground Cover area: 89,456 square feet

Turf area: 62,999 square feet

- Hardscape area: 44,826 square feet
- VG-15 The turf and ground cover on the west side of Rochester from the Southern Pacific Railroad to Baseline. The turf and ground cover on the north side of Baseline from Rochester to Ellena East. The Baseline Median from Rochester to Ellena East. The turf and ground cover on the east side of Ellena east from Baseline and continuing along that curb line to 275 feet north of Berra Road. The turf and ground cover on both sides of Berra from Ellena East to Comiso.
 Ground Cover area: 58,588 square feet
 Turf area: 57,306 square feet
 Hardscape area: 36,014 square feet
- VG-16 The paseo from Baseline to Ellena West with entrances to Amelia and Pavola.
 Ground Cover area: 9,661 square feet
 Turf area: 11,529 square feet
 Hardscape area: 5,804 square feet
- VG-17 The paseo from Fairmont to the Southern Pacific Railroad. The paseo from Fabriano to Martano.
 Ground Cover area: 35,351 square feet
 Turf area: 40,291 square feet
 Hardscape area: 16,394 square feet
- VG-18 The paseo from Rapallo to Gandino and south to the Southern Pacific Railroad.
 Ground Cover area: 4,281 square feet
 Hardscape area: 1,308 square feet
- VG-19 The paseo from Tolentino to Pizolli and to Tolentino.
 Ground Cover area: 12,555 square feet
 Turf area: 17,856 square feet
 Hardscape area: 7,380 square feet
- VG-20 The turf on the east side of Milliken from 730 feet south of Victoria Park Lane to Victoria Park Lane. The ground cover on the east side of Milliken from 766 feet south of Victoria Park Lane to Victoria Park Lane. The turf and ground cover on the south side of Victoria Park Lane from the southeast corner at Milliken heading east to Fairmont. The turf and ground cover on the north side of Victoria Park Lane from Parma to the northeast corner of Milliken and Victoria Park Lane. The ground cover on the west side of Parma from Victoria Park Lane to Lomello. The Victoria Park Lane median from Milliken to Pandino Ct. The Milliken median from Victoria Park Lane to 440 feet south of Kenyon. The parkway on the west side of Milliken from 420 feet south of Kenyon to Victoria Park Lane.
 Ground Cover area: 76,232 square feet
 Turf area: 97,979 square feet
 Hardscape area: 22,177 square feet

- VG-21 The ground cover on the east side of Parma from Victoria Park Lane to Lomello. The ground cover on the north side of Victoria Park Lane from Parma to 653 feet east of Kenyon. The turf on the north side of Victoria Park Lane from Parma to 547 feet east of Kenyon. The turf and ground cover on the south side of Victoria Park Lane from Fairmont to 422 feet east of Kenyon. The turf and ground cover on the east and west sides of Kenyon from Victoria Park Lane to the Southern Pacific Railroad. The paseo from Kenyon to Rapallo. The paseo from Kenyon to Bari. The Victoria Park Lane median from Pandino Ct to Portofino Ct.
 Ground Cover area: 69,167 square feet
 Turf area: 58,692 square feet
 Hardscape area: 34,478 square feet
- VG-22 The ground cover on the north side of Victoria Park Lane from 653 feet east of Kenyon to Rochester. The turf on the north side of Victoria Park Lane from 547 feet east of Kenyon to Rochester. The Victoria Park Lane median from Portofino Ct to Rochester Ave. The turf and ground cover on the south side of Victoria Park Lane north of the sidewalk from Kenyon to the east side of Vintage Park. The turf and ground cover on the south side of Victoria Park Lane from the east side of Vintage Park to Rochester. The turf and ground cover on the west side of Rochester from Victoria Park Lane to the Southern Pacific Railroad.
 Ground Cover area: 83,397 square feet
 Turf area: 89,674 square feet
 Hardscape area: 20,863 square feet
- VG-23 The turf and ground cover on the east side of Kenyon from Victoria Park Lane to 409 feet west of Grimaldi. The ground cover on the south side of Portofino from Kenyon to Bergano. The turf and ground cover on the north and south side of Lark from Kenyon to the west property line of Rancho Cucamonga High School. The ground cover on the east and west side of Matera from Lark to Pescara. The ground cover on the north and south side of Grimaldi from Kenyon to Brindisi. The turf and ground cover on the west side of Kenyon from Lark to Victoria Park Lane. The ground cover on the north and south side of Marcello from Kenyon to Landriano. The paseo from southwest corner of Kenyon Park to Kenyon.
 Ground Cover area: 63,733 square feet
 Turf area: 82,565 square feet
 Hardscape area: 39,297 square feet
- VG-24 The north side of Kenyon from Autumn Glen court to Woodruff. The east side of Woodruff from Kenyon to 403 feet north of Kenyon.
 Ground Cover area: 8,477 square feet
 Turf area: 5,320 square feet
 Hardscape area: 5,622 square feet
- VG-25 The paseo west of Torino from Kenyon to Highland. The turf and ground cover on the south side of Highland from the northwest corner of Tract 13440 to the east end of Tract 13440.

- | | | |
|-------|--|--------------------|
| | Ground Cover area: | 40,800 square feet |
| | Turf area: | 24,134 square feet |
| | Hardscape area: | 14,353 square feet |
| VG-26 | The paseo from Brindisi Ct. to Messina. The turf and ground cover on the north side of Brindisi Ct. to the end of the cul-de-sac. The turf and ground cover on the west side of Messina from the paseo to Treviso Way. | |
| | Ground Cover area: | 18,905 square feet |
| | Turf area: | 1,141 square feet |
| | Hardscape area: | 3,615square feet |
| VG-27 | The Milliken median from 440 feet south of Kenyon to Highland. The parkway on the west side of Milliken from 420 feet south of Kenyon. | |
| | Ground Cover area: | 4,030 square feet |
| | Turf area: | 3,006 square feet |
| | Hardscape area: | 4,222 square feet |
| VG-28 | The east side of Rochester from Victoria Park Lane to Highland. | |
| | Ground Cover area: | 60,902 square feet |
| | Hardscape area: | 5,593 square feet |
| VG-29 | The north side of Kenyon from Milliken to Fairmont. The groundcover on the east side of Fairmont, east of the sidewalk, from Kenyon to the 210 freeway. | |
| | Ground Cover area: | 20,178 square feet |
| | Turf area: | 16,877 square feet |
| | Hardscape area: | 5,736 square feet |
| VG-30 | The south side of Tresenda from Santo to Sapada. The paseo from Sapada to Carano. The south side of Montella from Carano to Trivento. | |
| | Ground Cover area: | 6,797 square feet |
| | Turf area: | 2,462 square feet |
| | Hardscape area: | 4,860 square feet |
| VG-31 | The east side of Brienza from Larina to Letini. The west side of Tindari from Letini to Larina. The Greenbelt on the south side of Marconi from Trivento to Comisco. The east side of Comisco from Scalea to Santo. | |
| | Ground Cover area: | 23,419 square feet |
| | Turf area: | 18,351 square feet |
| | Hardscape area: | 13,764 square feet |
| VG-32 | The north side of Candela from Terini to Bettoloa. | |
| | Ground Cover area: | 20,172 square feet |
| | Turf area: | 8,190 square feet |
| | Hardscape area: | 8,292 square feet |

- VG-33 The paseo at the north end of Sapri to the Southern Pacific Railroad.
 Ground Cover area: 894 square feet
 Hardscape area: 318 square feet
- VG-34 The paseo at the north end of Bronte to the Southern Pacific Railroad.
 Ground Cover area: 894 square feet
 Hardscape area: 318 square feet
- VG-35 The east side of Rochester from 555 feet south of Palmi to Victoria Park Lane. The south side of Victoria Park Lane and median from Rochester to east side of Deer Creek Channel.
 Ground Cover area: 53,646 square feet
 Turf area: 11,150 square feet
 Hardscape area: 17,555 square feet
- VG-36 The north side of Victoria Park Lane from the east side of Deer Creek Channel to Rochester.
 Ground Cover area: 55,780 square feet
 Turf area: 10,500 square feet
 Hardscape area: 8,004 square feet
- VG-37 The paseo at the end of Ardmoor Ct. to the Southern Pacific Railroad.
 Ground Cover area: 1,350 square feet
 Hardscape area: 950 square feet
- VG-38 The east side of Milliken from 106 feet north of Victoria Park Lane to Kenyon. The north and south side of Spring Mist Drive from Milliken to Summerstone. The south side of Kenyon from Milliken to Kenyon Park.
 Ground Cover area: 28,051 square feet
 Turf area: 4,533 square feet
 Hardscape area: 12,879 square feet
- VG-39 The north side of Victoria Park Lane from Kenyon paseo to 132 feet east of Milliken. The Kenyon paseo from Victoria Park Lane to Fairwinds Court. The paseo from Victoria Park Lane to the south west corner of Kenyon Park.
 Ground Cover area: 55,089 square feet
 Turf area: 13,120 square feet
 Hardscape area: 7,676 square feet
- VG-40 The south side of Highland from 413 feet west of Highland paseo to Highland paseo. The east side of Highland paseo from Highland to Kenyon. The north side of Kenyon from Highland paseo to Autumn Glen Court.
 Ground Cover area: 56,553 square feet

- Hardscape area: 12,314 square feet
- VG-41 The west side of Rochester from 294 feet south of Highland to Lark. The north side of Lark from Rochester to 1230 feet west of Rochester.
Ground Cover area: 31,413 square feet
Hardscape area: 13,338 square feet
- VG-42 The south side of Highland from 1314 feet west of Rochester to Rochester. The west side of Rochester from Highland to 294 feet south of Highland. The north side of Highland from Rochester to Woodruff.
Ground Cover area: 40,346 square feet
Hardscape area: 15,445 square feet
- VG-43 The north side of Victoria Park Lane and the median from Day Creek Blvd. to Day Creek Channel. The east and west side of Kensington Pl. from Victoria Park Lane to Stratford Dr.
Ground Cover area: 70,669 square feet
Turf area: 7,888 square feet
Hardscape area: 18,426 square feet
- VG-44 The west side of Day Creek Blvd. from 572 feet north of Silverberry to Day Creek Blvd. The south side of Silverberry from Kensington to Day Creek Blvd.
Ground Cover area: 36,835 square feet
Hardscape area: 24,376 square feet
- VG-45 The west side of Milliken and the Milliken median from the 210 freeway to Kenyon.
Ground Cover area: 10,658 square feet
Turf area: 610 square feet
Hardscape area: 5,589 square feet
- VG-46 The Baseline median from 657 feet east of Virginia Dr. to Rochester. The north side of Baseline from 278 feet east of Virginia to Rochester. The paseo from the northeast corner of Rochester and Base Line to Huntley. The east side of Rochester from Baseline to 105 feet north of Shenandoah.
Ground Cover area: 33,135 square feet
Hardscape area: 19,340 square feet
- VG-47 The north side of Baseline from 400 feet east of Day Creek Blvd. to Day Creek Blvd. Baseline median from Day Creek Blvd. to 595 feet east of Day Creek Blvd.
Ground Cover area: 9,515 square feet
Hardscape area: 7,926 square feet
- VG-48 The east side of Day Creek Blvd. and median from Baseline to Victoria Park Lane. The south side of Victoria Park Lane from Day Creek Blvd. to 390 feet east of Day

- Creek Blvd.
 Ground Cover area: 50,318 square feet
 Turf area: 3,234 square feet
 Hardscape area: 29,217 square feet
- VG-49 The north side of Victoria Park Lane and median from 390 feet east of Day Creek Blvd to Day Creek Blvd. The east side of Day Creek Blvd from Victoria Park Lane to Highland. The south side of Highland from Day Creek Blvd. to 440 feet east of Day Creek Blvd.
 Ground Cover area: 51,459 square feet
 Turf area: 3,930 square feet
 Hardscape area: 32,296 square feet
- VG-50 The west side of San Carmela from 389 feet north of Baseline to Baseline. The north side of Baseline from Carmela to 264 feet west of Durness.
 Ground Cover area: 18,043 square feet
 Hardscape area: 12,383 square feet
- VG-51 The Paseo south of Saxon to Southern Pacific Railroad.
 Ground Cover area: 1,398 square feet
 Hardscape area: 969 square feet
- VG-52 The north side of Sugar Gum from Milliken to Kensington. The south side of Sugar Gum from Milliken to 111 feet east of Suffolk.
 Ground Cover area: 4,362 square feet
 Hardscape area: 3,325 square feet
- VG-53 The south side of Victoria Park Lane from 296 feet west of Kensington to Milliken. The west side of Day Creek Blvd. from Victoria Park Lane to 397 feet south of Sugar Gum.
 Ground Cover area: 28,532 square feet
 Turf area: 11,070 square feet
 Hardscape area: 7,720 square feet
- VG-54 The east side of Rochester from Shenandoah to the Southern Pacific Railroad.
 Ground Cover area: 6,864 square feet
 Hardscape area: 5,136 square feet
- VG-55 The paseo north of Westhaven to the Southern Pacific Railroad.
 Ground Cover area: 1,775 square feet
 Hardscape area: 2,575 square feet
- VG-56 The south side of Highland from 1,317 feet west of Day Creek to 1,085 feet west of Day Creek including the non-irrigated slope on the south side of the sidewalk.
 Ground Cover area: 5,274 square feet

Hardscape area: 1,761 square feet

VG-57 The north side of Highland from Fairmont Way to the Day Creek Channel.

Ground Cover area: 16,157 square feet

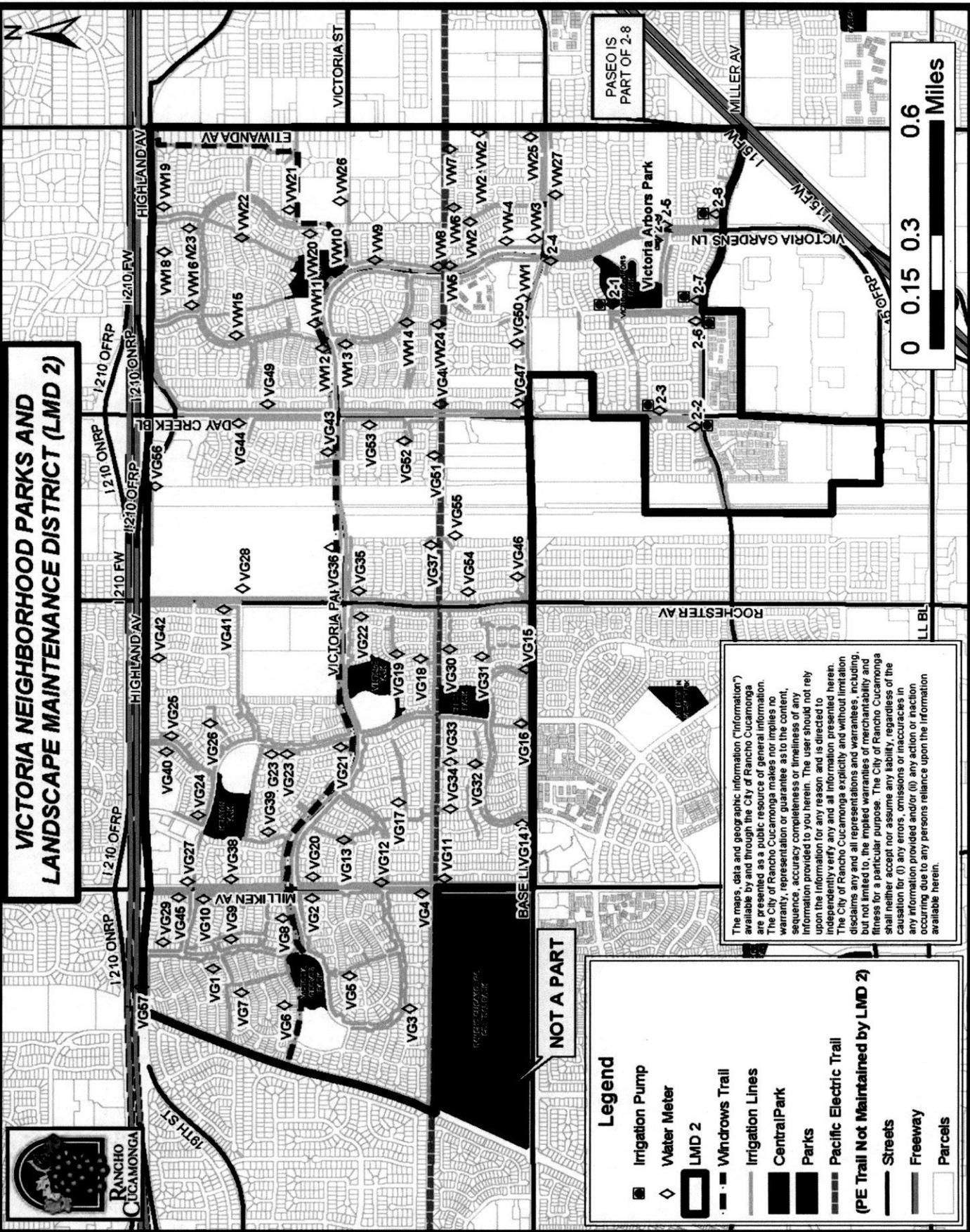
Hardscape area: 17,405 square feet

Ground cover, shrubs and turf areas that make up parkways, median islands and paseos are maintained under contract by a private landscape maintenance company. Parks are maintained by the City's Park Maintenance Crews.

Map of Improvements

The following page shows the approximate location (for reference only – may not include all) of landscaping improvements, including irrigation sites, and parks and community trails to be maintained by the District.

VICTORIA NEIGHBORHOOD PARKS AND LANDSCAPE MAINTENANCE DISTRICT (LMD 2)



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NOT A PART

Legend

- Irrigation Pump
- Water Meter
- LMD 2
- Windrows Trail
- Irrigation Lines
- Central Park
- Parks
- Pacific Electric Trail
- (PE Trail Not Maintained by LMD 2)**
- Streets
- Freeway
- Parcels

ESTIMATE OF COSTS

The estimated costs of maintenance and servicing of the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 510,330.00
Overtime Salaries	1,090.00
Part-time Salaries	80,320.00
Fringe Benefits	<u>249,370.00</u>
Subtotal Personnel	\$ 841,110.00
Operations and Maintenance	
Operations and Maintenance	\$ 67,150.00
O&M/Facilities	0.00
Vehicle Operations and Maintenance	5,000.00
Emergency Equipment and Vehicle Rental	0.00
Contract Services	1,051,890.00
Contract Services/Facilities	0.00
Tree Maintenance	130,560.00
Utilities	
Telephone Utilities	1,690.00
Water Utilities	1,118,660.00
Electric Utilities	108,270.00
Assessment Administration	34,870.00
Admin/General Overhead	223,250.00
<u>Interfund Allocation</u>	75,020.00
Subtotal Operations and Maintenance	\$ 2,816,360.00
Capital Expenditures	
<u>Capital Outlay – Vehicles</u>	\$ 0.00
Transfer Out-Reserves	<u>0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total Expenditure Budget	\$ 3,657,470.00
Total Estimated Assessment	\$ 3,213,650.00
Plus Contribution from General Fund for General Benefit	328,570.00
Plus Use of Operating Reserve Fund	<u>90,960.00</u>
Total Estimated Revenue	\$ 3,633,180.00
Plus Anticipated Delinquencies	<u>14,040.00</u>
Total Expenditure Budget	\$ 3,647,220.00

Total Estimated Assessment	\$ 3,213,658.08
Total District EBU Count	76,029.54
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 42.00
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 42.28

Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per Benefit Unit (“BU”) will be based on the total amount of funds needed to maintain the improvements in a satisfactory and healthy condition. The actual assessment amount may be the same or lower than the maximum allowable assessment; however, it may not exceed the maximum after the application of the cost of living inflator, as defined in this report, unless the excess increase is approved by the property owners in accordance with Assessment Law.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 2,309,950.00
Operating Reserve Contribution – Fiscal Year 2015/16	(90,960.00)
Operating Reserve Collection – Fiscal Year 2015/16	0.00
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 2,218,990.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget for the maintenance and servicing of the improvements:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

Introduction

Pursuant to the 1972 Act, Article XIID of the California Constitution, and the Proposition 218 Omnibus Implementation Act, all parcels that receive a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by local agencies for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the Landscape and Lighting Act of 1972 requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22574).

Article XIID, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIID also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Examples of parcels exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways. Furthermore, Proposition 218 requires the City to separate general benefits from special benefits, whereas only special benefits may be assessed.

As further detailed in the following sections, the Method of Assessment uses the following components to assign special benefit to each parcel:

- **Benefit Points:** Assignment of points for aesthetic, safety and economic special benefits.
- **Benefit Factor:** Multiplier. For residential parcels the benefit factor is units, and for non-residential parcels the benefit factor is lot size (acreage).

- **Benefit Units:** Sum of a parcel's benefit points multiplied by the parcel's benefit factor. The total amount is the special benefit units assigned to a parcel.

Apportioning of Special Benefit

As previously outlined, each of the parcels within the District receives a special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements and services provided is identified and the proportionate special benefits derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

The total costs of maintenance and operation, less the amount of general benefits identified, will be assessed to the parcels within the District based on the estimated benefit units assigned to each parcel. To assess special benefits appropriately, it is necessary to relate parcels of different land uses and development status to each other. The benefit unit method of apportionment uses the single family home as the basic unit of assessment since there is a total of 5,843 single family parcels within the District which represents 90.96% of the total assessable parcels within the District. The following shows how each parcel's benefit units have been determined.

Aesthetic Benefit Points

Aesthetic Benefit Points are assigned based upon the property's proximity to the improvements as well as the property's existing land use. All Single Family Residential parcels are located within the same proximity to the collective improvements (sidewalks, community trails, street landscaping and one-half mile from one of the parks). Each Single Family Residential parcel is fronted by sidewalk improvements, is within a one-half mile from one of the neighborhood parks, and uses the roads with street landscaping to enter and exit the Victoria Planned Community. In addition, the community trails are located throughout the District and serve as connectors between the different neighborhoods, school and shopping locations. All properties are within similar proximity to the trail improvements. Many trails are located along the sidewalks and streets, and all properties within the District have access to the trails through the various access points located throughout the entire District. The Single Family Residential parcels within the District are relatively similar in both building size and lot size. Since the improvements are provided uniformly throughout the District, Single Family Residential parcels are assigned 4.00 aesthetic benefit points, one for each of the improvement types.

Multi Family and Condominium parcels are within close proximity to the sidewalks, and receive the benefit of having maintained sidewalks for users to travel and access the property. Although these parcels benefit from the aesthetics of the sidewalks they do not receive the same benefit as Single Family Residential parcels, since Multi Family and Condominium parcels do not have continuous sidewalk improvements along the frontage of each parcel/unit. Multi Family and Condominium parcels are within a one-half mile of the neighborhood parks, use the roads with street landscaping to enter and exit their housing complexes within the District, and are in close proximity to the trail improvements. Accounting for the lower average household size of Multi Family and Condominium parcels, and not having continuous sidewalk improvements directly fronting their property/unit, these properties have a reduced level of benefit from the improvements. Multi Family and Condominium parcels are assigned 2.80 benefit points.

Maintained sidewalks and street landscaping create an aesthetically pleasing environment for both employees and patrons of commercial properties. The overall aesthetics, interest and desirability of commercial properties within the District increase, as a result of the maintenance and servicing of the collective improvements. Based on the City's Land Use Plan and residential designations of homes within the District, there is an average of six Single Family Residential properties per acre within the District (General Plan, 2010). However, given the nature of their property use type, Commercial properties do not receive the same level of benefit from the trail and park improvements in relationship to residential land uses. Commercial properties are assigned 16.00 benefit points.

A handful of parcels within the District are used to provide public services (such as fire stations, schools, churches and other similar uses) to the surrounding community, and are located based upon their proximity to the parcels they serve. These parcels benefit from the collective improvements in place, but at a reduced level compared to a Single Family Residential parcel, due to the nature of the improvements and their land use. In addition, these public service parcels are in place for the surrounding community, and the existence of well-maintained parks, street landscaping and community trails is not a significant factor in the decision to locate those facilities. Given the nature of their property use types, these public service parcels are assigned a 1.00 benefit points in recognition of the limited benefit they receive from the improvements maintained by the District.

Undeveloped parcels within the District receive an aesthetic benefit from the maintenance of the collective improvements, but given the very limited activity and pedestrian access that these properties provide, properties within this land use category receive a reduced level of benefit. To account for this reduced benefit, all undeveloped properties are assigned 0.40 benefit points.

Common area, roads and easements are deemed to receive no benefit from the District maintenance activities because they serve as connectors for other properties and do not receive benefit from the increased aesthetics. Utility parcels are located based on their proximity to the parcels they serve, and based upon their property usage (wireless towers, flood control basins and fire trail/access roads) do not benefit from the increased aesthetics.

The following shows the aesthetic benefit points assigned to the parcel land use categories within the District:

Parcel Land Use Category	Aesthetic Benefit Points
Single Family Residential	4.00
Condominium Residential	2.80
Multi-Family Residential	2.80
Commercial/Industrial	16.00
Public Service Parcels – Church/Fire Station/School	1.00
Undeveloped	0.40
Common Area/Roads/Easements/Utility	0.00

Safety Benefit Points

Safety Benefit Points are assigned based upon the property's proximity to the improvements as well as the property's existing land use. The Single Family Residential parcels within the District

are relatively similar in both building size and lot size. Since the sidewalks, trails and street landscaping improvements are provided uniformly throughout the District, Single Family Residential parcels are assigned 3.00 safety benefit points, one for each of the improvement types. Based on the additional pedestrian traffic that commercial property generates compared to residential property, and that there is an average of six Single Family Residential Properties per acre within the District, Commercial parcels are assigned 18.00 benefit points.

Multi Family and Condominium parcels are within close proximity to the sidewalks, and receive the benefit of having maintained sidewalks, trails and street landscaping for users to travel and access the property. Multi Family and Condominium parcels receive a reduced level of benefit from the safety of the sidewalks as they do not receive the same benefit as parcels that have continuous sidewalk improvements along the entire frontage of their parcel/unit. In addition, Multi Family and Condominium parcels have a lower average household size, which results in a reduced volume of pedestrian traffic on the sidewalks and trails compared to a Single Family Residential parcel. Multi Family and Condominium parcels are assigned 2.10 benefit points.

A handful of parcels within the District are used to provide public services (such as fire stations, schools, churches and other similar uses) to the surrounding community, and are located based upon their proximity to the parcels they serve. However, based on the nature and location of the sidewalk and street landscaping improvements and public access to these properties, these parcels receive a safety benefit from the maintenance of the improvements. These public service parcels are assigned 2.00 benefit points in recognition of the benefit they receive.

Well maintained green areas reduce the occurrence of crime and vandalism, and as such the maintenance of the improvements within the District create a safety benefit for the undeveloped parcels within the District. However, the safety benefit is reduced compared to a Single Family Residential parcels due to the very limited activity and pedestrian access that these properties provide. Undeveloped properties are assigned 0.30 benefit points.

Common area, roads and easements are deemed to receive no benefit from the District maintenance activities because they serve as connectors for other properties and do not receive benefit from the increased aesthetics. Utility parcels are located based on their proximity to the parcels they serve, and given the nature of the property usage ((wireless towers, flood control basins and fire trail/access roads) do not benefit from the increased safety.

The following shows the safety benefit points assigned to the parcel land use categories within the District:

Parcel Land Use Category	Safety Benefit Points
Single Family Residential	3.00
Condominium Residential	2.10
Multi-Family Residential	2.10
Commercial/Industrial	18.00
Public Service Parcels – Church/Fire Station/School	2.00
Undeveloped	0.30
Common Area/Roads/Easements/Utility	0.00

Economic Benefit Points

Accounting for the existing economic activity throughout the District, as well as the potential for properties to develop, redevelop and invest in their economic presence, properties within the District are assigned benefit points for the economic activity benefits received from the uniform and maintained improvements. Economic activity benefit points are assigned based upon the property's location to the District activities, as well as the property's existing land use. The District's improvements will allow properties to maximize their development, land use and occupancy rates. Residential land uses are assigned benefit points in proportion to the number of trips generated and average number of occupants per dwelling unit in comparison to the typical single family parcel. Single Family Residential parcels are assigned 4.00 benefit points, one for each of the improvement types. Studies have consistently shown that the average multi-family residential unit impacts infrastructure approximately 80% as much as a single family residence. Condominium parcels are assigned 3.20 benefit points since the number of trips generated per condominium unit is approximately 80% of the typical single family residential units (Trip Generation, 2003). Multi-family residential parcels are assigned 2.40 benefit points per dwelling unit since the number of trips generated per multi-family residential unit, per the City's Traffic Study (2009), are 60% of the typical single family residential unit.

To recognize the increase in economic activity and additional pedestrian traffic that non-residential properties generate compared to residential property, non-residential Commercial properties are assigned benefit points based on the average trip generations of non-residential property compared to a Single Family Residential property. Based on the City's Traffic Study (2009), and given that the non-residential parcels within the district are of mixed uses, the trip generation rate for non-residential parcels averages just under 320 trips per acre, which is approximately 5.6 times per acre that of a single family residential development. The trip generation rate is reduced to account for pass-through trips which are estimated to be 20%. Therefore, the economic benefit points assigned Commercial parcels is 4.50 per one residential benefit point. Commercial properties are assigned a total of 18.00 economic benefit points.

The public services parcels and utility parcels within the District are used to provide services to the surrounding community, and are located based upon their proximity to the parcels they serve. These parcels receive no economic benefit from the collective improvements in place. Therefore, they are not assigned benefit points for economic activities.

The availability of well-maintained sidewalk, landscaping and park improvements within the local community enhances the ability of owners of undeveloped parcels of land to develop those parcels, as studies have shown that there is an increase in demand for residents and businesses to locate within communities with well-maintained sidewalk, landscaping and park improvements. However, since undeveloped parcels generate fewer trips and given the limited activity these properties provide, they receive a reduced economic benefit from the maintenance of the collective improvements. To account for this reduced benefit, but still recognize development potential, all undeveloped properties are assigned 1.50 benefit points.

Common areas and roads are deemed to receive no benefit from the District maintenance activities because they serve as connectors for other properties and do not receive an economic benefit.

The following shows the economic benefit points assigned to the parcel land use categories within the District:

Parcel Land Use Category	Economic Benefit Points
Single Family Residential	4.00
Condominium Residential	3.20
Multi-Family Residential	2.80
Commercial/Industrial	18.00
Public Service Parcels – Church/Fire Station/School	0.00
Undeveloped	1.50
Common Area/Roads/Utility	0.00

Total Special Benefit Points Calculation

The formula below shows the total special benefit points calculation for each parcel within the District:

Parcel's Total Special Benefit Points	=	Parcel's Aesthetic Benefit Points	+	Parcel's Safety Benefit Points	+	Parcel's Economic Benefit Points
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Parcel Factors

The method of apportioning the benefit to the parcels within the District reflects the proportional special benefit assigned to each property within the District based upon various property characteristics of parcels as compared to other properties within the District. By adjusting the assigned special benefit points set forth above by parcel factors, a more complete picture of the proportional special benefits received by each parcel within the District is presented. Given that the special benefits provided by the District focus on aesthetic benefit, safety benefit, and economic activity benefits, it was determined that lot size (acreage) for non-residential parcels and units for residential parcels were the most appropriate parcel factors. The number of units for non-residential parcels would not accurately reflect the amount of development and redevelopment that may occur. In addition, a larger parcel allows for a greater area to develop and redevelop than smaller parcels, which corresponds to larger parcels receiving proportionately greater aesthetic, safety and economic activity benefits when compared to smaller parcels within the District. Therefore, the benefits assigned for each parcel in the District is in direct proportion to the size of the parcel and potential development of the parcel. Residential parcels are limited by the number of units on the parcel more than the actual lot size. However, the greater the lot size, the more units can be placed on a parcel, and the more persons who use and benefits from the collective improvements. Therefore the benefits assigned for each parcel in the District is in direct proportion to the units assigned to that parcel. The formula below shows the parcel factor calculation for each parcel within the District:

Residential Parcel Factor	=	Units
Non-Residential Parcel Factor	=	Acreage

Total Benefit Units per Parcel Calculation

To appropriately quantify and assign the total benefit units for each parcel within the District, the total special benefit points are further adjusted according to the formula below:

Parcel's Total Benefit Units	=	Parcel's Total Special Benefit Points	X	Parcel Factor
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Total Special Benefit Units

The total special benefit units for the District at this time are 76,064.85.

Data Considerations and Parcel Changes

The use of the latest Assessor's Secured Roll information has been and shall be used in the future as the basis in determining each parcel's land use category, units and lot size (acreage), unless better data was or is available to the City. In addition, if any parcel within the District is identified by the Auditor/Controller to be an invalid parcel number, the land use category, units and lot size (acreage) of the subsequent valid parcels shall serve as the basis in assigning parcel factor special benefit units. If a single parcel changes to multiple parcels, the special benefit units shall be recalculated based on the property type, number of units and acreage data for the new parcels, rather than each new parcel receiving a proportionate share of the original assessment.

Special Considerations: Publicly Owned Parcels

Any publicly owned parcels that benefit from the improvements cannot be exempt from the assessment. The special benefits accruing to these types of parcels must be determined using the same kind of formulas and benefit point assignment as applied to privately owned parcels. This requirement is clearly conveyed in Article XIII D, Section 4(a) of the California Constitution which states in part, "... *Parcels within a district that are owned or used by any agency, the State of California or the United States shall not be exempt from assessment unless the agency can demonstrate by clear and convincing evidence that those publicly owned parcels in fact receive no special benefit.*" Publicly owned parcels are categorized and assigned benefit units using the same methodology as privately owned parcels, based on their land use as shown on the latest County Secured Roll.

Rate per Benefit Unit

The assessment rate per special benefit unit is calculated by dividing the total cost estimate to be assessed by the total special benefit units assigned to the parcels in the District. The following formula provides the assessment rate per special benefit unit calculation:

Rate per Benefit Unit	=	Total Costs to be Assessed	/	District's Total Benefit Units
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Method of Assessment Spread

The method of assessment is based upon a formula that assigns the special benefits to each parcel, with special benefit points being adjusted by the parcel's number of units or lot size

(acreage). The formula below provides a summary of the annual assessment calculation for each parcel in the District.

(A) Parcel's Total Benefit Units	=	(B) Parcel's Total Special Benefit Points	X	(C) Parcel Factor
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(B) Parcel's Total Special Benefit Points	=	Parcel's Aesthetic Benefit Points	+	Parcel's Safety Benefit Points	+	Parcel's Economic Benefit Points
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(C) Parcel Factor	Residential Parcel Factor	=	Units
	Non-Residential Parcel Factor	=	Acreage

Applying the Method of Assessment Spread

The maximum assessment for each parcel in the District is calculated by the following procedure:

Step 1: Assign each parcel its appropriate land use category based on the most recent San Bernardino County Assessor's Secured Roll data.

Step 2: Determine each parcel's appropriate aesthetic benefit points based on land use. The aesthetic benefit points are shown in the following table:

Parcel Land Use Category	Aesthetic Benefit Points
Single Family Residential	4.00
Condominium Residential	2.80
Multi-Family Residential	2.80
Commercial/Industrial	16.00
Public Service Parcels – Church/Fire Station/School	1.00
Undeveloped	0.40
Common Area/Roads/Easements/Utility	0.00

Step 3: Determine each parcel's appropriate safety benefit points based on land use. The safety benefit points are shown in the following table:

Parcel Land Use Category	Safety Benefit Points
Single Family Residential	3.00

Condominium Residential	2.10
Multi-Family Residential	2.10
Commercial/Industrial	18.00
Public Service Parcels – Church/Fire Station/School	2.00
Undeveloped	0.30
Common Area/Roads/Easements/Utility	0.00

Step 4: Determine each parcel’s appropriate economic benefit points based on land use. The economic benefit points are shown in the following table:

Parcel Land Use Category	Economic Benefit Points
Single Family Residential	4.00
Condominium Residential	3.20
Multi-Family Residential	2.80
Commercial/Industrial	18.00
Public Service Parcels – Church/Fire Station/School	0.00
Undeveloped	1.50
Common Area/Roads/Utility	0.00

Step 5: Sum the aesthetic benefit points, safety benefit points and economic benefit points for each parcel. The total benefit points are shown in the following table:

Parcel Land Use Category	Aesthetic Benefit Points	Safety Benefit Points	Economic Benefit Points	Total Benefit Points
Single Family Residential	4.00	3.00	4.00	11.00
Condominium Residential	2.80	2.10	3.20	8.10
Multi-Family Residential	2.80	2.10	2.80	7.70
Commercial/Industrial	16.00	18.00	18.00	52.00
Public Service Parcels – Church/Fire Station/School	1.00	2.00	0.00	3.00
Undeveloped	0.40	0.30	1.50	2.20
Common Area/Roads/Easements/Utility	0.00	0.00	0.00	0.00

Step 6: Determine the appropriate parcel factor based on the parcel's land use. The unit of measurement for each parcel factor, by land use, is shown in the following table:

Residential Parcel Factor	=	Units
Non-Residential Parcel Factor	=	Acreage

Step 7: Multiply the total benefit points by parcel factor to compute each parcel's total special benefit units.

Step 8: Sum the result of Step 7 for all parcels in the District.

Step 9: Separate the general benefit from the special benefit, and divide the portion of the budget representing special benefit by the result of Step 8 to compute the rate per benefit unit.

Step 10: Multiply each parcel's total benefit units by the result of Step 9 to compute each parcel's assessment.

Step 11: In future years the rate per benefit unit may be adjusted by inflation.

2015/16 Proposed Maximum Assessment Rates

The 2015/16 maximum allowable assessment rate is calculated by dividing the net total to be assessed by the total special benefit units assigned to parcels in the District based on property type, unit and acreage data. For Fiscal Year 2015/16, the calculation is as follows:

Maximum Assessment per Benefit Unit	=	Special Benefit to be Assessed	/	District's Total Benefit Units
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\$42.28	=	\$3,213,658.08	/	76,029.54
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The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District, by land use category:

Fiscal Year	Maximum Assessment per EBU	Actual Assessment per EBU
2013/14	42.01	42.00
2014/15	42.23	42.00

2015/16	42.28	42.28
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Parcel Land Use Category	Total Benefit Points	Parcel Factor	Maximum Allowable Assessment for FY 2015/16
Single Family Residential	11.00	Unit	\$464.97
Condominium Residential	8.10	Unit	342.18
Multi-Family Residential	7.70	Unit	325.47
Commercial/Industrial	52.00	Acre	2,198.04
Public Service Parcels – Church/Fire Station/School	3.00	Acre	126.81
Undeveloped	2.20	Acre	92.99
Common Area/Roads/Easements/Utility	0.00	Parcel	0.00

Cost of Living Inflator

Each fiscal year, beginning Fiscal Year 2015/16, the maximum allowable assessment amount may be increased by the lesser of 3% or the percentage change in the year ending February preceding the start of the Fiscal Year of the Consumer Price Index for all Urban Consumers (CPI-U), for the Los Angeles-Riverside-Orange County area. If for any reason the percentage change is negative, the maximum allowable assessment would not be decreased by reason of such negative percentage change and would remain at the amount as computed on the previous fiscal year regardless of any CPI-U adjustment. If operating costs are such that the maximum assessment amount is not needed, the City would levy only what is needed for that fiscal year.

The actual assessment rate for Fiscal Year 2015/16 will increase from \$462.00 to \$464.97 per single-family residence, a rate increase of 0.64% as compared to Fiscal Year 2014/15.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following pages. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County of San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type	Total Units/Acres	Total EBUs	Actual Assessment Rate for FY 2015/16 ⁽¹⁾	Actual Assessment for 2015/16 ⁽²⁾
Single Family Residential	5,859.00	64,449.00	\$464.97 per unit	\$2,724,259.23
Condominium Residential	559.00	4,527.90	\$342.18 per unit	191,278.62
Multi-Family Residential	589.00	4,535.30	\$325.47 per unit	191,701.83
Commercial/Industrial	42.33	2,200.90	\$2,198.04 per acre or portion thereof	93,043.03
Public Service Parcels –Church/Fire Station/School	70.27	210.82	\$126.81 per acre or portion thereof	8,910.92
Undeveloped	48.01	105.62	\$92.99 per acre or portion thereof	4,464.44
Common Area, Roads, Easements, Utility Parcels	0.00	0.00	\$0.00 per parcel	0.00
Total	7,167.61	76,029.54		\$3,213,658.08

(1) The actual allowable assessment rates have been rounded down to the nearest dollar.

(2) The total 2015/16 assessment amount differs from the District Budget net total to be assessed due to rounding.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
1089-581-01	05/21/14	TR 18212	67.00	67.00	Condominiums

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 3A
(Hyssop)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 3A
(HYSSOP)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 3A (Hyssop Maintenance District) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$3,670.00
Plus Anticipated Interest Earnings	<u>440.00</u>
Total Estimated Revenue	\$4,110.00
Plus Use of Operating Reserve Fund	<u>6,930.00</u>
Total Expenditure Budget	\$11,050.00
Total District EBU Count	9.00
Actual Assessment per EBU	\$413.74
Maximum Allowable Assessment per EBU	\$413.74

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.




Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City South and East of Hyssop Drive south of 6th Street.

Reference is also made to the Assessment Diagram included in this Report.

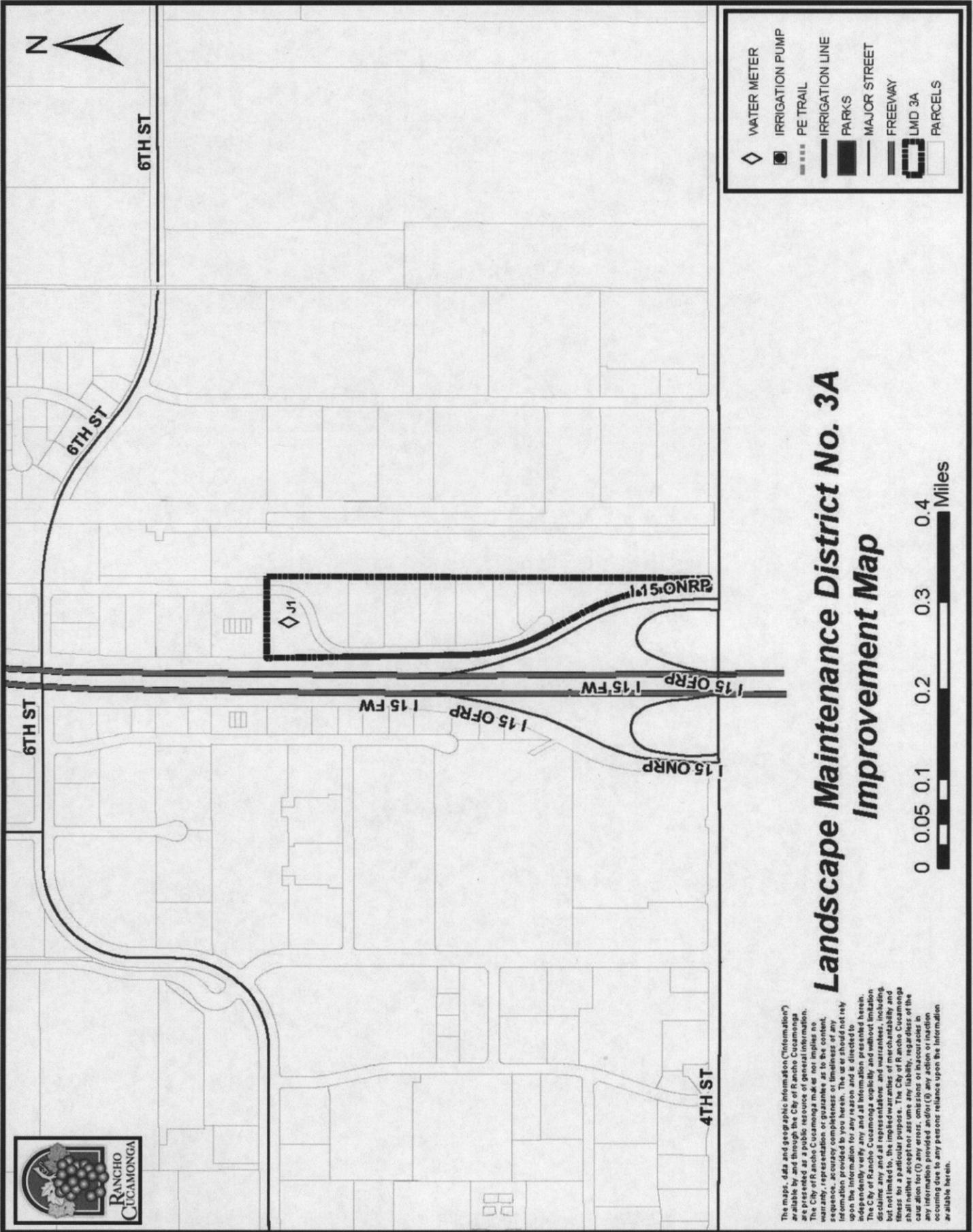
Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout the District. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

<u>Site #</u>	<u>Descriptive Location</u>
J-1	The west side of Hyssop from south of 6 th street to the south end of the cul-de-sac.
	Ground Cover area: 6,050 square feet

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 0.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>0.00</u>
Subtotal Personnel	\$ 0.00
Operations and Maintenance	
Operations and Maintenance	\$ 1,100.00
Contract Services	7,500.00
Utilities	
Water Utilities	1,460.00
Electric Utilities	840.00
Assessment Administration	50.00
<u>General Overhead</u>	<u>100.00</u>
Subtotal Operations and Maintenance	\$ 11,050.00
Capital Expenditures	
<u>Capital Outlay – Vehicles</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total Expenditure Budget	\$ 11,050.00
Total Estimated Assessment	\$ 3,670.00
Plus Anticipated Interest Earnings	<u>440.00</u>
Total Estimated Revenue	\$ 4,110.00
Plus Use of Operating Reserve Fund	<u>6,930.00</u>
Total Expenditure Budget	\$ 11,040.00
Total Estimated Assessment	\$ 3,723.66
Total District EBU Count	9.00
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 413.74
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 413.74

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund

balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	39,723.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(6,930.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	32,793.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the District and were installed to create a common landscape theme and neighborhood identity for parcels within the District. The improvements are situated within the public rights-of-way of the internal local street network within the District which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the District and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1979, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. Vacant parcels are assigned an EBU value of 0.25 per acre because they receive a lesser benefit from the improvements until such time as development occurs. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units		
Property Type (County Use Code)	EBU Value	Multiplier
Non-Residential	1.00	Parcel

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

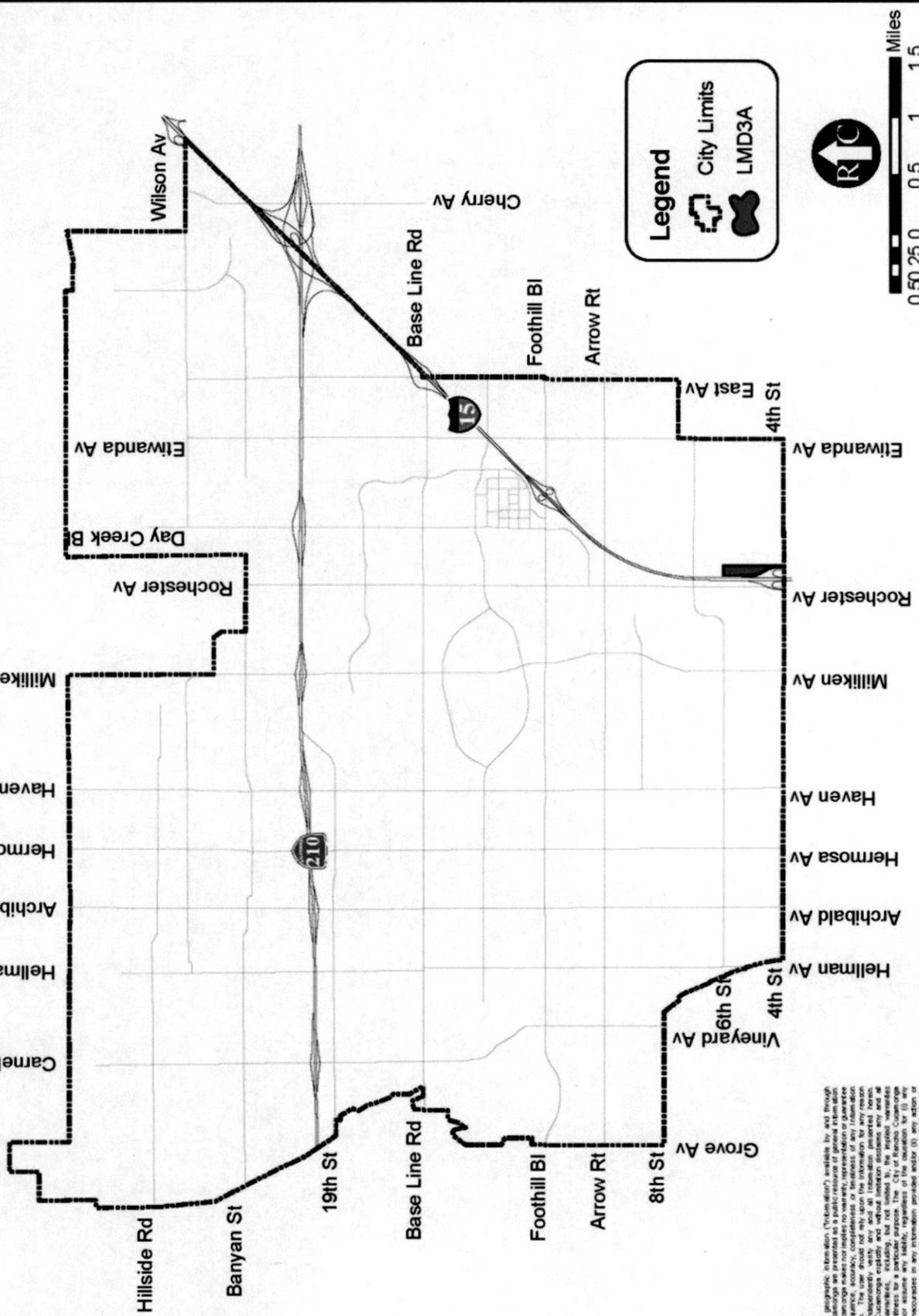
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Non-Residential	\$413.74	\$413.74	9	9

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

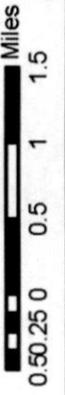
An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 3A



Legend

- City Limits
- LMD3A



The lines, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga does not warrant, represent or guarantee the accuracy, completeness, reliability, or timeliness of the Information. The user should not rely upon the Information for any reason that is deemed to constitute a professional service. The City of Rancho Cucamonga is not responsible for any errors or omissions in the Information, including but not limited to, the Inland Northwest of Rancho Cucamonga and Westerville, including but not limited to, the Inland Northwest of Rancho Cucamonga and Westerville. The City of Rancho Cucamonga is not responsible for any errors or omissions in the Information, including but not limited to, the Inland Northwest of Rancho Cucamonga and Westerville. The City of Rancho Cucamonga is not responsible for any errors or omissions in the Information, including but not limited to, the Inland Northwest of Rancho Cucamonga and Westerville.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Non-Residential	\$413.74	9	9	\$3,723.66

**"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 3B
(Commercial Industrial)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 3B
(COMMERCIAL INDUSTRIAL)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 3B (Commercial Industrial) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 1,026,940.00
Metrolink Parking Permit Revenues	240,000.00
Plus Anticipated Delinquencies	<u>17,380.00</u>
Total Estimated Revenue	\$ 1,284,320.00
Plus Use Operating Reserve Fund	<u>578,470.00</u>
Total Expenditure Budget	\$ 1,862,790.00
Total District EBU Count	2,910.83
Actual Assessment per EBU	\$ 352.80
Maximum Allowable Assessment per EBU	\$ 352.80

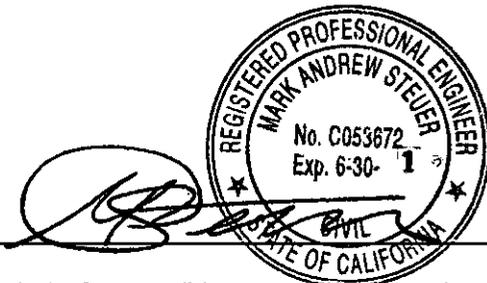
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said

parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
 - a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as the commercial and industrial area of the City which is generally bounded by Foothill Boulevard on the north, 4th Street on the South, East Avenue on the east and Grove Avenue on the west.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

These improvements are located within the street right-of-ways, Metrolink, and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

<u>Site #</u>	<u>Descriptive Location</u>
J-2	The monument at the northeast corner of Haven and 4 th Street. Ground Cover area: 5,715 square feet Hardscape area: 6,068 square feet
J-3	The 6 th Street median from Milliken to Pittsburg. Ground Cover area: 3,300 square feet
J-4	The entry monuments on the east and west side of 4 th and Milliken. Ground Cover area: 19,771 square feet Hardscape area: 9,060 square feet
J-5	The Milliken median from Arrow to Jersey.

	Ground Cover area:	10,220 square feet
J-6	The Spruce median from Foothill to White Oak. Ground Cover area:	4,300 square feet
J-7	The 6 th Street median from Pittsburg to Richmond. Ground Cover area:	5,114 square feet
J-8	The 6 th Street median from Richmond to Buffalo. Ground Cover area:	2,476 square feet
J-9	The Milliken railroad underpass. Ground Cover area:	165,633 square feet, 12-12-01 added 5199 sq feet
	Turf area:	4,897 square feet
J-10	The 6 th Street median from Cleveland to 1,820 feet east of Cleveland. Ground Cover area:	13,310 square feet
J-11	The 6 th Street median from Buffalo to Rochester. Ground Cover area:	12,400 square feet
J-12	The Milliken median from Arrow to Century. Ground Cover area:	13,855 square feet
J-13	The Milliken median from Century to Foothill Blvd. Ground Cover area:	3,330 square feet
J-14	The 6 th Street median from Utica to Cleveland. Ground Cover area:	8,559 square feet
J-15	The 6 th Street median from Haven to Utica. Ground Cover area:	7,680 square feet
J-16	Day creek median from Church to Foothill. Ground Cover area:	8,466 square feet
J-17	The Day Creek medians south of Foothill including the traffic circle. Ground Cover area:	6,490 square feet
H-1	The Haven median from 4 th Street to 6 th Street. Ground Cover area:	21,205 square feet
		3/25/13: Converted 8,935 sq. ft. of turf to ground cover effective 4/1/13

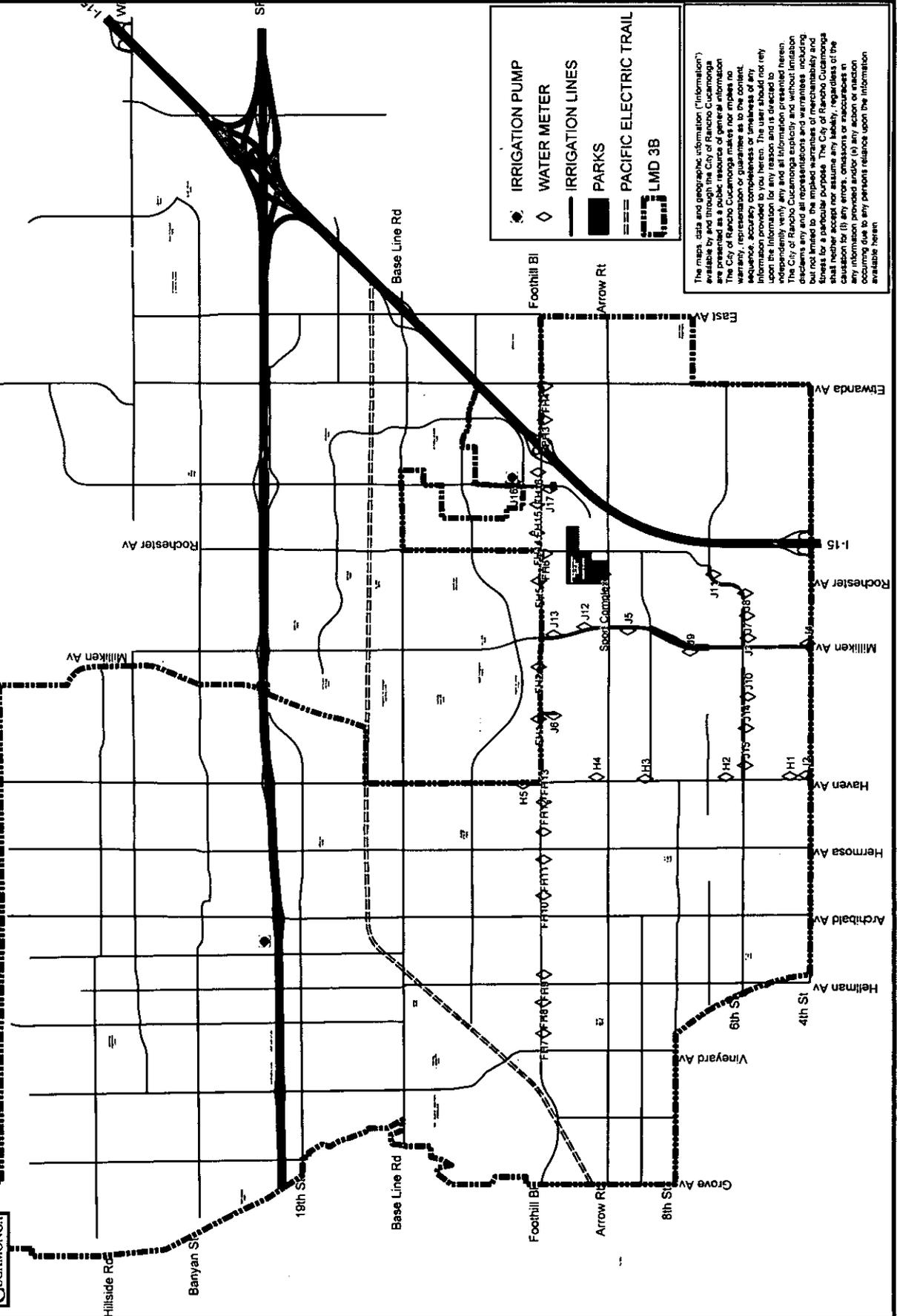
- H-2 The Haven medians from 6th Street to the underpass bridge. The east and west side parkways and slopes on Haven from Acacia Street to underpass bridge.
Ground Cover area: 54,720 square feet
3/25/13: Converted 2,960 sqft of turf to ground cover effective 4/1/13
- H-3 The Haven medians from underpass bridge to Arrow Route. The east and west side parkways and slopes on Haven from the underpass bridge to Jersey Blvd.
Ground Cover area: 56,210 square feet
- H-4 The Haven median from Arrow Route to Foothill.
Ground Cover area: 15,156 square feet
- H-5 The Haven median from Foothill to Church.
Ground Cover area: 11,502 square feet
- FH-1 The Foothill median from Spruce to Haven.
Ground Cover area: 4,571 square feet
The total square footage for the improvement is 9,141; however, due to the location of the improvement the other half is maintained by LMD 4-R.
- FH-2 The Foothill median from Spruce to Milliken.
Ground Cover area: 7,940 square feet
The total square footage for the improvement is 15,879; however, due to the location of the improvement the other half is maintained by LMD 4-R.
- FH-3 The Foothill median from 790 feet west of Market Place to Market Place.
Ground Cover area: 4,434 square feet
- FH-4 The Foothill median from Market Place to Etiwanda.
Ground Cover area: 10,392 square feet
- FH-5 The Foothill median from 360 feet west of Masi Dr. to 516 feet west of Masi Dr.
Ground Cover area: 800 square feet
The total square footage for the improvement is 1,600; however, due to the location of the improvement the other half is maintained by LMD 4-R.
- FH-6 The Foothill median from Masi Plaza to Rochester.
Ground Cover area: 800 square feet
The total square footage for the improvement is 1,600; however, due to the location of the improvement the other half is maintained by LMD 4-R.
- FH-7 The Foothill boulevard median from Vineyard to Orchard Plaza.
Ground Cover area: 2,605 square feet

- FH-8 The Foothill boulevard median from Orchard Plaza to Lion Street.
Ground Cover area: 344 square feet
- FH-9 The Foothill boulevard median from Hellman to Malachite and from Malachite to Archibald.
Ground Cover area: 21,474 square feet
- FH-10 The Foothill boulevard median from Archibald to Ramona.
Ground Cover area: 4,770 square feet
- FH-11 The Foothill boulevard median from Ramona to Hermosa.
Ground Cover area: 5,210 square feet
- FH-12 The Foothill boulevard median from Hermosa to Center.
Ground Cover area: 6,329 square feet
- FH-13 The Foothill boulevard median from Center to Haven.
Ground Cover area: 6,286 square feet
- FH-14 The Foothill boulevard median from Rochester to 600 feet east of Rochester.
Ground Cover area: 1,356 square feet
Site reduced to 5,979 square feet due to median renovation.
- FH-15 The Foothill boulevard median from 1,225 feet west of Day Creek to Day Creek.
Ground Cover area: 4,905 square feet
- FH-16 The Foothill boulevard median from Day Creek to the 15 freeway.
Ground Cover area: 9,808 square feet

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.

Landscape Maintenance District No. 3B Improvement Map



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ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget	
Personnel Services		
Regular Payroll	\$	53,480.00
Overtime Salaries		0.00
Part-time Salaries		11,600.00
Fringe Benefits		<u>26,860.00</u>
Subtotal Personnel	\$	91,940.00
Operations and Maintenance		
Computer Software	\$	500.00
Operations and Maintenance		11,100.00
Operations and Maintenance/Facilities		6,000.00
Vehicle Operations and Maintenance		0.00
Emergency Equipment and Vehicle Rental		0.00
Equipment Operations and Maintenance		0.00
Contract Services		498,830.00
Contract Services/Facilities		112,000.00
Tree Maintenance		22,290.00
Telephone Utilities		600.00
Water Utilities		130,960.00
Electric Utilities		59,390.00
Assessment Administration		6,270.00
<u>General Overhead</u>		<u>21,070.00</u>
Subtotal Operations and Maintenance	\$	869,010.00
Capital Expenditures		
Capital Outlay-Equipment	\$	200,000.00
Capital Projects	\$	<u>665,000.00</u>
Subtotal Capital Expenditures	\$	865,000.00
Total Expenditure Budget	\$	1,825,950.00
Total Estimated Assessment	\$	1,026,940.00
Plus Metrolink Parking Permit Revenues		240,000.00
Plus Anticipated Delinquencies		<u>17,380.00</u>
Total Estimated Revenue	\$	1,284,320.00
Plus Use of Operating Reserve Fund		<u>578,470.00</u>
Total Expenditure Budget	\$	1,862,790.00
Total Estimated Assessment	\$	1,026,940.82

Total District EBU Count		2,910.83
Actual Assessment per EBU – Fiscal Year 2015/16	\$	352.80
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$	352.80

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	1,065,867.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(578,790.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	487,077.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIID, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIID also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIID of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the District and were installed to create a common landscape theme and neighborhood identity for parcels within the District. The improvements are situated within the public rights-of-way of the internal local street network within the District which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the District and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1979, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units		
Property Type (County Use Code)	EBU Value	Multiplier
Non-Residential	1.00	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

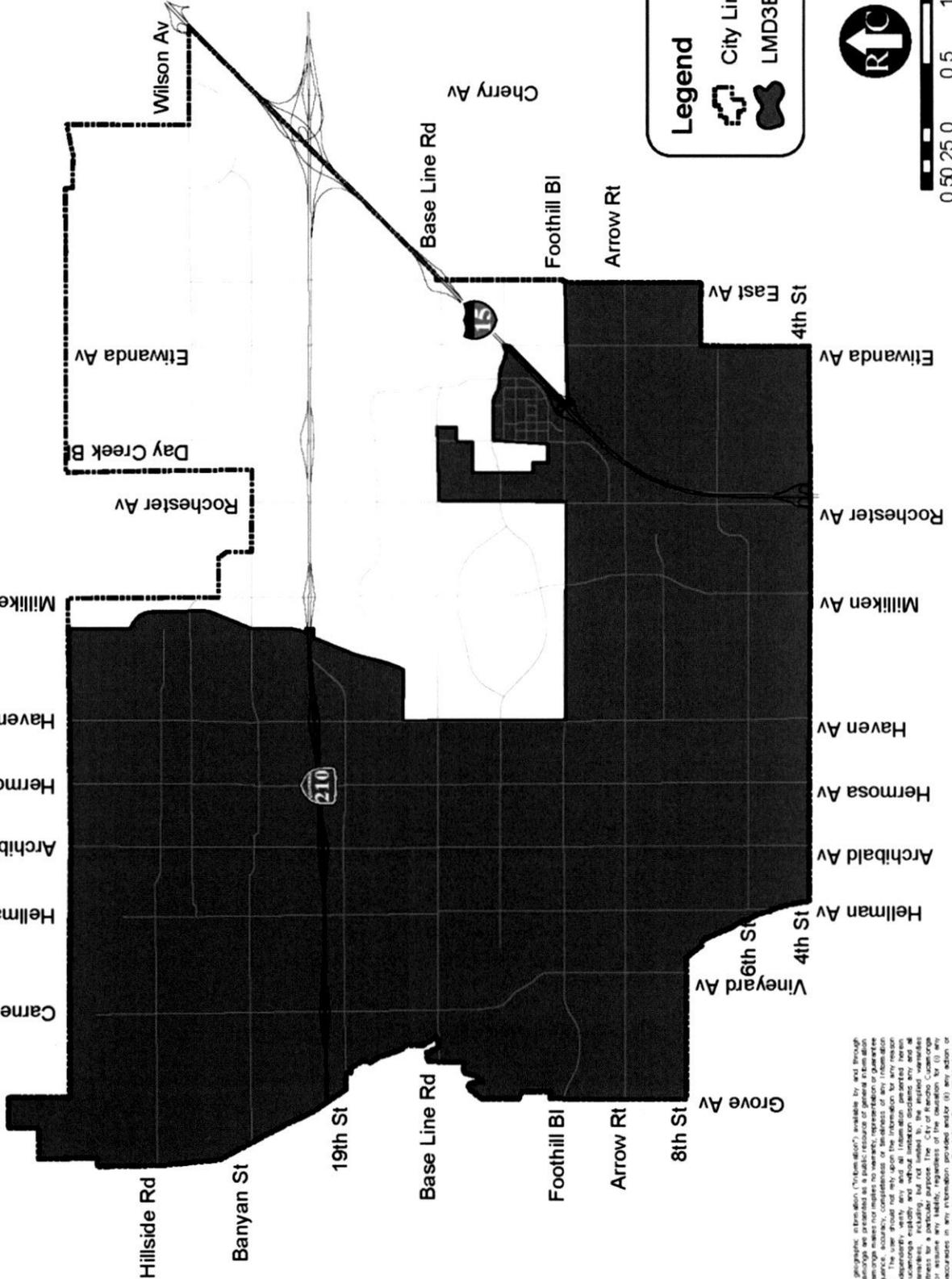
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Non-Residential	\$352.80	\$352.80	2,910.83	2,910.83

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 3B



Legend

- City Limits
- LMD3B



The lines, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource to general information. The City of Rancho Cucamonga makes no representation or warranty of accuracy or completeness of the information or its use. The user should not rely upon the information for any reason and is deemed to understand that any and all information presented herein is provided for informational purposes only. The City of Rancho Cucamonga is not responsible for any errors or omissions in the information, including, but not limited to, the stated warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga is not responsible for any errors or omissions in the information, including, but not limited to, the stated warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga is not responsible for any errors or omissions in the information, including, but not limited to, the stated warranties of merchantability and fitness for a particular purpose.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Non-Residential	\$352.80	2,910.83	2,910.83	\$1,026,940.82

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexations are effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0229-262-01, 31	05/21/14	DRC2008-00185	5.53	5.53	Non-Residential
0229-131-04, 17 & 25	05/21/14	PM 19448	74.75	74.75	Non-Residential
0229-171-01	11/19/14	DRC2012-00878	4.77	4.77	Non-Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 4-R
(Terra Vista Planned Community)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 4-R
(TERRA VISTA PLANNED COMMUNITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga (the “City”), under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 4-R (Terra Vista Planned Community) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 2,823,880.00
Plus Anticipated Delinquencies	<u>19,460.00</u>
Total Estimated Revenue	\$ 2,843,340.00
Plus Use of Operating Reserve Fund	14,150.00
Total Expenditure Budget	\$ 2,857,490.00
Total District EBU Count	6,917.72
Actual Assessment per EBU	\$ 408.21
Maximum Allowable Assessment per EBU	\$ 408.21

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



A handwritten signature in black ink, appearing to read "Mark A. Steuer", written over a horizontal line.

Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area located north of Foothill Boulevard, west of Rochester Avenue, east of Haven Avenue, south of Base Line Road and includes the northeast corner of Base Line Road and Haven Avenue.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of the paseos, parkways, median islands, street trees, parks, landscaped sites and appurtenant facilities that are throughout the Terra Vista Planned Community. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines; ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Spruce Park, Mountain View Park, Ralph M. Lewis Park, Coyote Canyon Park, Milliken Park and West Greenway Park

The street trees within the residential parkways and tree maintenance easements to be maintained by the District are on the following streets, located within the boundaries of the District:

Amiata Dr	Clarisa Pl	Danner Ct
Bastia Ct	Corsica Ct	De Anza Dr
Blackhorse Ct	(Countryview to Milliken)	Derby Pl
Brandywine Pl	Countryview	Downing Ct
Bunkerhill Dr	(Mt. View to Palacio)	Ellena Wy
Cedarbrook Pl	Covington Pl	(s/o Terra Vista to
Chesterton Dr	Danbury Dr	Fitzpatrick)

Emery Pl	Potomac Ct	Terra Vista Pky	
Fitzpatrick Dr	Radcliff Pl	(Church to Brandywine)	
Fulbourn Ct	Regent Dr	Wellington Pl	
Hinton Ct	Rockingham Ct	Yorktown	Ct
Linaro Rd	Saranza Pl		
Meyers Dr	Southampton Ct		

The breakdown of maintained areas is as follows:

Site # Descriptive Location

TV-1 The Base Line median from Haven to the Deer Creek Channel.

Ground Cover area: 16,613 square feet
 Turf area: 19,030 square feet
 Hardscape area: 10,630 square feet

Due to the location of the improvements, an additional 2,769 square feet of ground cover area and 1,478 square feet of turf area of the median are maintained by the City; however that portion is not funded by the District and instead funded by the City's General Fund.

TV-2 The Base Line median from Spruce to the Deer Creek Channel.

Ground Cover area: 13,504 square feet
 Turf area: 16,109 square feet
 Hardscape area: 12,575 square feet

Due to the location of the improvements, an additional 2,749 square feet of ground cover area and 1,598 square feet of turf area of the median are maintained by the City; however that portion is not funded by the District and instead funded by the City's General Fund.

TV-3 The Base Line median from Spruce to Milliken.

Ground Cover area: 8,418 square feet
 Turf area: 13,573 square feet
 Hardscape area: 16,567 square feet

Due to the location of the improvements, an additional 5,247 square feet of ground cover area and 4,289 square feet of turf area of the median are maintained by the City; however that portion is not funded by the District and instead funded by the City's General Fund.

TV-4 The south side of Base Line from 800 feet east of Spruce to Milliken. The cul-de-sac at the north end of Cascade.

Ground Cover area: 9,278 square feet
 Turf Cover area: 12,659 square feet
 Hardscape area: 7,950 square feet

TV-5 The north side of Terra Vista Parkway from Belpine to 112 feet west of Butterfield; Terra Vista Parkway median from Spruce to Milliken and the south side of Terra Vista

	Parkway from 164 feet west of Belpine to Belpine.
	Ground Cover area: 13,411 square feet
	Turf area: 6,555 square feet
	Hardscape area: 12,978 square feet
TV-6	The north side of Terra Vista Parkway from Spruce to 175 feet north of countryside and Terra Vista Parkway median from Church to Spruce.
	Ground Cover area: 17,991 square feet
	Turf area: 11,413 square feet
	Hardscape area: 11,452 square feet
TV-7	The north side of Church from the west side of Deer Creek Channel to Terra Vista Parkway. The west side of Terra Vista Parkway from Church to 175 feet north of Countryside.
	Ground Cover area: 9,924 square feet
	Turf area: 5,378 square feet
	Hardscape area: 6,426 square feet
TV-8	The southeast corner of Church and Haven; the Church median from Haven to Terra Vista Parkway and the wash end on the Northwest corner of the Deer Creek Channel and Church.
	Ground Cover area: 26,876 square feet
	Hardscape area: 2,306 square feet
	Hardscape area: 2,788 square feet
TV-9	The Church median from Terra Vista Parkway to Spruce Avenue.
	Ground Cover area: 7,829 square feet
	Hardscape area: 6,605 square feet
TV-10	The east side of Valencia from Base Line to the pre-school; the south side of Augusta from Valencia to Meadow Lark and the west side of Summerfield from Valencia to Evergreen.
	Ground Cover area: 20,818 square feet
	Turf area: 18,634 square feet
	Hardscape area: 8,666 square feet
TV-11	The paseo at Parkside and Clover from Parkside to the Deer Creek Channel.
	Ground Cover area: 2,795 square feet
	Hardscape area: 1,049 square feet
TV-12	The east side of Haven from the pre-school to the Southern Pacific Railroad.
	Ground Cover area: 6,170 square feet
	Turf area: 2,091 square feet
	Hardscape area: 1,060 square feet

- TV-13 The east side of Spruce from Elm to Mountain View; the north and south sides of Norfolk from Spruce to Cardiff; the south side of Mountain View from Spruce to 290 feet east of Belvedere and the paseo from Spruce to Countryview.
 Ground Cover area: 8,459 square feet
 Turf area: 3,355 square feet
 Hardscape area: 8,886 square feet
- TV-14 The south side of Mountain View from 290 feet east of Belvedere to 590 feet east of Fairhaven; the paseo south of Mountain View between Belvedere and Fairhaven to Country View and from Countryview Drive to West Greenway Corridor.
 Ground Cover area: 19,030 square feet
 Turf area: 8,430 square feet
 Hardscape area: 9,262 square feet
- TV-15 The north side of Mountain View from 634 feet west of Biarritz to Milliken.
 Ground Cover area: 4,571 square feet
 Turf area: 4,738 square feet
 Hardscape area: 5,104 square feet
- TV-16 The west Greenway Corridor from the northeast corner of Elm and Spruce to West Greenway.
 Ground Cover area: 15,529 square feet
 Turf area: 20,884 square feet
 Hardscape area: 20,626 square feet
- TV-17 The west side of Milliken from 585 feet north of Mountain View to Mountain View.
 Ground Cover area: 5,835 square feet
 Turf area: 3,564 square feet
 Hardscape area: 2,340 square feet
- TV-18 The south side of Mountain View from approximately 250 feet west of Claridge to Terra Vista Parkway. The south side of Terra Vista Parkway from Mountain View to East Greenway Corridor. Terra Vista Parkway from Mountain View to East Greenway Corridor.
 Ground Cover area: 18,316 square feet
 Turf area: 5,944 square feet
 Hardscape area: 23,800 square feet
- TV-19 The Terra Vista Parkway median from Milliken to Mountain View. The north side of Terra Vista Parkway from 68 feet north of Addison to Mountain View. The west side of Mountain View from Grapevine to Terra Vista Parkway.
 Ground Cover area: 20,306 square feet
 Turf area: 3,886 square feet
 Hardscape area: 11,478 square feet

- TV-20 The Church median from Milliken to 675 feet east of Milliken.
- Ground Cover area: 2,860 square feet
Hardscape area: 2,112 square feet
- TV-21 The Church median from Milliken to Spruce.
- Ground Cover area: 16,811 square feet
Turf area: 335 square feet
Hardscape area: 14,880 square feet
- TV-22 The Milliken median from Mountain View to Foothill.
- Ground Cover area: 16,436 square feet
Hardscape area: 16,267 square feet
- TV-23 The Milliken underpass from West Greenway Park to Milliken Park.
- Ground Cover area: 19,271 square feet
Turf area: 22,139 square feet
Hardscape area: 18,119 square feet
- TV-24 The east side of Haven from 145 feet south of Creekbridge to 600 feet north of Creekbridge; the north side of Creekbridge from Brookside to Haven and the paseo from Creekbridge and Brookside to the Deer Creek Channel.
- Ground Cover area: 5,851 square feet
Turf area: 9,965 square feet
Hardscape area: 4,351 square feet
- TV-25 The east side of Haven from 145 feet south of Creekbridge to 410 feet south of Creekbridge.
- Ground Cover area: 3,319 square feet
Turf area: 1,677 square feet
Hardscape area: 1,779 square feet
- TV-26 The paseo at Plymouth south of Essex from Plymouth to the Deer Creek Channel.
- Ground Cover area: 1,956 square feet
Hardscape area: 2,385 square feet
- TV-27 The paseo from Terra Vista Parkway to Windsong and from Windsong to Plymouth.
- Ground Cover area: 2,270 square feet
Turf area: 2,731 square feet
Hardscape area: 3,332 square feet
- TV-28 The paseo on the north side of 7552 Hardy.

	Ground Cover area:	630 square feet
	Turf area:	733 square feet
	Hardscape area:	432 square feet
TV-29	The East Greenway Corridor from Milliken Park to Terra Vista Parkway, including the turf area at the entrance to Tract 16157.	
	Ground Cover area:	17,780 square feet
	Turf area:	52,403 square feet
	Hardscape area:	29,888 square feet
TV-30	The Milliken Median from Mountain View to Base Line.	
	Ground Cover area:	11,890 square feet
	Hardscape area:	10,260 square feet
TV-31	The paseo from Elm to West Greenway Park.	
	Ground Cover area:	4,770 square feet
	Hardscape area:	8,900 square feet
TV-32	The Greenwich paseo from Greenwich to Muirfield.	
	Ground Cover area:	1,323 square feet
	Hardscape area:	1,456 square feet
TV-33	The south side of Mountain View from 430 feet west of Country View to Country View.	
	Ground Cover area:	3,434 square feet
	Turf area:	1,853 square feet
	Hardscape area:	1,720 square feet
TV-34	The south side of Terra Vista Parkway from 390 feet west of Belpine to Belpine.	
	Ground Cover area:	1,342 square feet
	Turf area:	1,887 square feet
	Hardscape area:	1,612 square feet
TV-35	The Trail Northeast of Ruth Musser School from Terra Vista Parkway to Spruce.	
	Ground Cover area:	9,285 square feet
	Hardscape area:	5,148 square feet
TV-36	The east side of Countryview Dr. from Corsica to Mountain View Drive. The south side of Mountain View Dr. from Countryview Dr. to Milliken. The west side of Milliken from Mountain View Dr. to the West Greenway Corridor.	
	Ground Cover area:	9,141 square feet
	Turf area:	5,895 square feet
	Hardscape area:	6,058 square feet

TV-37	The north side of Meyers from Emery Place to Elm.	Ground Cover area:	5,860 square feet
		Turf area:	5,300 square feet
		Hardscape area:	1,283 square feet
TV-38	The Church median from Rochester to Terra Vista Parkway median from Church to 853 feet north of Church.	Ground Cover area:	8,510 square feet
		Hardscape area:	5,640 square feet
TV-39	The north side of Mountain View form 250 feet east of Milliken to Milliken. The east side of Milliken from Mountain View to Terra Vista Parkway.	Ground Cover area:	16,751 square feet
		Hardscape area:	15,716 square feet
TV-40	The south side of Terra Vista Parkway from Milliken to Mountain View.	Ground Cover area:	11,630 square feet
		Hardscape area:	19,738 square feet
TV-41	The paseo east of Milliken from Terra Vista Parkway south to Mountain View.	Ground Cover area:	4,081 square feet
		Hardscape area:	9,640 square feet
TV-42	The north side of Mountain View from Terra Vista Parkway to 250 feet east of Milliken.	Ground Cover area:	10,994 square feet
		Hardscape area:	14,777 square feet
TV-43	Church median and parkway from Malaga to Terra Vista Parkway.	Ground Cover area:	7,506 square feet
		Hardscape area:	3,955 square feet
TV-44	The south side of Church from Terra Vista Parkway to Rochester.	Ground Cover area:	10,400 square feet
		Hardscape area:	7,606 square feet
TV-45	The west side of Rochester from Church to Malaga.	Ground cover area:	20,693 square feet
		Hardscape area:	12,450 square feet
TV-46	The north side of Malaga from Church to Rochester.	Ground Cover area:	19,843 square feet
		Hardscape area:	18,000 square feet

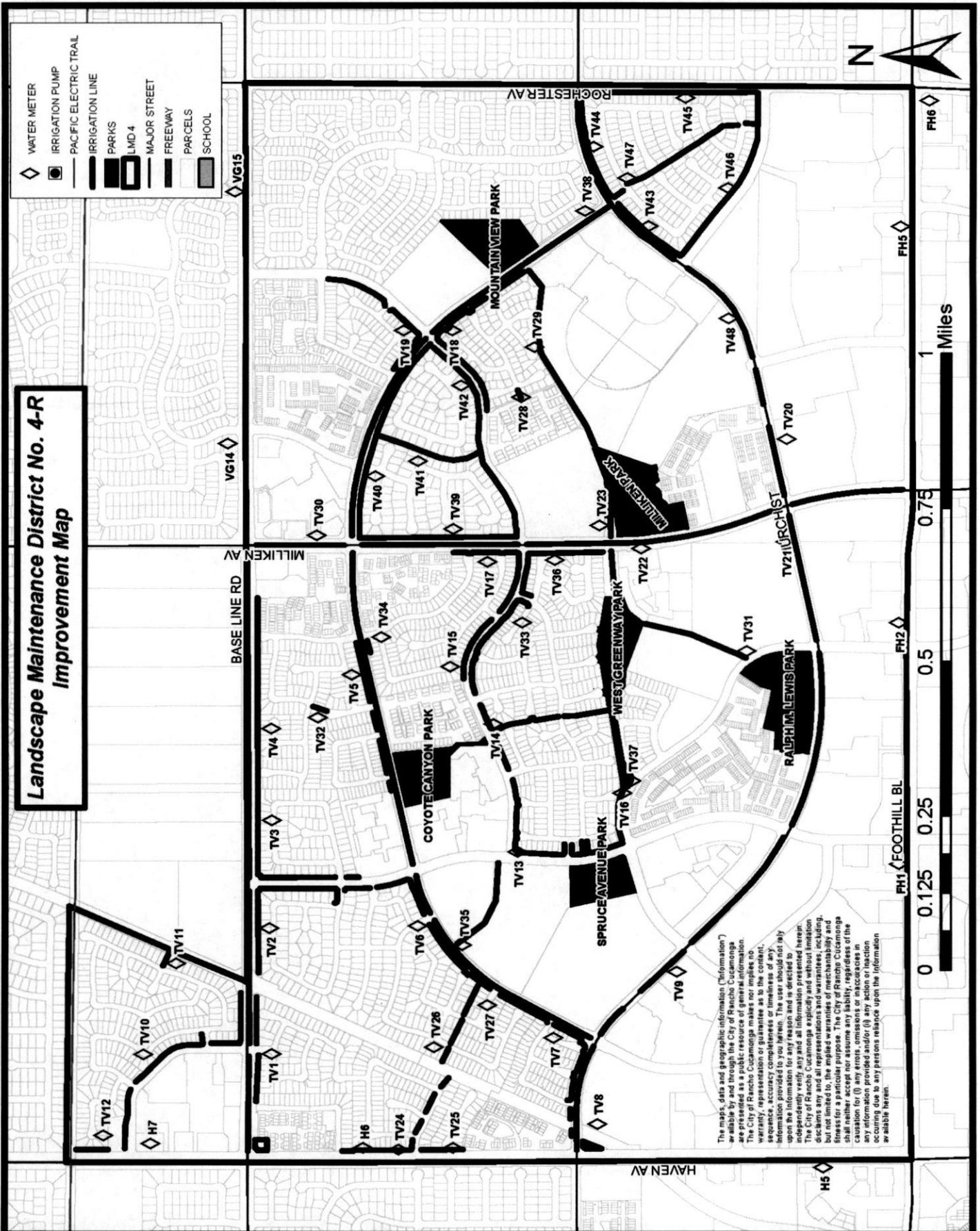
- TV-47 The east side of Terra Vista Parkway from Church to Brandywine. The paseo from Brandywine to Bunker Hill Drive. The east side of Radcliff from Bunker to Malaga.
Ground Cover area: 17,838 square feet
Hardscape area: 9,023 square feet
- TV-48 The Church median from 750 feet east of Milliken to Malaga Ave.
Ground Cover area: 5,554 square feet
Hardscape area: 9,698 square feet
- FH-1 The Foothill median from Spruce to Haven.
Ground Cover area: 4,571 square feet
The total square footage for the improvement is 9,141; however, due to the location of the improvement the other half is maintained by LMD 3B.
- FH-2 The Foothill median from Spruce to Haven.
Ground Cover area: 7,940 square feet
The total square footage for the improvement is 15,879; however, due to the location of the improvement the other half is maintained by LMD 3B.
- FH-5 The Foothill median from 360 feet west of Masi Dr to 516 feet west of Masi Dr.
Ground Cover area: 800 square feet
The total square footage for the improvement is 1,600; however, due to the location of the improvement the other half is maintained by LMD 3B.
- FH-6 The Foothill median form Masi Plaza to Rochester.
Ground Cover area: 800 square feet
The total square footage for the improvement is 1,600; however, due to the location of the improvement the other half is maintained by LMD 3B.
- H-5 The Haven median form Foothill to Church.
Ground Cover area: 11,502 square feet
3/25/13: Converted 10,572 sq ft of turf to ground cover effective 4/1/13. Area listed is the 50% maintained by LMD 4R. An equal amount is maintained by LMD 3B.
- H-6 Haven median form Church to Baseline.
Ground Cover area: 9,615 square feet
3/25/13: Converted 8,708 sq. ft. of turf to ground cover effective 4/1/13. Area listed is the 50% maintained by LMD 4R. An equal amount is maintained by the General Fund.
- H-7 The Haven median from Baseline to Southern Pacific railroad tracks.
Ground Cover area: 3,130 square feet
3/25/13: Converted 3,992 sq. ft. of turf to ground cover effective 4/1/13. Removed 3,692 sq. ft. of ground cover for turn pocket expansion. Area listed is the 50%

maintained by LMD 4R. An equal amount is maintained by the General Fund.

- VG-14 The Baseline median from Milliken to Ellena East. The turf and ground cover on the north side of Baseline from Ellena East to Ellena West. The turf and ground cover on the east side of Ellena West from Baseline and following the curb line to Kenyon. The north side of Ellena West from Kenyon to Casoli. The turf and ground cover on both sides of Casoli from Ellena West to Candela. The turf and ground cover on both sides of Crema Place from Ellena west to Candela.
Ground Cover area: 9,169 square feet
The total square footage for the Ground Cover improvements are 80,287, 62,999 square feet for Turf and 44,826 square feet for Hardscape; however, due to the location of the improvements, LMD 4-R maintains only the south side of the Base Line median from Milliken to Ellena East and the rest is maintained by LMD 2.
- VG-15 The turf and ground cover on the west side of Rochester from the Southern Pacific Railroad to Baseline. The turf and ground cover on the north side of Baseline from Rochester to Ellena East. The Baseline Median from Rochester to Ellena East. The turf and ground cover on the east side of Ellena east from Baseline and continuing along that curb line to 275 feet north of Berra Road. The turf and ground cover on both sides of Berra from Ellena East to Comiso.
Ground Cover area: 3,960 square feet
The total square footage for the Ground Cover improvements are 58,5887, 57,306 square feet for Turf and 36,014 square feet for Hardscape; however, due to the location of the improvements, LMD 4-R maintains only the south side of the Base Line median from Rochester to Ellena East and the rest is maintained by LMD 2.

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



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ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget	
Personnel Services		
Regular Payroll	\$	616,180.00
Overtime Salaries		1,050.00
Part-time Salaries		32,280.00
<u>Fringe Benefits</u>		<u>293,890.00</u>
Subtotal Personnel	\$	943,400.00
Operations and Maintenance		
Operations and Maintenance	\$	93,650.00
Vehicle Operations and Maintenance		6,000.00
Emergency Equipment & Vehicle Rental		1,700.00
Equip Operations & Maint		3,750.00
Depreciation – Computer Equip		0.00
Contract Services		684,160.00
Tree Maintenance		71,400.00
Utilities		
Telephone Utilities		3,420.00
Water Utilities		445,910.00
Electric Utilities		32,930.00
Assessment Administration		22,990.00
<u>General Overhead</u>		<u>179,300.00</u>
Subtotal Operations and Maintenance	\$	1,545,210.00
Capital Expenditures		
Capital Outlay – Equipment		0.00
Capital Outlay – Vehicles		0.00
Capital Outlay – Improvements Other Than Buildings		0.00
<u>Capital Projects</u>	\$	<u>392,000.00</u>
Subtotal Capital Expenditures	\$	392,000.00
Total District Expenditure Budget	\$	2,880,610.00
Total Estimated Assessment	\$	2,823,880.00
Plus Anticipated Delinquencies		19,460.00
Total Estimated Revenues	\$	2,843,340.00
Plus Use of Operating Reserve Fund		14,150.00
Total Expenditure Budget	\$	2,857,490.00
Total Estimated Assessment	\$	2,823,886.54
Total District EBU Count		6,917.72
Actual Assessment per EBU – Fiscal Year 2015/16	\$	408.21
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$	408.21

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved when the property owners on December 2, 2009, voted in favor of a Prop 218 assessment ballot increase with an allowable annual increase by the lesser of 3.5% or the percentage change in the year ending February preceding the start of the Fiscal Year of the Consumer Price Index for all Urban Consumers (CPI-U) and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	3,138,184.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(37,270.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	3,124,034.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the Caryn Planned Community and were installed to create a common landscape theme and neighborhood identity for parcels within the Caryn Planned Community. The improvements are situated within the public rights-of-way of the internal local street network within the Caryn Planned Community which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit

derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1984, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined. On December 2, 2009 Proposition 218 assessment ballot increase was approved by the property owners in this district. Therefore, all parcels included in the District boundary, are being levied in accordance with Article XIII D and Proposition 218.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Benefit Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Benefit Unit
Condominium	0.80	Benefit Unit
Multi-Family	0.70	Benefit Unit
Commercial/Industrial	3.25	Acre
Vacant (incl. all undeveloped property)	0.25	Acre
Schools	0.25	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table reflects both the maximum allowable assessment and the actual assessment rates for each year since the formation of the district and the proposed assessment for Fiscal Year 2015/16 for the District:

Fiscal Year	Maximum Assessment per EBU	Actual Assessment per EBU
2010/11	380.00	380.00
2011/12	388.64	380.00
2012/13	396.77	380.00

2013/14	405.60	380.00
2014/15	407.81	391.40
2015/16	408.21	408.21

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$408.21	\$408.21	2,652.00	2,652.00
Condominium	\$408.21	\$408.21	1,395.00	1,116.00
Multi-Family	\$408.21	\$408.21	3,641.00	2,548.70
Commercial/Industrial	\$408.21	\$408.21	176.28	572.91
Vacant	\$408.21	\$408.21	77.06	19.26
Schools	\$408.21	\$408.21	35.41	8.85

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

Cost of Living Inflatior

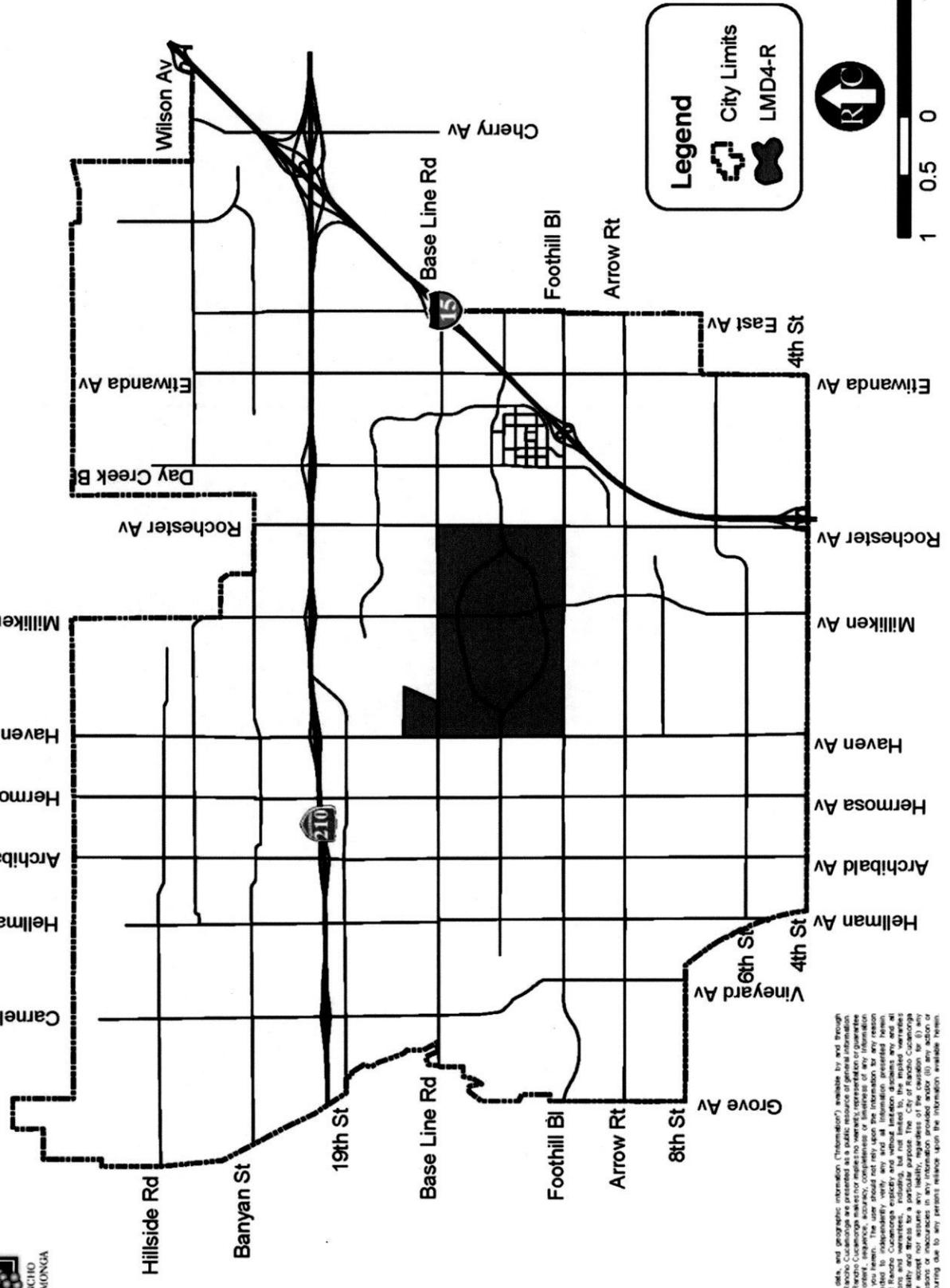
Each fiscal year beginning Fiscal Year 2010/11, the maximum allowable assessment amount may be increased by the lesser of 3.5% or the percentage change in the year ending February preceding the start of the Fiscal Year of the Consumer Price Index for all Urban Consumers (CPI-U), for the Los Angeles-Riverside-Orange County area. If for any reason the percentage change is negative the maximum allowable assessment would not be decreased by reason of such negative percentage change and would remain at the amount as computed on the previous fiscal year regardless of any CPI adjustment. The annual assessment cannot exceed the actual costs to operate the District in any given year. If operating costs are such that the maximum assessment amount is not needed, the City would levy only what is needed for that year.

The actual assessment rate for Fiscal Year 2015/16 will increase from \$391.40 to \$408.21 per single-family residence, a rate increase of 4.29% as compared to Fiscal Year 2014/15.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 4-R



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ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 actual assessment for the District:

Property Type (County Use Code)	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs	Actual Allowable Assessment
Single Family Residential	\$408.21	2,652.00	2,652.00	\$1,082,572.92
Condominium	\$408.21	1,395.00	1,116.00	\$455,562.36
Multi-Family	\$408.21	3,641.00	2,548.70	\$1,040,404.82
Commercial/Industrial	\$408.21	176.28	572.91	\$233,867.59
Vacant	\$408.21	77.06	19.26	\$7,866.20
School	\$408.21	35.41	8.85	\$3,612.65
TOTALS		7,976.75	6,917.72	\$2,823,866.54

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 5
(Andover)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 5
(ANDOVER)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
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CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 5 (Andover) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

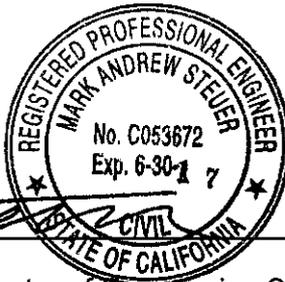
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 2,460.00
Plus Anticipated Delinquencies	<u>780.00</u>
Total Estimated Revenue	\$ 3,240.00
Plus Use of Operating Reserve Fund	<u>8,680.00</u>
Total Expenditure Budget	\$ 11,920.00
Total District EBU Count	44.00
Actual Assessment per EBU	\$ 56.65
Maximum Allowable Assessment per EBU	\$ 113.29

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

- 2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
 - a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.

Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of water for the irrigation of landscaping, the furnishing of electricity, gas or other illuminating energy for the lighting of landscaping or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City bounded by Hermosa Avenue on the west, 26th Avenue on the south, the parcels north of and along Bedford Drive and the parcels west of and along Andover Place.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

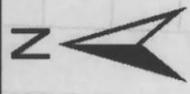
Parks: Andover Tot Lot.

<u>Site #</u>	<u>Descriptive Location</u>
I-1-5	The Andover playground on the southwest corner of Andover and Bedford.
	Ground Cover area: 1,506 square feet
	Turf area: 1,070 square feet
	Hardscape area: 640 square feet

Andover and landscaping are maintained by the City's Park Maintenance Crews.

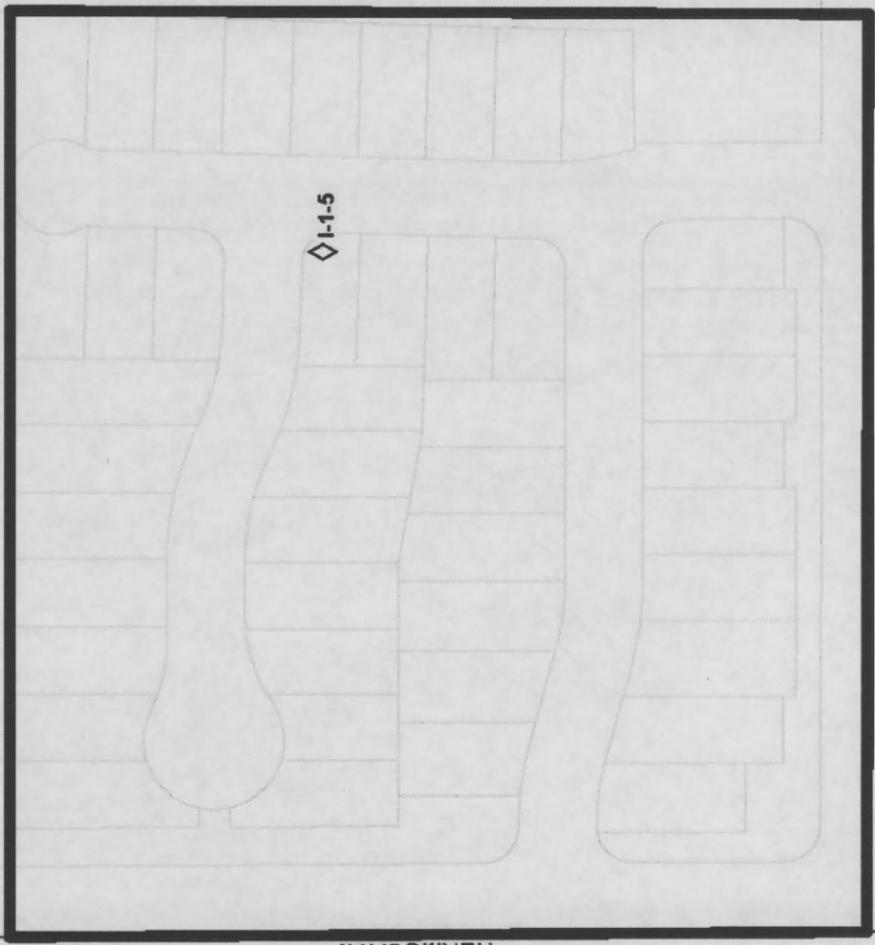
Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



	WATER METER
	IRRIGATION PUMP
	Pacific Electric Trail
	IRRIGATION LINE
	PARKS
	LMD 5
	MAJOR STREET
	FREEWAY
	PARCELS

**Landscape Maintenance District No. 5
Improvement Map**



The maps, data and geographic information ("information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City makes no representations or warranties as to the content, sequence, accuracy, completeness or timeliness of any information provided to you herein. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga explicitly and without limitation disclaims any and all representations and warranties, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga shall not be liable for any errors, omissions or inaccuracies in any information provided and/or (b) any action or inaction occurring due to any persons' reliance upon the information available herein.

HERMOSA AV

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 1,770.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	830.00
Subtotal Personnel	\$ 2,600.00
Operations and Maintenance	
Operations and Maintenance	\$ 1,400.00
Vehicle Operations and Maintenance	70.00
Contract Services	6,390.00
Utilities	
Water Utilities	710.00
Electric Utilities	420.00
Assessment Administration	220.00
<u>General Overhead</u>	110.00
Subtotal Operations and Maintenance	\$ 9,320.00
Capital Expenditures	
<u>Capital Outlay – Improvements Other Than Buildings</u>	\$ 0.00
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 11,920.00
Total Estimated Assessment	\$ 2,460.00
Plus Anticipated Delinquency	<u>780.00</u>
Total Estimated Revenues	\$ 3,240.00
Plus Use of Operating Reserve Fund	<u>8,680.00</u>
Total Expenditure Budget	\$ 11,920.00
Total Estimated Assessment	\$ 2,492.60
Total District EBU Count	44.00
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 56.65
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 113.29

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual

assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition.

The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 30,948.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(8,680.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 22,268.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the Caryn Planned Community and were installed to create a common landscape theme and neighborhood identity for parcels within the Caryn Planned Community. The improvements are situated within the public rights-of-way of the internal local street network within the Caryn Planned Community which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit

derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1984, Article XIII D and Proposition 218 had not yet been passed. Upon the passage of Article XIII D and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined. On December 2, 2009 Proposition 218 assessment ballot increase was approved by the property owners in this district. Therefore, all parcels included in the District boundary, are being levied in accordance with Article XIII D and Proposition 218.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Dwelling Unit

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$113.29	\$56.65	44	44

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

The Fiscal Year 2015/16 actual assessment rate will remain at \$56.65 per Single Family Residence. The City has reserve funds that are more than sufficient to cover an estimated six months' worth of maintenance and servicing costs for the District. When there are excess funds in the District's reserve account, the excess can be used to lower the annual levy to property owners within the District. The City will continue to annually review the estimated costs and expenses for the District as well as reserve fund levels, in order to determine if future levies can be reduced as well.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 5



The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga and its representatives do not warrant, represent or guarantee the accuracy, completeness or the absence of errors in the Information provided to you herein. The user should not rely upon the Information for any reason and is deemed to independently verify any and all information presented herein, and is deemed to accept full responsibility for any and all use of the Information, representations and warranties. Nothing, but not limited to, the limited warranties or representations and warranties. The City of Rancho Cucamonga and its representatives do not accept any liability for any and all use of the Information, representations and warranties. The City of Rancho Cucamonga and its representatives do not accept any liability for any and all use of the Information, representations and warranties. The City of Rancho Cucamonga and its representatives do not accept any liability for any and all use of the Information, representations and warranties.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$113.29	44	44	\$4,984.76

Property Type (County Use Code)	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs	Actual Assessment
Single Family Residential	\$56.65	44	44	\$2,492.60

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no Annexations effective for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 6-R
(Caryn Planned Community)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 6-R
(CARYN PLANNED COMMUNITY)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July, 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 6-R (Caryn Planned Community) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

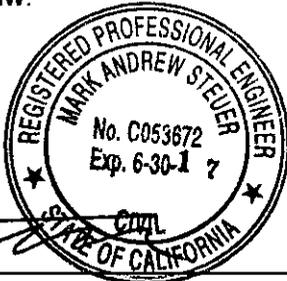
	Fiscal Year 2015/16
Total Estimated Assessment	\$470,610.00
Plus Anticipated Delinquencies	<u>16,780.00</u>
Total Estimated Revenue	\$487,390.00
Plus Use of Operating Reserve Fund	26,470.00
Total Expenditure Budget	\$513,860.00
Total District EBU Count	1,196.98
Actual Assessment per EBU	\$393.17
Maximum Allowable Assessment per EBU	\$393.17

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

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The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
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- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga. The boundaries of the District are generally described as that area located north of the 1-210 Freeway, south of Banyan Street, west of Rochester Avenue and east of Milliken Avenue, also known as the Caryn Planned Community. The boundaries also include Tract No. 13835 east of Rochester Avenue and Tracts No. 13748, 13857 & 13858 west of Milliken Avenue. Zone 1 is the area generally located west of Rochester Avenue and east of Milliken Avenue. Zone 2 is the area generally located east of Rochester Avenue and west of Milliken Avenue.

Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout the Caryn Planned Community. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

<u>Site #</u>	<u>Descriptive Location</u>
CC-1	The southside of Banyan St from 1290 feet west of Milliken to Milliken. The west side of Milliken & median from Banyan St to 292 south of Vintage Dr. Ground Cover area: 96,892 square feet Turf area: 17,945 square feet Hardscape area: 13,944 square feet
CC-3	The paseo on the west side of Morning Pl from Morning Pl to Deer Creek Channel. Ground Cover area: 2,801 square feet Turf area: 124 square feet Hardscape area: 4,609 square feet

- CC-4 The west side of Morning Pl, from Banyan St to Starview Pl. The north side of Starview Pl, from Morning Pl to Star View Ct.

Ground Cover area: 14,273 square feet
 Turf Cover area: 5,513 square feet
 Hardscape area: 5,000 square feet

- CC-5 Silver Sun paseo from the end of Silver Sun cul-de-sac to Deer Creek Channel.

Ground Cover area: 25,890 square feet
 Turf area: 12,084 square feet
 Hardscape area: 1,350 square feet

- CC-6 The east and west side of Netherlands View Loop from Vintage Dr. to Vintage Dr. The Netherlands View loop paseo from Netherlands View Loop to Mt Sterling Ct.

Ground Cover area: 88,902 square feet
 Turf area: 676 square feet
 Hardscape area: 23,650 square feet

- CC-7 The east and west side of Hillview Loop from Mt. Rainer Ct to Kettle Peak.

Ground Cover area: 14,930 square feet
 Turf area: 6,318 square feet
 Hardscape area: 12,236 square feet

- CC-8 The paseo from Hillview Loop to Vintage Dr.

Ground Cover area: 42,107 square feet
 Hardscape area: 22,752 square feet
 Hardscape area: 4,089 square feet

- CC-9 The south side of Vintage Dr. from 250 feet west of Hillview Loop to Hillview Loop. The west side of Hillview Loop from Vintage Dr. to Kettle Peak. The west side of Kettle Peak from Hillview Loop to Donner Pass Ct. The east side of Hillview Loop from Kettle Peak to Tioga Peak.

Ground Cover area: 47,334 square feet
 Turf area: 4,954 square feet
 Hardscape area: 9,088 square feet

- CC-10 The east side of Terrace View Loop from Vintage Dr. to Butler Peak. The west side of Terrace View Loop from Rainbow Falls Ct. Vintage Dr.

Ground Cover area: 24,603 square feet
 Hardscape area: 10,760 square feet

- CC-11 The paseo from Caryn School to Banyan St. The south side of Banyan St from the paseo to Rochester Ave. The east and west side of Mt. Baldy Ct from Banyan St to Sierra Crest View Loop. The north side of Sierra Crest View Loop from Hilltop Ct. to Woodland Ct.

- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 47,507 square feet |
| | Turf area: | 7,810 square feet |
| | Hardscape area: | 7,825 square feet |
- CC-12 The Separation Paseo from Vintage Dr. to Pinnacle Peak.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 50,325 square feet |
| | Turf area: | 15,021 square feet |
| | Hardscape area: | 7,675 square feet |
- CC-13 The east side of Hillview Loop from Tioga Peak Ct to Vintage Dr. The south side of Vintage Dr. from Hillview Loop to Terrace View Loop. The north side of Vintage Dr. from Hillview Loop to Caryn School. The east side of Terrace View Loop from Vintage Dr. to Mt San Antonio Ct.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 26,162 square feet |
| | Turf area: | 4,508 square feet |
| | Hardscape area: | 12,928 square feet |
- CC-14 The east side of Sierra Crest View Loop from Mt. Waverly to Vintage Dr. The north side of Vintage Dr. from Sierra Crest View Loop to Sierra Crest View Loop. The east and west side of Sierra Crest View Loop from Vintage Dr. to Mt. Wilson Ct. The south side of Vintage Dr. from Netherlands View Loop to 330 feet west of Netherlands View Loop.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 73,250 square feet |
| | Turf area: | 16,525 square feet |
| | Hardscape area: | 9,885 square feet |
- CC-15 The south side of Sierra Crest View Loop from Mt. Waverly Ct. to Mt. Cambridge Ct. The north side of Sierra Crest View Loop from Mt. Cambridge Ct. to Woodland Ct. The north side of Sierra Crest View Loop from Hilltop Ct. to Caryn School. The Sierra Crest view Loop paseo from Sierra Crest View Loop to Mt. Sherman Ct.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 70,990 square feet |
| | Turf area: | 7,699 square feet |
| | Hardscape area: | 20,055 square feet |
- CC-16 The south side of Vintage Dr. from Netherlands View Loop to Rochester Ave. The north side of Vintage Dr. from Rochester Ave. to Sierra Crest View Loop. The east and west side of Sierra Crest View Loop from Mt. Wilson Ct. to Mt. Cambridge Ct. The Netherlands View Loop Paseo from Vintage Dr. to Mt. Sterling Ct.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 77,202 square feet |
| | Turf area: | 3,954 square feet |
| | Hardscape area: | 18,195 square feet |
- CC-17 The east side of Milliken Ave. from Vintage Dr. to Banyan St.
- | | | |
|--|--------------------|--------------------|
| | Ground Cover area: | 13,740 square feet |
| | Turf area: | 9,088 square feet |

- Hardscape area: 6,460 square feet
- CC-18 The north side of Vintage Dr. from Milliken Ave. to Hillview Loop. The south side of Vintage Dr. from 104 feet west of Hillview Loop to Milliken Ave.
 Ground Cover area: 32,287 square feet
 Turf area: 3,889 square feet
 Hardscape area: 11,188 square feet
- CC-19 The Terrace View Loop paseo from Vintage Dr. to Terrace View Loop.
 Ground Cover area: 17,469 square feet
 Turf area: 15,617 square feet
 Hardscape area: 2,736 square feet
- CC-20 The east side of Terrace View Loop from Mt. San Antonio Ct. to El Capitan Ct. The west side of Terrace View Loop from Butler Peak Pl. to Mt. San Antonio Ct.
 Ground Cover area: 20,627 square feet
 Hardscape area: 20,017 square feet
 Hardscape area: 7,888 square feet
- CC-21 The west side of Rochester from Banyan to 317 feet south of Vintage Dr.
 Ground Cover area: 31,292 square feet
- CC-22 The south side of Vintage Dr. from Terrace View Loop to Sierra Crest View Loop. The east and west side of Hillview Loop from Vintage Dr. to Mt. Rainer Ct.
 Ground Cover area: 11,609 square feet
 Turf area: 3,763 square feet
 Hardscape area: 6,524 square feet
- CC-23 The south side of Banyan from Milliken to Butler Peak Pl. The west side of Butler Peak Pl. from Banyan St. to Terrace View Loop. The north side of Terrace View Loop from Butler Peak Pl. to Rainbow Falls Ct.
 Ground Cover area: 12,132 square feet
 Hardscape area: 528 square feet
- CC-24 The north side of Terrace View Loop from El Capitan Ct. to Butler Peak Pl. The east side of Butler Peak Pl. from Terrace View Loop to Banyan St. The south side of Banyan St. from Butler Peak Pl. to 990 feet east of Butler Peak Pl.
 Ground Cover area: 14,452 square feet
 Hardscape area: 1,600 square feet
- CC-26 The east side of Rochester from 210 freeway to Vintage Dr. The north and south side of Vintage from Rochester to Thunder Mountain Ct. The west side of Rochester from 317 feet south of Vintage Dr. to the 210 freeway.
 Ground Cover area: 35,037 square feet

Hardscape area: 19,779 square feet

CC-27 The Milliken median and the west side of Milliken from 292 feet south of Vintage to 210 freeway.

Ground Cover area: 13,365 square feet

Hardscape area: 12,300 square feet

CC-28 The east side of Milliken from Vintage to the 210 freeway right-of-way.

Ground Cover area: 17,724 square feet

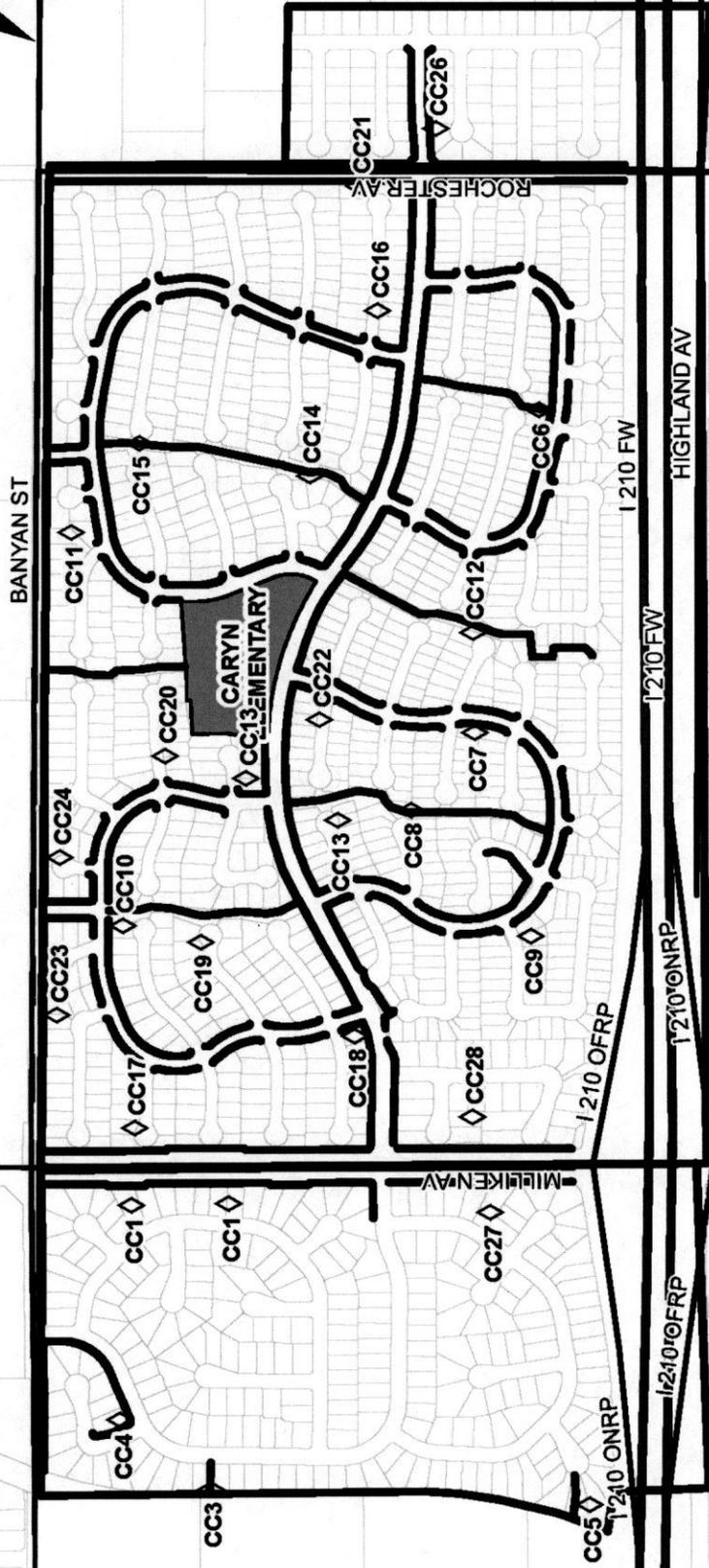
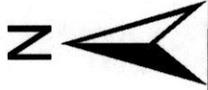
Cobble area: 2,387 square feet

Hardscape area: 8,197 square feet

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.

Landscape Maintenance District No. 6R Improvement Map



- ◇ WATER METER
- ◼ IRRIGATION PUMP
- PE TRAIL
- IRRIGATION LINE
- SCHOOL
- LMD 6
- ▭ PARCELS
- MAJOR STREET
- FREEWAY



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ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 11,950.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>5,480.00</u>
Subtotal Personnel	\$ 17,430.00
Operations and Maintenance	
Operations and Maintenance	\$ 16,360.00
Emergency Equipment & Vehicle Rental	200.00
Contract Services	229,690.00
Tree Maintenance	35,700.00
Utilities	
Water Utilities	175,970.00
Electric Utilities	8,730.00
Assessment Administration	7,020.00
<u>General Overhead</u>	<u>23,840.00</u>
Subtotal Operations and Maintenance	\$ 497,510.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 514,940.00
Total Estimated Assessment	\$ 470,610.00
Plus Anticipated Delinquencies	<u>16,780.00</u>
Total Estimated Revenues	\$ 487,390.00
Plus Use of Operating Reserve Fund	<u>26,470.00</u>
Total Expenditure Budget	\$ 513,860.00
Total Estimated Assessment	\$ 470,616.61
Total District EBU Count	1,196.98
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 393.17
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 393.17

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved when the property owners on December 2, 2009, voted in favor of a Prop 218 assessment ballot increase with an allowable annual increase by the lesser of 3.0% or the

percentage change in the year ending February preceding the start of the Fiscal Year of the Consumer Price Index for all Urban Consumers (CPI-U) and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	174,068.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(26,470.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	147,598.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the Caryn Planned Community and were installed to create a common landscape theme and neighborhood identity for parcels within the Caryn Planned Community. The improvements are situated within the public rights-of-way of the internal local street network within the Caryn Planned Community which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit

derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Dwelling Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home.

Vacant parcels are assigned an EBU value of 0.25 EBU's per acre because they receive a lesser benefit from the improvements until such time as development occurs. Publicly owned school parcels are also assigned an EBU value of 0.25 EBU's per acre in recognition of the limited benefit they receive from the improvements which are provided for the use and benefit of the residential units within the District, and the benefit conferred upon other parcels within the District by the open space and landscaping maintained by the School District on their parcels which might be used by properties within the District under joint use agreements between the School District and the City.

There are two benefit zones within the District: Zone 1 and Zone 2. Parcels in Zone 2 are assigned 0.75 EBU per dwelling unit due to the reduction in special benefit they receive as a result of their location relative to the majority of the improvements maintained by the District. Zone 2 parcels are on the far east and west side of the District. Therefore, parcels within Zone 2 do not receive the same special benefit from the improvements due to their proximity, as parcels within Zone 1 which are assigned 1.00 EBU per dwelling unit and are generally located adjacent to or in close proximity to the improvements. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential – Zone 1	1.00	Dwelling Unit
Single Family Residential – Zone 2	0.75	Dwelling Unit
School	0.25	Acre or portion thereof
Vacant	0.25	Acre or portion thereof

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Fiscal Year	Maximum Assessment per EBU	Actual Assessment per EBU
2010/11	366.00	246.97
2011/12	374.32	366.00
2012/13	382.15	373.66
2013/14	390.65	381.96
2014/15	392.78	389.96
2015/16	393.17	393.17

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential – Zone 1	\$393.17	\$393.17	963.00	963.00
Single Family Residential – Zone 2	\$393.17	\$393.17	310.00	232.50
School	\$393.17	\$393.17	5.35	1.34
Vacant	\$393.17	\$393.17	0.54	0.14

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

Cost of Living Inflator

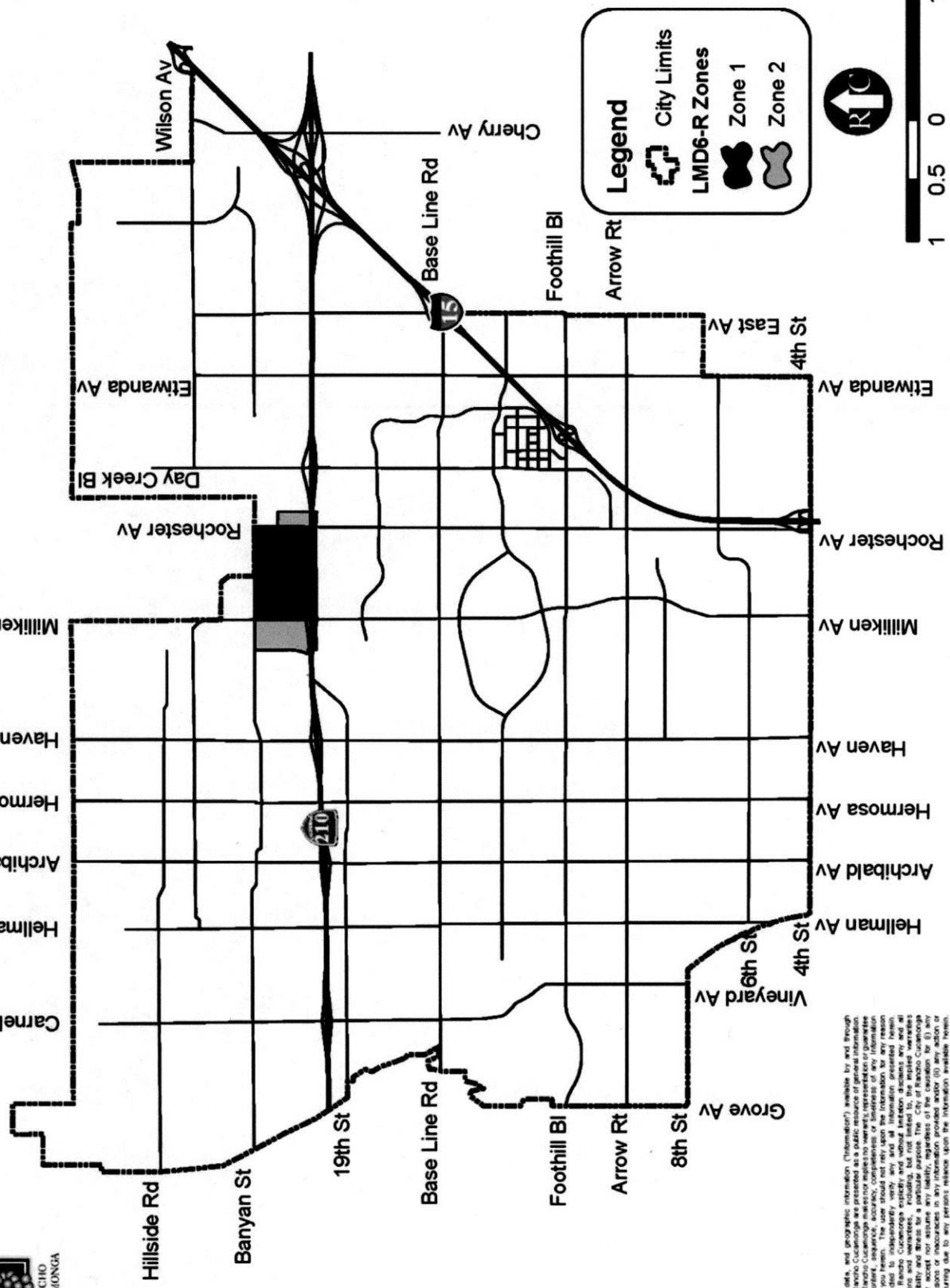
Each fiscal year beginning Fiscal Year 2010/11, the maximum allowable assessment amount may be increased by the lesser of 3.0% or the percentage change in the year ending February preceding the start of the Fiscal Year of the Consumer Price Index for all Urban Consumers (CPI-U), for the Los Angeles-Riverside-Orange County area. If for any reason the percentage change is negative the maximum allowable assessment would not be decreased by reason of such negative percentage change and would remain at the amount as computed on the previous fiscal year regardless of any CPI adjustment. The annual assessment cannot exceed the actual costs to operate the District in any given year. If operating costs are such that the maximum assessment amount is not needed, the City would levy only what is needed for that year.

The actual assessment rate for Fiscal Year 2015/16 will increase from \$389.96 to \$393.17 per single-family residence Zone 1 and from \$292.47 to \$294.87 per single family residence Zone 2, a CPI increase of 0.82% as compared to Fiscal Year 2014/15.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 6-R



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ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 actual assessment for the District:

Property Type (County Use Code)	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs	Actual Assessment
Single Family Residential – Zone 1	\$393.17	963.00	963.00	\$378,622.71
Single Family Residential – Zone 2	\$393.17	310.00	232.50	\$91,412.02
School	\$393.17	5.35	1.34	\$526.84
Vacant	\$393.17	0.54	0.14	\$55.04
TOTALS	\$393.17	1,278.89	1,196.973	\$470,616.61

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 7
(North Etiwanda)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 7
(NORTH ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015 the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 7 (North Etiwanda) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 911,630.00
Plus Anticipated Delinquencies	33,370.00
Plus Transfer In-Fund 868	<u>50,000.00</u>
Total Estimated Revenue	\$ 995,000.00
Plus Use of Operating Reserve Fund	<u>2,260.00</u>
Total Expenditure Budget	\$ 997,260.00
Total District EBU Count	2,969.00
Actual Assessment per EBU	\$ 307.05
Maximum Allowable Assessment per EBU	\$ 307.05

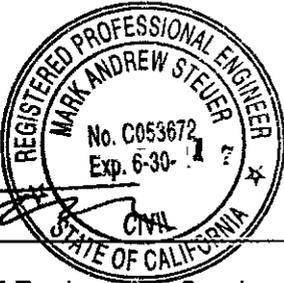
In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said

parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

- 2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
 - a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.

Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area of the City known as North Etiwanda, which is generally bounded by the 210 Freeway on the south, I-15 Freeway on the west, and City limits on the north. Typically, parcels have been annexed to the District as they have been developed.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements are the maintenance and servicing of the paseos, parkways, median islands, street trees, parks, landscaped sites and appurtenant facilities that are throughout the North Etiwanda. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines; ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Etiwanda Creek Park.

<u>Site #</u>	<u>Descriptive Location</u>
EN-1	The north side of Wilson from San Sevaine to Ridgeline. The east side of Ridgeline from Wilson to Arcadia Way.
	Ground Cover area: 27,325 square feet
	Turf area: 19,334 square feet
	Hardscape area: 840 square feet
EN-2	The Metropolitan Water District easement on the south side of Crescenta Way from San Marino to Ridgeline Place.
	Ground Cover area: 38,104 square feet
	Turf area: 41,250 square feet

- Hardscape area: 9,000 square feet
- EN-3 The Wilson Av. median from Wardman Bullock Rd. to San Sevaine Avenue.
 Ground Cover area: 9,016 square feet
 Hardscape area: 11,088 square feet
- EN-4 The Planters on the north side of the drainage easement that is between and parallel to Highland and Arapaho Rd. from Etiwanda Ave east to the end.
 Ground Cover area: 63,972 square feet
- EN-5 The south side of Wilson Av. from 1,115 feet west of San Sevaine Av. to 205 feet east of San Sevaine Avenue. The east side of San Sevaine Av from Wilson Av. to Youngs Canyon Road.
 Ground Cover area: 45,584 square feet
 Turf area: 3,527 square feet
- EN-6 The north side of Wilson from Wardman Bullock Rd. to Ridgeline Place. The west side of Ridgeline Pl. from Wilson Av. to 120 feet north of Arcadia Way.
 Ground Cover area: 29,226 square feet
 Turf area: 15,136 square feet
 Hardscape area: 1,300 square feet
- EN-7 The parkway on the eastside of Wardman Bullock from Wilson Av. to 857 feet north of Glendora Court. The cobblestone between the tract wall and the flood wall will be handled as extra for debris pickup and weed control on an as needed basis.
 Ground Cover area: 10,268 square feet
 Hardscape area: 31,549 square feet
- EN-8 The south side of Crescenta Way from Ridgeline Pl. to Crestline Place.
 Ground Cover area: 50,035 square feet
 Turf area: 35,960 square feet
 Hardscape area: 10,000 square feet
- EN-9 The paseo from Meadow Brook to Rock Creek Road.
 Ground Cover area: 1,400 square feet
 Turf area: 6,555 square feet
 Hardscape area: 2,820 square feet
- EN-10 The paseo from Etiwanda to Pacific Crest Place. The west side of Etiwanda from 175 feet north of North Rim Way to 171 feet south of Golden Prairie Drive.
 Ground Cover area: 49,020 square feet
 Turf area: 4,445 square feet
 Hardscape area: 13,026 square feet

- EN-11 The paseo south of Ridge Crest Drive to southern boundary of Tract 14139. *This site is temporarily maintained by another contractor and was deleted from the contract as of 7-16-01 however this site is still the city's property.*
 Ground Cover area: 3,548 square feet
 Turf area: 800 square feet
 Hardscape area: 4,280 square feet
- EN-12 The cul-de-sac on the north side of Ridgecrest Pl. at Etiwanda Creek Channel.
 Ground Cover area: 1,870 square feet
 Turf area: 700 square feet
 Hardscape area: 450 square feet
- EN-13 The north side of Wilson Av. from 574 feet west of Cherry Av. to the channel east of San Sevaine Road. The Wilson Av. median from Cherry Av. to San Sevaine Road. The east side of San Sevaine from Wilson to 136 feet north of Crescenta.
 Ground Cover area: 46,611 square feet
 Turf area: 5,037 square feet
- EN-14 The west side of San Sevaine Av. from 150 feet north of Wilson to 136 feet north of Crescenta Way.
 Ground Cover area: 55,166 square feet
 Turf area: 235 square feet
 Hardscape area: 6,975 square feet
- EN-15 The north side of Youngs Canyon Road from 500 feet east of Koch to 692 feet west of Koch. The south side of Youngs Canyon Road from 349 feet east of Koch to 692 feet west of Koch. The east and west side of Koch place from Youngs Canyon Road to 132 feet north of Youngs Canyon Road. The west side of Koch from Youngs Canyon Road to 132 feet south of Youngs Canyon Road. The east side of Koch from 82 feet south of Youngs Canyon Road to Youngs Canyon Road. The trailhead north east of the east end of Youngs Canyon Road to the south end of San Sevaine Horse Trail. The south end of San Sevaine Horse from the trail head to 254 feet north of trailhead.
 Ground Cover area: 42,925 square feet
 Hardscape area: 14,308 square feet
- EN-16 The east side of Wardman Bullock from 225 feet south of San Segundo Drive to 80 feet north of Dona Way.
 Ground Cover area: 2,056 square feet
 Hardscape area: 3,450 square feet
- EN-17 The north side of Colonbero from San Sevaine Channel to Guidera Drive. The south side of Colonbero from San Sevaine Channel to 400 feet north of Guidera Drive. The north side of Aggazzotti from Colonbero to 475 feet east of Colonbero. This site has a pump which will be adjusted and maintained by city personnel.
 Ground Cover area: 43,241 square feet
 Hardscape area: 29,125 square feet

- EN-18 The north side of Aggazzotti Road from San Antonio Drive to San Sevaine Road. The west side of San Sevaine road from Aggazzotti to 702 feet south of Aggazzotti. The East side of San Sevaine Road from 702 feet south of Aggazzotti to Regina.
Ground Cover area: 47,823 square feet
Hardscape area: 30,986 square feet

- EN-19 The south side of Wilson from Etiwanda to Estates Way.
Ground Cover area: 45,727 square feet
Hardscape area: 19,229 square feet

- EN-20 The south side of Wilson Avenue form Bluegrass Avenue to Estates Way.
Ground Cover area: 85,155 square feet
Hardscape area: 48,784 square feet

- EN-21 The north side of Wilson from Etiwanda to Cervantes. The Wilson median from Etiwanda to Cervantes. The Westside of Etiwanda from Wilson to Del Norte Place.
Ground Cover area: 88,795 square feet
Hardscape area: 27,128 square feet

- EN-22 The north and south side of Vintage from 165 feet east of Country View to 338 feet west of Country View.
Ground Cover area: 13,603 square feet
Hardscape area: 7,365 square feet

- EN-23 The north side of Wilson and median from Etiwanda west to Etiwanda. The east side of Etiwanda from Wilson to 1150 feet north of Wilson.
Ground Cover area: 32,027 square feet
Hardscape area: 29,567 square feet

- EN-24 The north side of Vintage from 360 feet west of Ascot to 230 feet east of Countrywood. The south side of Vintage from Ascot Pl. to 500 feet east of Countrywood.
Ground Cover area: 34,707 square feet
Hardscape area: 92,600 square feet

- EN-25 The east side of Bluegrass from Banyan to 610 feet north of Banyan.
Ground Cover area: 4,054 square feet
Hardscape area: 5,819 square feet

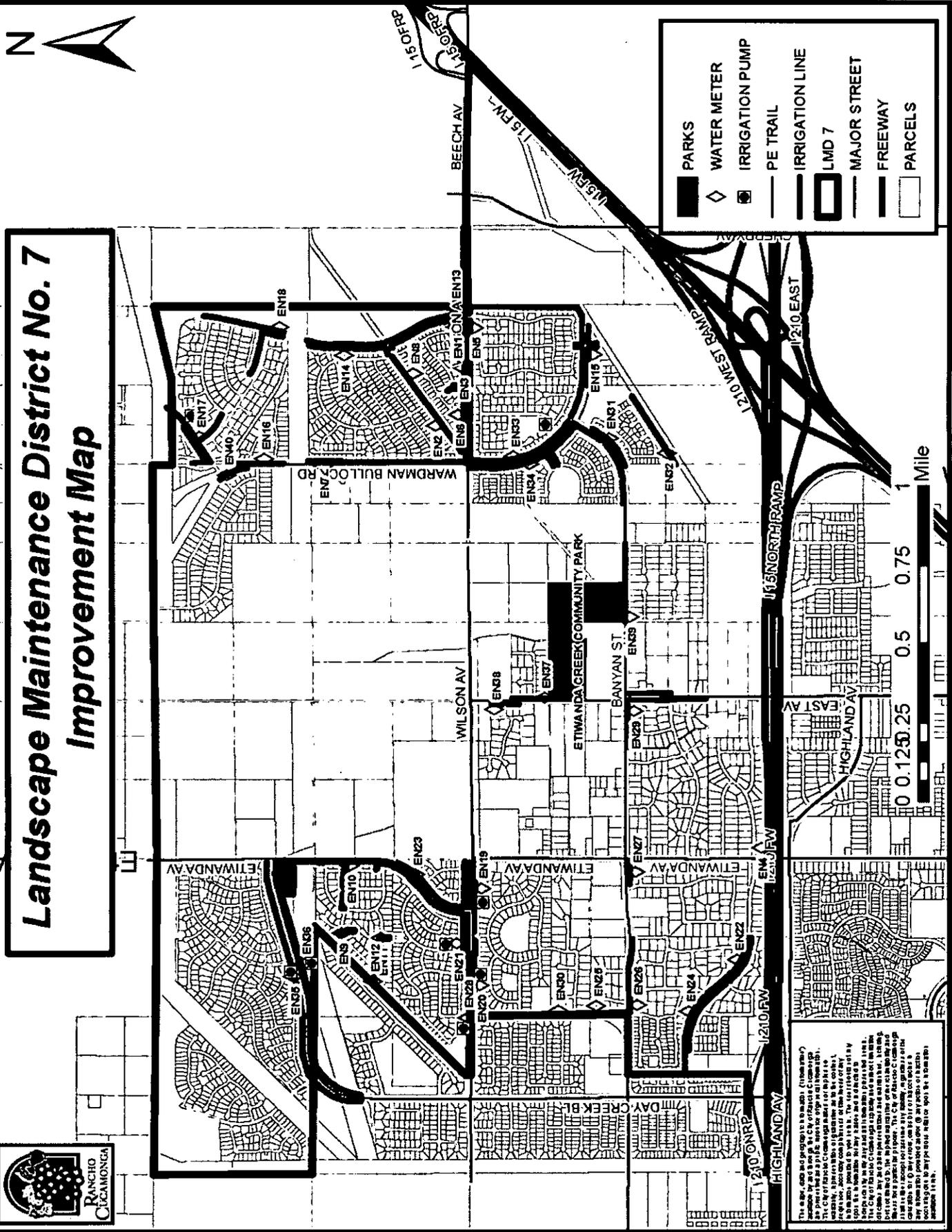
- EN-26 The south side of Banyan from Bluegrass to Greenwood.
Ground Cover area: 6,240 square feet
Hardscape area: 3,200 square feet

- EN-27 The south side of Banyan from Laurel Blossom to Etiwanda.
 Ground Cover area: 1,703 square feet
 Hardscape area: 8,417 square feet
- EN-28 The north side of Wilson from Cervantes to 1715 feet west of Cervantes. The west side of Cervantes from Carmel Knolls Drive to Wilson. The paseo from Wilson to Tejas Ct. The median on Wilson from Cervantes to Bluegrass. The following temporary landscape: There is 1 planter on the west side of Altura at Tejas. There are five planters on the south side of Tejas from Altura to 195 feet east of Altura.
 Ground Cover area: 25,048 square feet
 Hardscape area: 22,532 square feet
- EN-29 The south side of Banyan from 787 feet west of East Av. to East Av. The west side of East Avenue from Banyan to 600 feet south of Blue Gum. The east side of East Ave. from Banyan to 537 feet south of Banyan.
 Ground Cover area: 16,111 square feet
 Hardscape area: 15,774 square feet
- EN-30 The east side of Bluegrass Ave from 257 feet south of Churchill Drive to 418 feet north of Churchill Drive.
 Ground Cover area: 9,303 square feet
 Hardscape area: 5,302 square feet
- EN-31 The south side of Banyan Ave. from 375 feet south of Cashew Way to Rose Way. The north side of Banyan Ave. from 435 feet west of Peak Pl. to Wardman Bullock Rd.
 Ground Cover area: 53,000 square feet
 Hardscape area: 26,855 square feet
- EN-32 The landscaping south of the equestrian trail from 210 feet west of Grovewood Pl. to 1,170 feet east of Grovewood Pl.
 Ground Cover area: 6,900 square feet
- EN-33 The north side of Youngs Canyon Rd. from 600 feet east of Banyan Ave. to Banyan Ave. The east side of Ward man Bullock Rd. from Banyan Ave. to Wilson Ave. The south side of Wilson Ave. from Wardman Bullock Rd. to 635 feet east of Fields Pl.
 Ground Cover area: 66,601 square feet
 Hardscape area: 46,332 square feet
- EN-34 The west side of Wardman Bullock Rd. from Wilson Ave. to Banyan Ave. Parkview Way from Wardman Bullock Rd. to Soledad Way.
 Ground Cover area: 56,314 square feet
 Hardscape area: 28,428 square feet
- EN-35 The north side of Day Creek Blvd. from Etiwanda Ave. to Indian Wells Place.
 Ground Cover area: 160,737 square feet

- Hardscape area: 128,254 square feet
- EN-36 The south side of Day Creek from 380 feet north of Coyote to Etiwanda. The west side of Etiwanda from Day Creek to 170 feet north of North Rim. The west side of Day Creek from 380 feet north of Coyote to Indian Wells.
 Ground Cover area: 58,398 square feet
 Hardscape area: 68,127 square feet
- EN-37 The east side of East Ave. from 235 feet south of Hunt Club Dr. to 375 feet north of Hunt Club Dr.
 Ground Cover area: 5,559 square feet
 Hardscape area: 5,231 square feet
- EN-38 The west side of East Ave. from 236 feet north of Philly Dr. to 245 feet south of Philly Dr.
 Ground Cover area: 4,605 square feet
 Hardscape area: 3,394 square feet
- EN-39 The south side of Banyan from Golden Lock Pl. to Raindrop Pl.
 Ground Cover area: 6,024 square feet
 Hardscape area: 330 square feet

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



Landscape Maintenance District No. 7 Improvement Map



ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Payroll	\$ 117,680.00
Part-time Salaries	13,160.00
<u>Fringe Benefits</u>	<u>57,120.00</u>
Subtotal Personnel	\$ 187,960.00
Operations and Maintenance	
Operations and Maintenance	\$ 33,400.00
Operations and Maintenance Facilities	1,000.00
Vehicle Operations and Maintenance	0.00
Emergency Equipment & Vehicle Rental	0.00
Contract Services	297,940.00
Tree Maintenance	7,090.00
Utilities	
Telephone Utilities	1,310.00
Water Utilities	351,220.00
Electric Utilities	32,130.00
Assessment Administration	15,430.00
<u>General Overhead</u>	<u>72,200.00</u>
Subtotal Operations and Maintenance	\$ 811,720.00
Capital Expenditures	
Capital Outlay -- Equipment	\$ 0.00
<u>Capital Projects</u>	<u>0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 999,680.00
Total Estimated Assessment	\$ 911,630.00
Plus Anticipated Delinquencies	33,370.00
Plus Transfer In-Fund 868	<u>50,000.00</u>
Total Estimated Revenues	\$ 995,000.00
Plus Use of Operating Reserve Fund	2,260.00
Total Expenditure Budget	\$ 997,260.00
Total Estimated Assessment	\$ 911,631.45
Total District EBU Count	2,969.00
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 307.05

Maximum Allowable Assessment per EBU – Fiscal Year 2015/16 | \$ 307.05

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1996/97 and subsequent District annexations. Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 696,554.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(2,260.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 694,294.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California]."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the Caryn Planned Community and were installed to create a common landscape theme and neighborhood identity for parcels within the Caryn Planned Community. The improvements are situated within the public rights-of-way of the internal local street network within the Caryn Planned Community which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit

derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

When the District was formed in 1989, Article XIID and Proposition 218 had not yet been passed. Upon the passage of Article XIID and the subsequent passage of the Proposition Omnibus Implementation Act, new rules were put into place. Due to the changes in legal requirements, as property annexed to the District after the passage of the Assessment Law, the description of the method of assessment became more refined, however, the assessment per parcel has remained the same since the 1996/97 Fiscal Year. Further, no parcel included in the District formation or annexations prior to when the language was refined, are now being levied differently than they were at the time the District was formed or the parcels were annexed.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. Vacant parcels are assigned an EBU value of 0.25 per acre because they receive a lesser benefit from the improvements until such time as development occurs. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Dwelling Unit

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

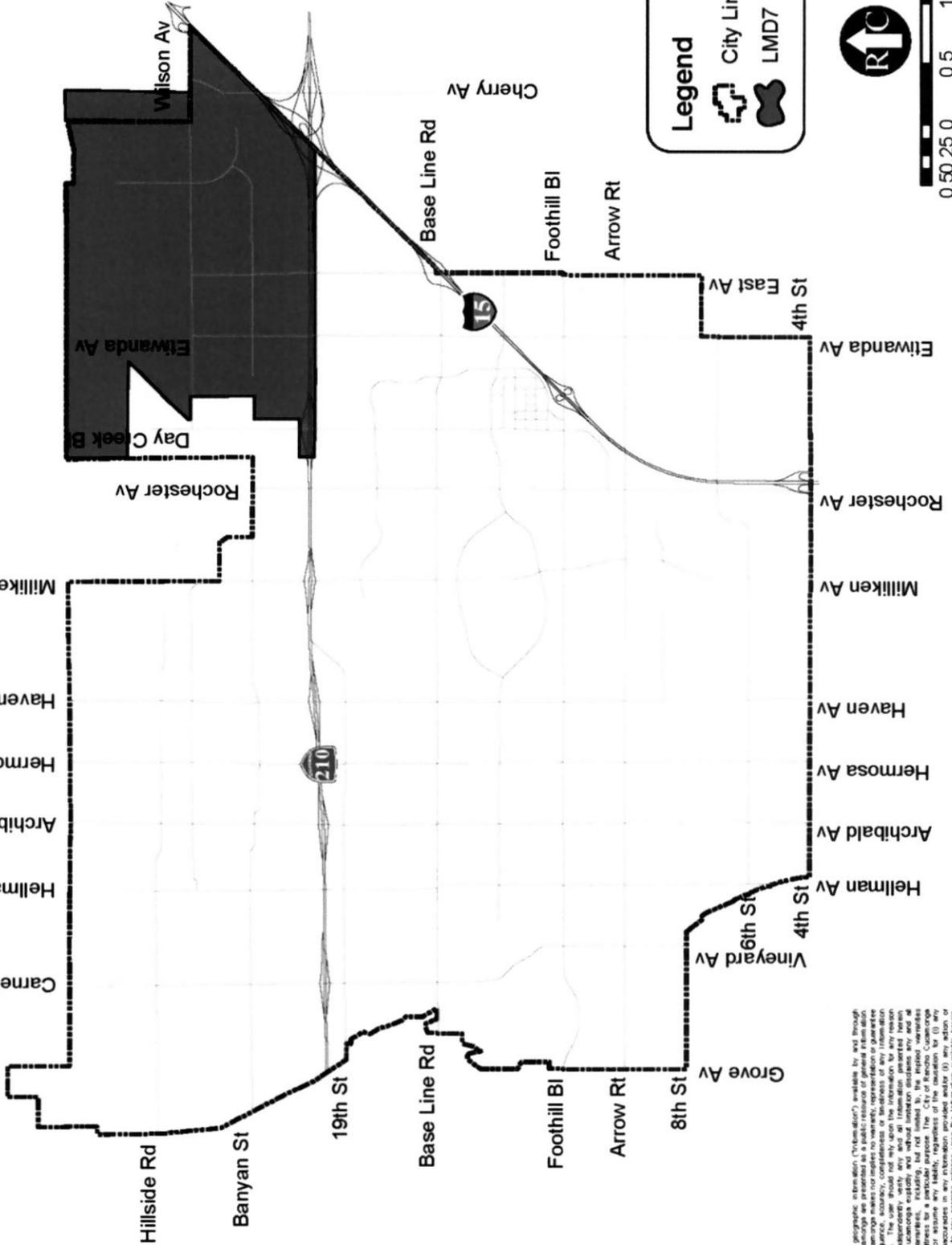
Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$307.05	\$307.05	2,969	2,969

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Landscape Maintenance District 7



Legend

- City Limits
- LMD7



The street, site, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of the information provided to you herein. The user should not rely upon the information for any reason other than general information. The City of Rancho Cucamonga is not responsible for any errors or omissions in the information presented herein, including, but not limited to, the inclusion or exclusion of information, the accuracy of the information, or the inclusion or exclusion of information. The City of Rancho Cucamonga is not responsible for any errors or omissions in the information presented herein, including, but not limited to, the inclusion or exclusion of information, the accuracy of the information, or the inclusion or exclusion of information.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$307.05	2,969	2,969	\$911,631.45

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexation is effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0226-081-06	02/05/14	TR 18741	53.00	53.00	Single Family Residential
0225-191-03, 04, 13, 15 & 20	04/16/14	TR 18122	76.00	76.00	Single Family Residential
0225-381-06	11/05/14	TR 18034	7.00	7.00	Single Family Residential

**Preliminary Annual Engineering Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 8
(South Etiwanda)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 8
(SOUTH ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor

Sam Spagnolo, Mayor Pro Tem

William Alexander, Council Member

Lynne B. Kennedy, Council Member

Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager

Linda D. Daniels, Assistant City Manager

Lori E. Sassoon, Deputy City Manager/Administrative Services

William Wittkopf, Public Works Director

Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology

Dean Rodia, Parks & Landscape Superintendent

Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 8 (South Etiwanda) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

	Fiscal Year 2015/16
Total Estimated Assessment	\$ 32,740.00
Plus Anticipated Delinquencies	670.00
Total Estimated Revenue	\$ 33,410.00
Plus Use of Operating Reserve Fund	9,200.00
Total Expenditure Budget	\$ 42,610.00
Total District EBU Count	216.22
Actual Assessment per EBU	\$ 151.45
Maximum Allowable Assessment per EBU	\$ 151.45

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area known as South Etiwanda, which is south of the I-210 Freeway along Fisher Drive, east of East Avenue, including the south side of Highstone Manor Court, the south side of Smokestone Street, and to the San Bernardino County Flood Control drainage basin on east side. Typically parcels have been annexed to the District as they have been developed.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout the District. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

<u>Site #</u>	<u>Descriptive Location</u>
SE-1	The east side of East Ave. from 480 feet south of Catalpa St. to 182 feet north of Catalpa St. The north and south side of Catalpa St. from East Ave. to Brownstone Pl. The west side of Brownstone Pl. from Catalpa St. to 150 feet south of Catalpa St. Not including the frontage parkway at 6649 East Ave..
	Ground Cover area: 10,355 square feet
	Turf area: 6,258 square feet
	Hardscape area: 4,050 square feet
SE-2	The south side of Fisher Dr. from 361 feet east of East Ave. to 210 feet east of Starstone Pl.
	Ground Cover area: 9,366 square feet
	Hardscape area: 4,074 square feet

SE-3 The south side of Fisher Dr. from 860 feet west of Mulberry St. to Mulberry St.

Ground Cover area: 3,676 square feet

Hardscape area: 6,910 square feet

Total Ground Cover: 23,397 square feet

Total Turf: 6,258 square feet

Total Hardscape: 15,034 square feet

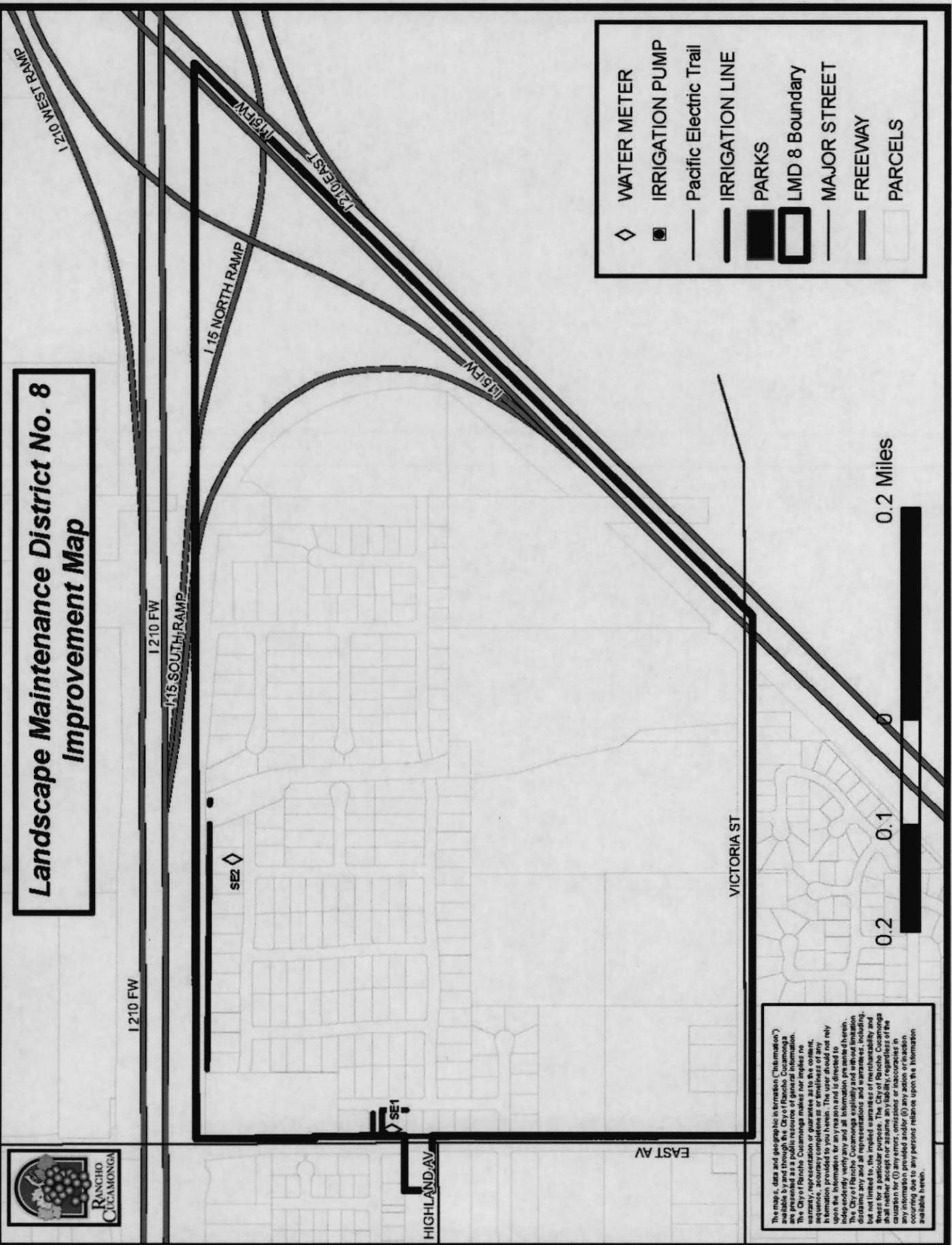
Ground cover, shrubs and turf areas that make up parkways, median islands and paseos are maintained under contract by a private landscape maintenance company.

With a Majority Protest for the Proposition 218 Ballot Initiative in September 2010 the city stopped maintaining the north side of Fisher Avenue and reduced the service level to a B.

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.

Landscape Maintenance District No. 8 Improvement Map



◇	WATER METER
■	IRRIGATION PUMP
—	Pacific Electric Trail
—	IRRIGATION LINE
■	PARKS
—	LMD 8 Boundary
—	MAJOR STREET
—	FREEWAY
—	PARCELS

0.2 Miles

0.2 0.1 0

This map, data and geographic information ("this product") are available to you through the City of Rancho Cucamonga as a public resource of general information. The City of Rancho Cucamonga makes no implied warranty, representation or guarantee as to the content, accuracy, reliability, or completeness of the information provided to you herein. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga accepts no liability for any errors, omissions, or inaccuracies in the information provided to you herein, but not limited to, the limited warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the cause or for (1) any errors, omissions, or inaccuracies in the information provided to you herein, or (2) any damages or consequences occurring due to any person's reliance upon the information available herein.



ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Salaries	\$ 3,840.00
Part-time Salaries	0.00
<u>Fringe Benefits</u>	<u>1,740.00</u>
Subtotal Personnel	\$ 5,580.00
Operations and Maintenance	
Operations and Maintenance	\$ 2,600.00
Emergency Equipment & Vehicle Rental	0.00
Contract Services	12,050.00
Tree Maintenance	4,300.00
Utilities	
Water Utilities	9,870.00
Electric Utilities	1,370.00
Assessment Administration	1,050.00
<u>General Overhead</u>	<u>6,170.00</u>
Subtotal Operations and Maintenance	\$ 37,410.00
Capital Expenditures	
<u>Capital Projects</u>	<u>\$ 0.00</u>
Subtotal Capital Expenditures	\$ 0.00
Total District Expenditure Budget	\$ 42,990.00
Total Estimated Assessment	\$ 32,740.00
Plus Anticipated Delinquencies	<u>670.00</u>
Total Estimated Revenues	\$ 33,410.00
Plus Use of Operating Reserve Fund	9,200.00
Total Expenditure Budget	\$ 42,610.00
Total Estimated Assessment	\$ 32,746.51
Total District EBU Count	216.22
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 151.45
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 151.45

The maximum allowable assessment per EBU listed in the District budget above, is the amount which was approved in 1989/90, when the District was formed, and subsequent District annexations.

Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	58,803.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(9,200.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	49,603.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the Caryn Planned Community and were installed to create a common landscape theme and neighborhood identity for parcels within the Caryn Planned Community. The improvements are situated within the public rights-of-way of the internal local street network within the Caryn Planned Community which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

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The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit

derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Dwelling Unit
Non-Residential	2.00	Acre or portion thereof
Church	1.00	Acre or portion thereof

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$151.45	\$151.45	188.00	188.00
Non-Residential	\$151.45	\$151.45	13.61	27.22
Church	\$151.45	\$151.45	1.00	1.00

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Total Units/Acres	Total EBUs	Maximum Allowable Assessment
Single Family Residential	\$151.45	188.00	188.00	\$28,472.60
Non-Residential	\$151.45	13.61	27.22	4,122.46
Church	\$151.45	1.00	1.00	151.45
TOTALS		202.61	216.22	\$32,746.51

*"Actual Assessment Rate per EBU" is the same as "Maximum Allowable Assessment Rate Per EBU".

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 9
(Lower Etiwanda)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 9
(LOWER ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER'S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the "1972 Act") adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 9 (Lower Etiwanda) (the "District"); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer's Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer's Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

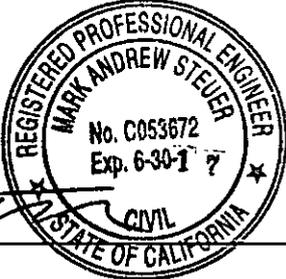
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 171,960.00
Plus Anticipated Delinquencies	<u>27,090.00</u>
Total Estimated Revenue	\$ 199,050.00
Plus Use of Operating Reserve Fund	<u>393,480.00</u>
Total Expenditure Budget	\$ 592,530.00
Total District EBU Count	2,149.56
Actual Assessment per EBU	\$ 80.00
Maximum Allowable Assessment per EBU	\$ 542.15

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer's Report (the "Specially Benefited Parcels"). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer's Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.



Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area known as Lower Etiwanda, which is south of Victoria Street, north of Foothill Boulevard, generally east of Etiwanda Avenue and the I-15 Freeway and west of East Avenue. Typically parcels have been annexed to the District as they have developed.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout the District. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Garcia Park (formerly known as South Etiwanda Park).

<u>Site #</u>	<u>Descriptive Location</u>
9-1	The west side of East Ave. from 380 feet north of Chateau to 290 feet south of Chateau. Ground Cover area: 7,244 square feet Hardscape area: 7,525 square feet
9-2	The west side of East Ave. from 339 feet north of Brookfield to 157 north of Brookfield. Brookfield from East Ave. to Oak Crest. The east side of Oak Crest to 137 feet north of Brookfield. Ground Cover area: 2,390 square feet Hardscape area: 6,874 square feet

- 9-3 The west side of East Ave. from 790 feet north of Highfield to 256 feet south of Highfield.
Ground Cover area: 8,769 square feet
Hardscape area: 10,669 square feet
- 9-4 The west side of East Ave. From 295 feet north of Via Veneto To Via Veneto. The north side of Via Veneto From East Ave to Dolcetto. The east side of Dolcetto from Via Veneto to Miller Ave. The south side of Miller Ave from 372 feet west of Dolcetto to 240 feet east of Dolcetto. The west side of Dolcetto from Miller to Garcia. The north side of Garcia from Dolcetto to Etiwanda Ave.
Ground Cover area: 48,612 square feet
Hardscape area: 28,746 square feet
- 9-5 The north side of Miller from 429 feet west of Dolcetto to 1029 feet west of Dolcetto.
Ground Cover area: 6,519 square feet
Hardscape area: 3,325 square feet
- 9-6 The north side of Miller from 254 feet east of Dolcetto to 167 feet west of Dolcetto.
Ground Cover area: 4,089 square feet
Hardscape area: 2,854 square feet
- 9-8 The south side of Baseline from Etiwanda Ave. to Shelby. The Baseline median form Etiwanda to 473 feet east of Shelby.
Ground Cover area: 16,395 square feet
Hardscape area: 14,558 square feet
- 9-9 The north side of Candlewood St. from Exbury St. to Etiwanda Ave.
Ground Cover area: 3,362 square feet
Hardscape area: 786 square feet
- 9-10 The north side of Baseline form 522 feet east of Forester to 180 feet west of Frester. The Baseline median form 503 feet east of Forester to 200 feet west of Forester.
Ground Cover area: 16,930 square feet
Hardscape area: 13,600 square feet
- 9-11 The north side of Mueller Ct. from 40 feet past the east end of Mueller Ct. to 20 feet east of Dicarlo Pl.
Ground Cover area: 9,420 square feet
Hardscape area: 742 square feet
- 9-12 The north and south sides of Highland Ave. from 217 feet west of Norcia Dr. to 210 feet east of Dicarlo Pl.
Ground Cover area: 12,471 square feet
Hardscape area: 14,445 square feet

- 9-13 The south side of Carnesi Dr. from Etiwanda Ave. to 395 feet east of Murietta Ct.
 Ground Cover area: 8,919 square feet
 Hardscape area: 6,203 square feet
- 9-14 The west side of East Ave. from 665 feet north of Miller to Miller. The north side of Miller from East Ave. to 667 feet west of East Ave.
 Ground Cover area: 9,150 square feet
 Hardscape area: 16,226 square feet
- 9-15 The north side of Base Line Road from Shelby Place to 343 feet east of Shelby Place.
 Ground Cover area: 3,480 square feet
 Hardscape area: 4,638 square feet
- 9-16 The east side of Dolcetto Pl. from Garcia Dr. to Via Veneto Dr. The south side of Via Veneto Dr. from Dolcetto Pl. to East Av. The west side of East Av. from Via Veneto Dr. to 276 feet south of Via Veneto Drive.
 Ground Cover area: 16,310 square feet
 Hardscape area: 13,411 square feet
- FH-17 The Foothill Blvd. median from Etiwanda Ave. to Cornwell Ave.
 Ground Cover area: 8,275 square feet

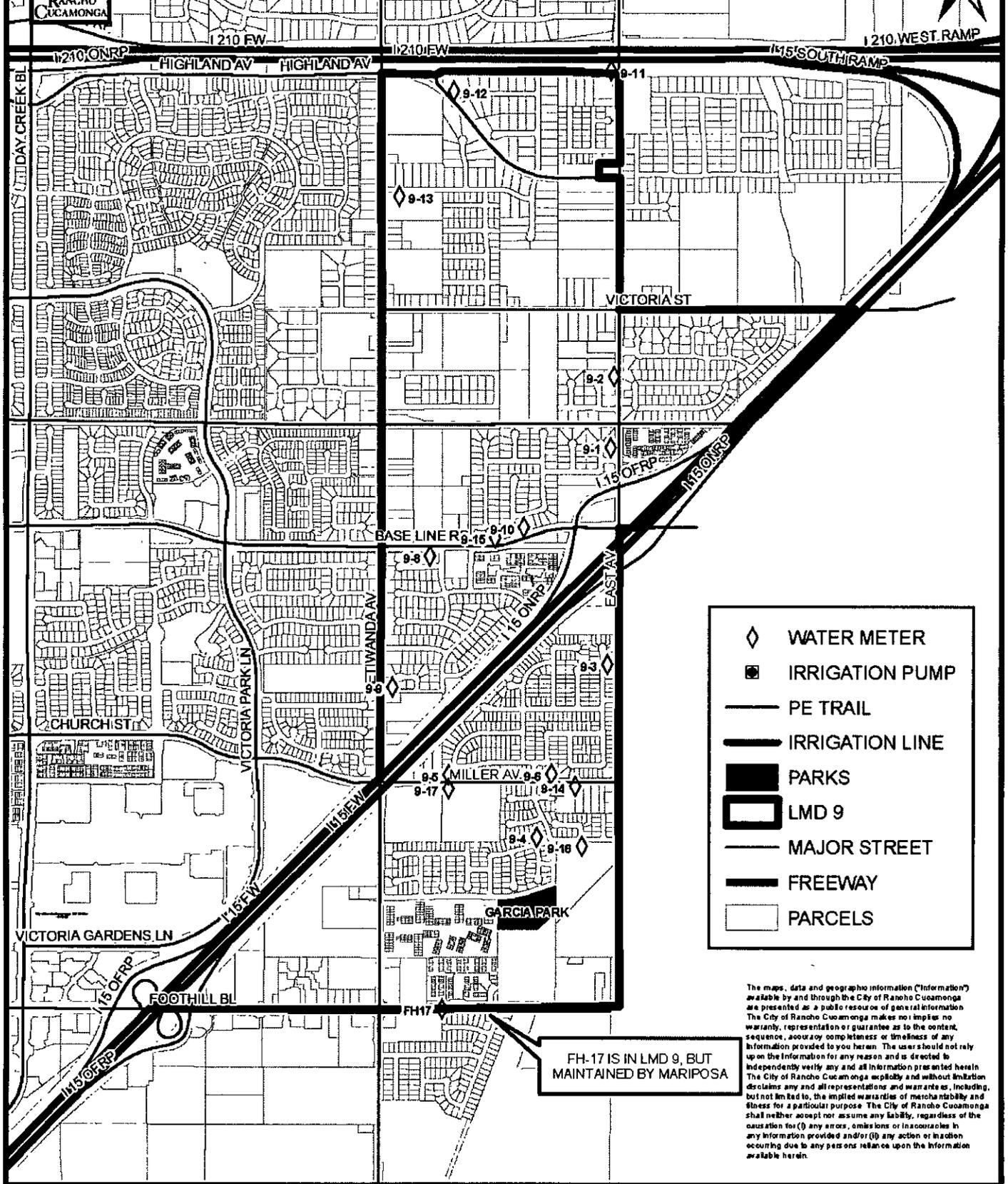
Ground cover, shrubs and turf areas that make up parkways, median islands and paseos are maintained under contract by a private landscape maintenance company. Parks are maintained by the City's Park Maintenance Crews.

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



Landscape Maintenance District No. 9 Improvement Map



FH-17 IS IN LMD 9, BUT MAINTAINED BY MARIPOSA

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget
Personnel Services	
Regular Salaries	\$ 159,600.00
Part-time Salaries	11,200.00
<u>Fringe Benefits</u>	<u>76,440.00</u>
Subtotal Personnel	\$ 247,240.00
Operations and Maintenance	
Operations and Maintenance	\$ 23,600.00
O & M/Computer Equipment	0.00
Cellular Technology	1,370.00
Emergency Equipment & Vehicle Rental	1,200.00
Contract Services	134,770.00
Tree Maintenance	29,070.00
Utilities	
Water Utilities	66,460.00
Electric Utilities	9,170.00
Assessment Administration	9,100.00
<u>General Overhead</u>	<u>35,410.00</u>
Subtotal Operations and Maintenance	\$ 310,150.00
Capital Expenditures	
Capital Outlay – Equipment	\$ 0.00
<u>Capital Projects</u>	<u>\$ 40,000.00</u>
Subtotal Capital Expenditures	\$ 40,000.00
Total District Expenditure Budget	\$ 597,390.00
Total Estimated Assessment	\$ 171,960.00
Plus Anticipated Delinquencies	<u>27,090.00</u>
Total Estimated Revenue	\$ 199,050.00
Plus Use of Operating Reserve Fund	393,480.00
Total Expenditure Budget	\$ 592,530.00
Total Estimated Assessment	\$ 171,964.80
Total District EBU Count	2,149.56
Actual Assessment per EBU – Fiscal Year 2015/16	\$ 80.00
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$ 542.15

Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$ 2,033,422.00
Use of Operating Reserve Fund – Fiscal Year 2015/16	(398,340.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$ 1,639,942.00

The City has reserve funds that are more than sufficient to cover an estimated six months' worth of maintenance and servicing costs for the District. When there are excess funds in the District's reserve account, the excess can be used to lower the annual levy to property owners within the District. The City will continue to annually review the estimated costs and expenses for the District as well as reserve fund levels, in order to determine if future levies can be reduced as well.

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the District and were installed to create a common landscape theme and neighborhood identity for parcels within the District. The improvements are situated within the public rights-of-way of the internal local street network within the District which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the Caryn Planned Community and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Dwelling Unit
Multi-Family Residential	1.00	Dwelling Unit
Non-Residential Improved	2.00	Acre
Vacant Property	0.25	Acre

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following table reflects both the maximum allowable assessment and the actual assessment rates for each year since the formation of the district and the proposed assessment rate for fiscal year 2015/16 for the District:

Fiscal Year	Maximum Assessment per EBU	Actual Assessment per EBU
2000/01	\$375.91	\$375.91
2001/02	388.02	375.91
2002/03	398.81	375.91
2003/04	414.44	375.91
2004/05	421.71	375.91
2005/06	438.67	375.91
2006/07	459.15	375.91
2007/08	476.76	387.94
2008/09	492.41	387.94
2009/10	492.41	387.94
2010/11	501.55	387.94
2011/12	516.58	187.00
2012/13	527.03	187.00
2013/14	539.38	80.00
2015/16	542.15	80.00

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

Cost of Living Inflator

Each fiscal year beginning with Fiscal Year 2002/2003, the amount of the assessment for the District has increased each year, based upon the Consumer Price Index ("CPI"), All Urban Consumers, for the Los Angeles-Anaheim-San Bernardino Area, as determined by the United States Department of Labor, Bureau of Labor Statistics, or its successor. The Engineer shall compute the percentage difference between the CPI for March of each year and the CPI for the previous March, and shall then adjust the existing assessment by an amount not to exceed such percentage for the following fiscal year. Should the Bureau of Labor Statistics revise such index or discontinue the preparation of such index, the Engineer shall use the revised index or a comparable system as approved by the City Council for determining fluctuations in the cost of living. If for any reason the percentage change is negative the maximum allowable assessment would not be decreased by reason of such negative percentage change and would remain at the amount as computed on the previous fiscal year regardless of any CPI adjustment. The annual assessment cannot exceed the actual costs to operate the District in any given year. If operating costs are such that the maximum assessment amount is not needed, the City would levy only what is needed for that year.

The Fiscal Year 2015/16 actual assessment rate is reduced from the prior year due to the City having reserve funds that are more than sufficient to cover an estimated six months' worth of maintenance and servicing costs for the District. When there are excess funds in the District's reserve account, the excess can be used to lower the annual levy to property owners within the District. The City will continue to annually review the estimated costs and expenses for the District as well as reserve fund levels, in order to determine if future levies can be reduced as well.

There will be no Cost of Living rate increase for Fiscal Year 2015/16.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 maximum and actual assessments for the District:

Property Type (County Use Code)	Actual Assessment Rate Per EBU	Total Units/Acres	Total EBUs	Actual Assessment
Single Family Residential	\$80.00	1056.00	1056.00	\$84,480.00
Multi-Family Residential	80.00	1,057.00	1,057.00	84,560.00
Non-Residential Improved	80.00	18.28	36.56	2,924.80
Vacant Property	80.00	0.00	0.00	0.00
TOTALS		2,131.28	2,149.56	\$171,964.80

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

The following Annexation is effective for the 2015/16 Fiscal Year.

APN	Annexation Date	Project Name	Total Units/Acres	Total EBUS	Property Type
0227-121-33 & 37	08/20/14	TR 16578	6.00	6.00	Single Family Residential

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Landscape Maintenance District No. 10
(Rancho Etiwanda)**

**CITY OF RANCHO CUCAMONGA
LANDSCAPE MAINTENANCE DISTRICT NO. 10
(RANCHO ETIWANDA)
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Dean Rodia, Parks & Landscape Superintendent
Christopher Bopko, Management Analyst III

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ENGINEER’S LETTER

WHEREAS, on July 15, 2015, the City Council of Rancho Cucamonga, under the Landscape and Lighting Act of 1972 (the “1972 Act”) adopted its Resolution No. 15-119, a Resolution Initiating Proceedings for the Levy of Annual Assessments for Landscape Maintenance District No. 10 (Rancho Etiwanda) (the “District”); and

WHEREAS, the Resolution Initiating Proceedings directed staff to prepare and file an Annual Engineer’s Report for Fiscal Year 2015/16 pursuant to the requirements of the 1972 Act. The Annual Engineer’s Report presents the plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operations and servicing of the improvements for the District for the referenced fiscal year, a diagram for the District, showing the area and properties proposed to be assessed, and an assessment of the estimated costs of the maintenance, operations and servicing the improvements, assessing the net amount upon all assessable lots and/or parcels within the District in proportion to the special benefit received; and

NOW THEREFORE, the following assessment is proposed to be authorized in order to pay the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the boundaries of the District in proportion to the special benefit received. The following table summarizes the proposed assessment.

SUMMARY OF ASSESSMENT

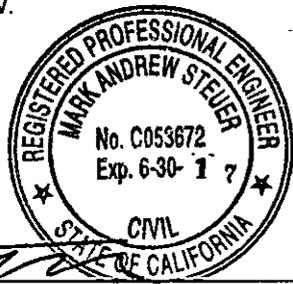
	Fiscal Year 2015/16
Total Estimated Assessment	\$ 559,400.00
Plus Anticipated Delinquencies	<u>8,120.00</u>
Total Estimated Revenue	\$ 567,520.00
Plus Use of Operating Reserve Fund	<u>12,390.00</u>
Total Expenditure Budget	\$ 579,910.00
Total District EBU Count	786.00
Actual Assessment per EBU	\$ 711.71
Maximum Allowable Assessment per EBU	\$ 834.27

In making the assessments contained herein pursuant to the 1972 Act:

1. I have identified all parcels which will have a special benefit conferred upon them from the improvement described in the Special Benefit Section of this Annual Engineer’s Report (the “Specially Benefited Parcels”). For particulars as to the identification of said parcels, reference is made to the Assessment Diagram, a copy of which is included in this Annual Engineer’s Report.

2. I have evaluated the costs and expenses of the improvements upon the Specially Benefitted Parcels. In making such evaluation:
- a. The proportionate special benefit derived by each Specially Benefitted Parcel from the improvements was determined in relationship to the entirety of the maintenance costs of the improvements;
 - b. No assessment has been imposed on any Specially Benefitted Parcel which exceeds the reasonable cost of the proportional special benefit conferred on such parcel from the improvements; and
 - c. Any general benefits from the improvements have been separated from the special benefits and only special benefits have been assessed.

I, the undersigned, respectfully submit the enclosed Annual Engineer's Report and, to the best of my knowledge, information and belief, the Annual Engineer's Report, Assessment Diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Rancho Cucamonga and the Assessment Law.

Mark A. Steuer, Director of Engineering Services/City Engineer

INTRODUCTION

Reason for Assessment

Approval of the assessment covered by this Engineer's Report will generate the revenue necessary to:

Provide for the maintenance and servicing of the improvements described in this Engineer's Report. Maintenance may include but is not limited to, all of the following: the upkeep, repair, removal or replacement of all or any part of any improvement or facility such as paseos, community trails, fencing and irrigation systems, and providing for the growth, vigor and care of the trees and landscape plant materials. Servicing means the furnishing of electricity, gas or other illuminating energy for the lighting of landscape or appurtenant facilities. This shall also include material, vehicle, equipment, capital improvements and administrative costs associated with the annual administration and operation of the District.

Process for Annual Assessment

The City cannot levy and collect annual assessments within the District without complying with the procedures specified in the 1972 Act. On an annual basis, an Engineer's Report must be prepared which contains a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.

The City Council must also adopt a resolution of intention which:

- Declares the intention of the City Council to levy and collect assessments within the assessment district for the fiscal year stated therein.
- Generally describes the existing and proposed improvements and any substantial changes proposed to be made in existing improvements.
- Refers to the assessment district by its distinctive designation and indicate the general location of the district.
- Refers to the report of the engineer, on file with the clerk, for a full and detailed description of the improvements, the boundaries of the assessment district and any zones therein, and the proposed assessments upon assessable lots and parcels of land within the district.
- Gives notice of the time and place for public hearing by the City Council on the levy of the proposed assessment.
- States whether the assessment is proposed to increase from the previous year.

If the assessments are to be levied in the same or lesser amounts than the maximum assessment amount approved, the clerk shall give notice by causing the resolution of intention to be published. Any interested person may, prior to the conclusion of the public hearing, file a

written protest which shall state all grounds of objection. The protest shall contain a description sufficient to identify the property owned by the property owner filing the protest. During the course or upon conclusion of the hearing, the City Council may order changes in any of the matters provided in the report, including changes in the improvements, any zones within the assessment district, and the proposed diagram or the proposed assessment.

The City Council, upon conclusion of the public hearing must then adopt a resolution confirming the diagram and assessment, either as originally proposed or as changed by it. The adoption of the resolution shall constitute the levy of an assessment for the fiscal year referred to in the assessment.

If the assessment to be levied exceeds the maximum assessment amount previously approved, the City must comply with the procedures specified in Article XIII D and Proposition 218. The voters in the State of California in November 1996 added Article XIII D to the California Constitution imposing, among other requirements, the necessity for the City to conduct an assessment ballot procedure to enable the owners of each property on which assessments are proposed to be enacted or increased, the opportunity to express their support for, or opposition to the proposed assessment or increase in such assessment. The basic steps of the assessment ballot procedure are outlined below.

The City must prepare a Notice of Public Hearing ("Notice"), which describes, along with other mandated information, the reason for the proposed assessments, and to provide a date and time of a public hearing to be held on the matter. The City must also prepare an assessment ballot, which clearly gives the property owner the ability to sign and mark their assessment ballot either in favor of, or in opposition to the proposed assessment. The Notice and assessment ballot are mailed to each affected property owner within the District a minimum of 45 days prior to the public hearing date as shown in the Notice. The City may also hold a community meeting with the property owners to discuss the issues facing the District and to answer property owner questions directly.

After the Notice and assessment ballot are mailed, property owners are given until the close of the public hearing, stated in the Notice, to return their signed and marked assessment ballot. During the public hearing, property owners are given the opportunity to address the City Council and ask questions or voice their concerns. At the public hearing, the returned assessment ballots received prior to the close of the public hearing are tabulated, weighted by the proposed assessment amount on each property and the results are announced by the City Council.

Article XIII D provides that if, as a result of the assessment ballot proceeding, a majority protest is found to exist, the City Council shall not have the authority to levy and collect the assessments as proposed. A majority protest exists if the assessments represented by ballots submitted in opposition exceed those submitted in favor of the assessment. All returned ballots are tabulated and weighted according to the financial obligation of each particular parcel.

If there is no majority protest as described above, the City Council may approve the proposed assessments. If there is a majority protest, as described above, the City will not levy and collect any assessments.

PLANS AND SPECIFICATIONS

The District provides for the administration, maintenance, operations, and servicing of various improvements located within the public right-of-way and dedicated easements within the boundaries of the District.

Description of the Boundaries of the District

The District is located in the City of Rancho Cucamonga, State of California. The boundaries of the District are generally described as that area known as Rancho Etiwanda, which lies north of Highway 210, east of Day Creek Channel, and west of Hanley Avenue. Typically parcels have been annexed to the District as they have developed.

Reference is also made to the Assessment Diagram included in this Report.

Description of Improvements and Services

The improvements maintained by the District include the paseos, community trails, trees, landscaped sites and appurtenant facilities that are throughout Rancho Etiwanda. These improvements are located within the street right-of-ways and dedicated public easements which are within the boundaries of the District. The landscaping maintenance includes, but is not limited to, the pruning, fertilizing, mowing, weeding, pest control, removal of trash/debris, and irrigation of the trees, shrubs, vines, ground cover, and turf. Maintenance of associated improvements and facilities, such as community trails, fencing and irrigation systems, includes but is not limited to, grading and replacement of trail surfacing, trail fence repair and replacement, steel fence painting, repair and replacement, and irrigation systems control, adjustment, trouble-shooting, repair and replacement. Services include personnel, materials, contracting services, utilities, capital projects and all necessary costs associated with the maintenance, replacement and repair required to keep the improvements in a healthy, vigorous and satisfactory condition. In addition, it is the City's intention to continue to use cost effective materials, including the future ability to replace landscaping with drought resistant or low water use plants, in order to lower expenses of the District. The breakdown of maintained areas is as follows:

Parks: Day Creek Park.

<u>Site #</u>	<u>Descriptive Location</u>
10-1	The west side of Day Creek from 790 feet north of Richfield to Wilson. The north side of Wilson from Day Creek to 227 feet west of Day Creek. This site overlaps 10-2. Ground Cover area: 16,941 square feet Hardscape area: 3,589 square feet
10-2	The north and south side of Wilson from 497 feet west of Alvarado to Day Creek. The south side of Wilson from Day Creek to Bluegrass. The Wilson median from Day Creek to Bluegrass. Ground Cover area: 47,275 square feet Hardscape area: 6,444 square feet

- 10-3 The west side of Day Creek from Wilson to 144 feet south of Clydesdale. The Day Creek median from Wislon to Banyan.
Ground Cover area: 32,619 square feet
Hardscape area: 10,983 square feet
- 10-4 The east side of Day Creek from 648 feet south of Keenland to Wilson.
Ground Cover area: 15,952 square feet
Hardscape area: 4,365 square feet
- 10-5 The west side of Bluegrass from Wilson to 705 feet south of Challendon.
Ground Cover area: 26,882 square feet
Hardscape area: 12,220 square feet
- 10-6 The south side of Banyan from Rochester to Day Creek. The north side of Banyan from 427 feet west of Rocking Horse to Rocking Horse. The west side of Day Creek from Banyan to Vintage. The north side of Vintage from Day Creek to Paseo ending 153 feet west of Sand Hill.
Ground Cover area: 44,000 square feet
Hardscape area: 16,197 square feet
- 10-7 The north side of Vintage from 180 feet east of Taylor Canon Place to Day Creek. The east side of Day Creek from Vintage to Banyan. The south side of Banyan from Day Creek to Bluegrass.
Ground Cover area: 22,164 square feet
Hardscape area: 11,724 square feet
- 10-8 The landscape against the south side facing wall north of the 210 freeway from the top of the slope on the east side of Day Creek to 300 feet eastward. The Day Creek median from the 210 freeway to Vintage. The east side of Day Creek from Caltrans ROW to Vintage. The south side of Vintage from Day Creek to 180 feet east of Taylor Canyon.
Ground Cover area: 16,841 square feet
Hardscape area: 7,025 square feet
- 10-9 The north side of Coyote from Brookstone Place to Day Creek. The east side of Day Creek from Coyote to 358 feet north of Coyote. The west side of Day Creek from 118 feet north of Coyote to 380 feet north of Coyote.
Ground Cover area: 9,403 square feet
Hardscape area: 6,052 square feet
*This site previously had 8,488 square feet of ground cover and 5,752 of Hardscape prior to the addition of the area on the west side of Day Creek.
- 10-10 The north side of Wilson from 395 feet east of Day Creek to Day Creek. The east side of Day Creek from Wilson to Blackstone. The south side of Blackstone from Day Creek to Stoneview. The north side of Blackstone from Day Creek to 165 feet west of Stoneview.

	Ground Cover area:	26,304 square feet
	Hardscape area:	19,117 square feet
10-11	The west side of Day Creek from 340 feet north of Banyan to Banyan. The north side of Banyan from Day Creek to Rocking Horse.	
	Ground Cover area:	20,378 square feet
	Hardscape area:	11,212 square feet
10-12	The paseo on the east side of Stoneview Rd. across from Duncaster Pl.	
	Ground Cover area:	3,326 square feet
	Hardscape area:	2,374 square feet
10-13	The west side of Day Creek Blvd. from 340 feet south of Vintage Dr. to 915 feet south of Vintage.	
	Ground Cover area:	27,416 square feet
	Hardscape area:	16,167 square feet
10-14	The south side of Vintage from Saddle Tree Dr. to Day Creek. The west side of Day Creek from Vintage to 325 feet south of Vintage.	
	Ground Cover area:	7,777 square feet
	Hardscape area:	16,167 square feet

*This sites irrigation pump and valves are powered from site 10-13

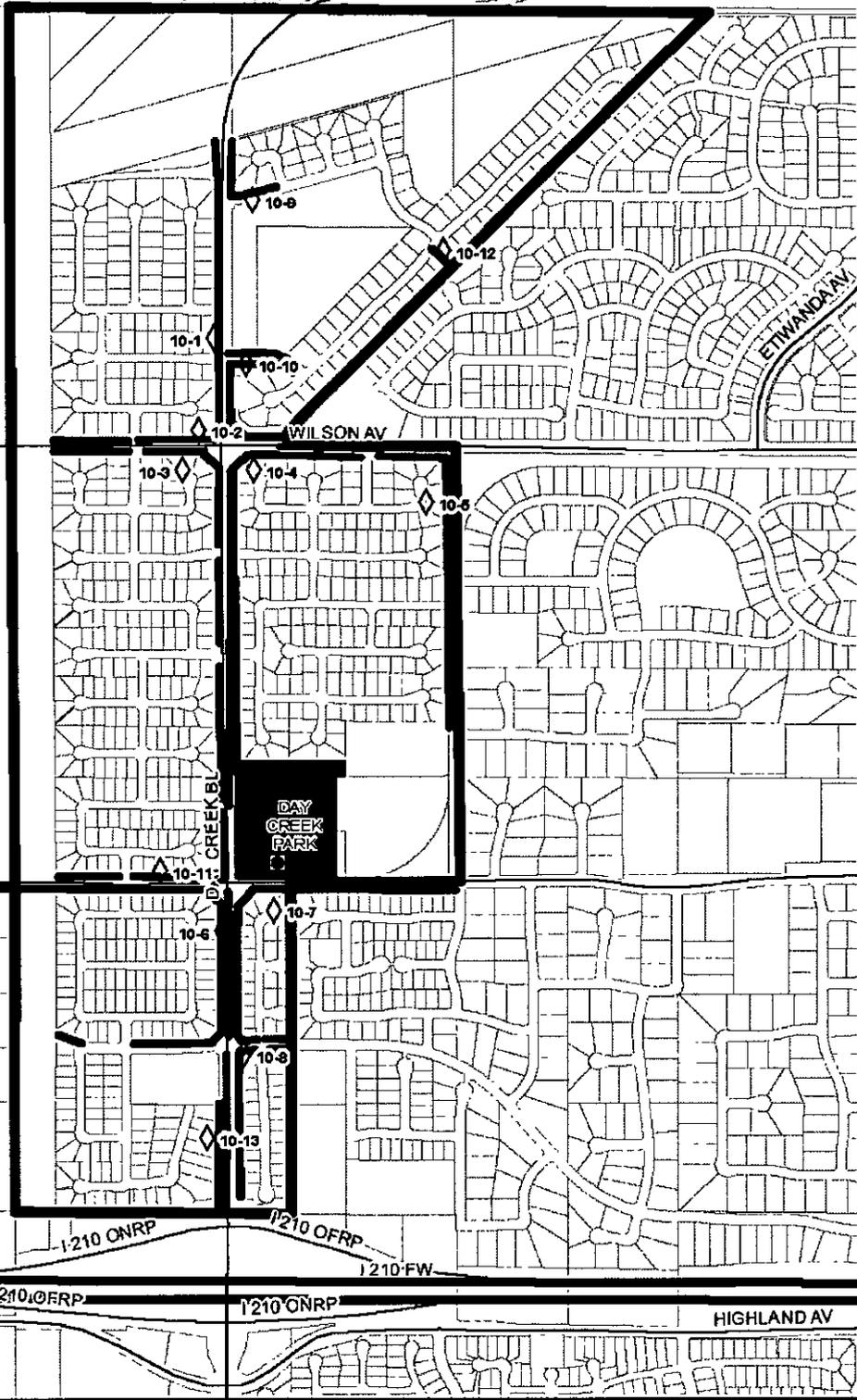
Ground cover, shrubs and turf areas that make up parkways, median islands and paseos are maintained under contract by a private landscape maintenance company. Parks are maintained by the City's Park Maintenance Crews.

Map of Improvements

The following page shows the map of landscaping improvements, including irrigation sites and community trails, to be maintained using District funds.



Landscape Maintenance District No. 10 Improvement Map



The maps, data and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga makes no express or warranty, representation or guarantee as to the content, sequence, accuracy, completeness or timeliness of any information provided to you herein. The user should not rely upon the information for any reason and is directed to independently verify any and all information presented herein. The City of Rancho Cucamonga explicitly and without limitation disclaims any and all representations and warranties, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. The City of Rancho Cucamonga shall neither accept nor assume any liability, regardless of the causation for (1) any errors, omissions or inaccuracies in any information provided and/or (2) any action or action occurring due to any persons reliance upon the information available herein.

- ◇ WATER METER
- IRRIGATION PUMP
- PE TRAIL
- IRRIGATION LINE
- PARKS
- ▭ LMD 10 BOUNDARY
- MAJOR STREET
- FREEWAY
- ▭ PARCELS

ESTIMATE OF COSTS

The estimated costs of administration, maintenance, operations, and servicing the improvements as described in the Plans and Specifications are summarized below. Each year, as part of the assessment district levy calculation process, the costs and expenses are reviewed and the annual costs are projected for the following fiscal year.

District Budget

	Estimated 2015/16 Budget	
Personnel Services		
Regular Salaries	\$	130,200.00
Overtime Salaries		1,050.00
Part-time Salaries		31,110.00
<u>Fringe Benefits</u>		<u>65,880.00</u>
Subtotal Personnel	\$	228,240.00
Operations and Maintenance		
Operations and Maintenance	\$	14,500.00
Operations and Maintenance/Facilities		4,000.00
O & M/Computer Equipment		0.00
Cellular Technology		0.00
Emergency Equipment & Vehicle Rental		0.00
Emergency Operations and Maintenance		500.00
Contract Services		102,600.00
Contract Services/Facilities		2,000.00
Tree Maintenance		10,000.00
Utilities		
Water Utilities		140,350.00
Electric Utilities		23,100.00
Assessment Administration		4,260.00
<u>General Overhead</u>		<u>52,640.00</u>
Subtotal Operations and Maintenance	\$	353,950.00
Capital Expenditures		
Capital Outlay – Equipment	\$	0.00
<u>Capital Projects</u>	\$	<u>0.00</u>
Subtotal Capital Expenditures	\$	0.00
Total District Expenditure Budget	\$	582,190.00
Total Estimated Assessment	\$	559,400.00
Plus Anticipated Delinquencies		<u>8,120.00</u>
Total Estimated Revenue	\$	567,520.00
Plus Use of Operating Reserve Fund		12,390.00
Total Expenditure Budget	\$	579,910.00
Total Estimated Assessment	\$	559,404.06
Total District EBU Count		786.00
Actual Assessment per EBU – Fiscal Year 2015/16	\$	711.71
Maximum Allowable Assessment per EBU – Fiscal Year 2015/16	\$	834.27

Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year. The actual assessment per EBU will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment with the goal of maintaining the improvements in a satisfactory and healthy condition. The actual assessment amount may be lower than the maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Operating Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund Balance	\$	843,801.00
Use of Operating Reserve Fund – Fiscal Year 2015/16		(14,670.00)
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>		<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund Balance	\$	831,411.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the District improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Operations and Maintenance: This item includes the costs of City staff to perform maintenance duties within the boundaries of the District.

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the District improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the District.

Utilities - Water: This item includes the costs to furnish water for the landscaping within the District.

Utilities - Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half of the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF ASSESSMENT

General

Pursuant to the 1972 Act and Article XIII D, all parcels that have a special benefit conferred upon them as a result of the maintenance and operation of improvements and services shall be identified, and the proportionate special benefit derived by each identified parcel shall be determined in relationship to the entire costs of the maintenance and operation of improvements. The 1972 Act, permits the establishment of assessment districts for the purpose of providing certain public improvements which include the operation, maintenance and servicing of landscaping improvements.

Section 22573 of the 1972 Act requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"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 benefit to be received by each such lot or parcel from the improvements."

The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000) [of the Streets and Highways Code, State of California])."

The 1972 Act also permits the designation of zones of benefit within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547).

Article XIII D, Section 4(a) of the California Constitution limits the amount of any assessment to the proportional special benefit conferred on the property. Article XIII D also provides that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways.

The net amount to be assessed may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels. Proposition 218, approved by the voters in November 1996, requires the City to separate general benefit from special benefit, where only special benefit is assessed.

General Benefit

Section 4 of Article XIII D of the California Constitution provides that once a local agency which proposes to impose assessments on property has identified those parcels that will have special benefits conferred upon them and upon which an assessment will be imposed, the local agency must next "separate the general benefits from the special benefits conferred," and only the special benefits can be included in the amount of the assessments imposed.

In this Assessment District, the improvements being financed consists of the maintenance of local improvements located within the boundaries of the District and include paseos, street trees, landscaped areas and appurtenant facilities that are located throughout the District and were installed to create a common landscape theme and neighborhood identity for parcels within the District. The improvements are situated within the public rights-of-way of the internal local street network within the District which provides ingress and egress for parcels within the District to access the City's system of arterial streets. City residents and traffic from parcels not within the District do not use the internal local street network or paseos except for the express purpose of accessing properties located within the District, and therefore do not benefit from the improvements. Only parcels which are within the District and proximate to the improvements and within the Assessment District are being assessed. Accordingly, there is a direct physical and visual nexus between each parcel being assessed and the improvements to be funded by the assessment that does not exist for parcels outside of the District boundary and that is particular and distinct from that shared by the public at large. Under these circumstances, all of the benefits conferred are direct and local in nature, and provide a benefit to only those parcels located within the boundaries of the District.

Based upon this, it has determined that there is no quantifiable general benefit to the surrounding community and the public in general from the maintenance of the improvements within the boundaries of the District, and therefore no portion of the project costs should be attributed to general benefit.

Special Benefit

The maintenance and servicing of the improvements within the District (which are described in the Description of Improvements and Services Section of this report) are for the benefit of the properties within the District, and as such confer a special and direct benefit to parcels within the District by:

- improving the livability, appearance, and desirability for properties within the boundaries of the District, and
- ensuring that improvements do not reach a state of deterioration or disrepair so as to be materially detrimental to properties within the District, and
- providing beautification, shade and overall enhancement to properties within the District.

The above mentioned items affect the assessed property in a way that is particular and distinct from their effect on other parcels and that real property in general and the public at large do not share. They contribute to a specific enhancement of the properties within the District. Since these improvements, including the community trails, were installed and are maintained specifically for the properties within the District; only properties within the District receive a special benefit and are assessed for said maintenance.

Method of Assessment Spread

Each of the parcels within the District is deemed to receive special benefit from the improvements. Each parcel that has a special benefit conferred upon it as a result of the maintenance and operation of improvements are identified and the proportionate special benefit derived by each identified parcel is determined in relationship to the entire costs of the maintenance and operation of the improvements.

To assess special benefit appropriately, it is necessary to relate the different type of parcel improvements to each other. The Equivalent Benefit Unit ("EBU") method of apportionment uses the single family home as the basic unit of assessment.

A single family home equals one Equivalent Benefit Unit (EBU). Every other land-use is converted to EBUs based on an assessment formula that equates to the property's specific development status, type of development (land-use), and size of the property, as compared to a single family home. The following table provides the weighting factors applied to various land-use types, as assigned by County use code, to determine each parcel's EBU assignment.

Land-Use Equivalent Dwelling Units

Property Type (County Use Code)	EBU Value	Multiplier
Single Family Residential	1.00	Dwelling Unit

The use of the latest County Assessor's Secured Roll shall be the basis for the Property Type determination and units/acreage assignments, unless better data is available to the City. In addition, if any parcel within the District is identified by the County Auditor/Controller to be an invalid parcel number for the current fiscal year, the Property Type and EBU assignment shall be based on the correct parcel number and/or new parcel number(s) County use code and subsequent property information. If a single parcel has changed to multiple parcels, the EBU assignment and assessment amount applied to each of the new parcels will be recalculated rather than spread the proportionate share of the original assessment.

The following summarizes the Fiscal Year 2015/16 maximum allowable assessment rates for the District:

Property Type (County Use Code)	Maximum Allowable Assessment Rate per EBU	Actual Assessment Rate per EBU	Total Units/Acres	Total EBUs
Single Family Residential	\$834.27	\$711.71	786.00	786.00

The following table reflects both the maximum allowable assessment and the actual assessment rates for each year since the formation of the district and the proposed assessment rate for fiscal year 2015/16 for the District:

Fiscal Year	Maximum Assessment per EBU	Actual Assessment per EBU
2001/02	\$597.09	\$597.09
2002/03	613.69	597.09
2003/04	637.75	597.09
2004/05	648.93	597.09
2005/06	675.03	597.09
2006/07	706.54	597.09
2007/08	733.65	616.20
2008/09	757.73	616.20
2009/10	757.73	616.20
2010/11	771.79	616.20
2011/12	794.92	616.20
2012/13	811.01	616.20
2013/14	821.46	616.20
2014/15	830.00	647.01
2015/16	834.27	711.71

The total amount of maintenance and incidental costs for maintaining the landscaping and community trail improvements is assessed to the individual parcels of real property within the District in proportion to the special benefit received by such parcels of real property. The proposed individual assessments are shown on the assessment roll in this report.

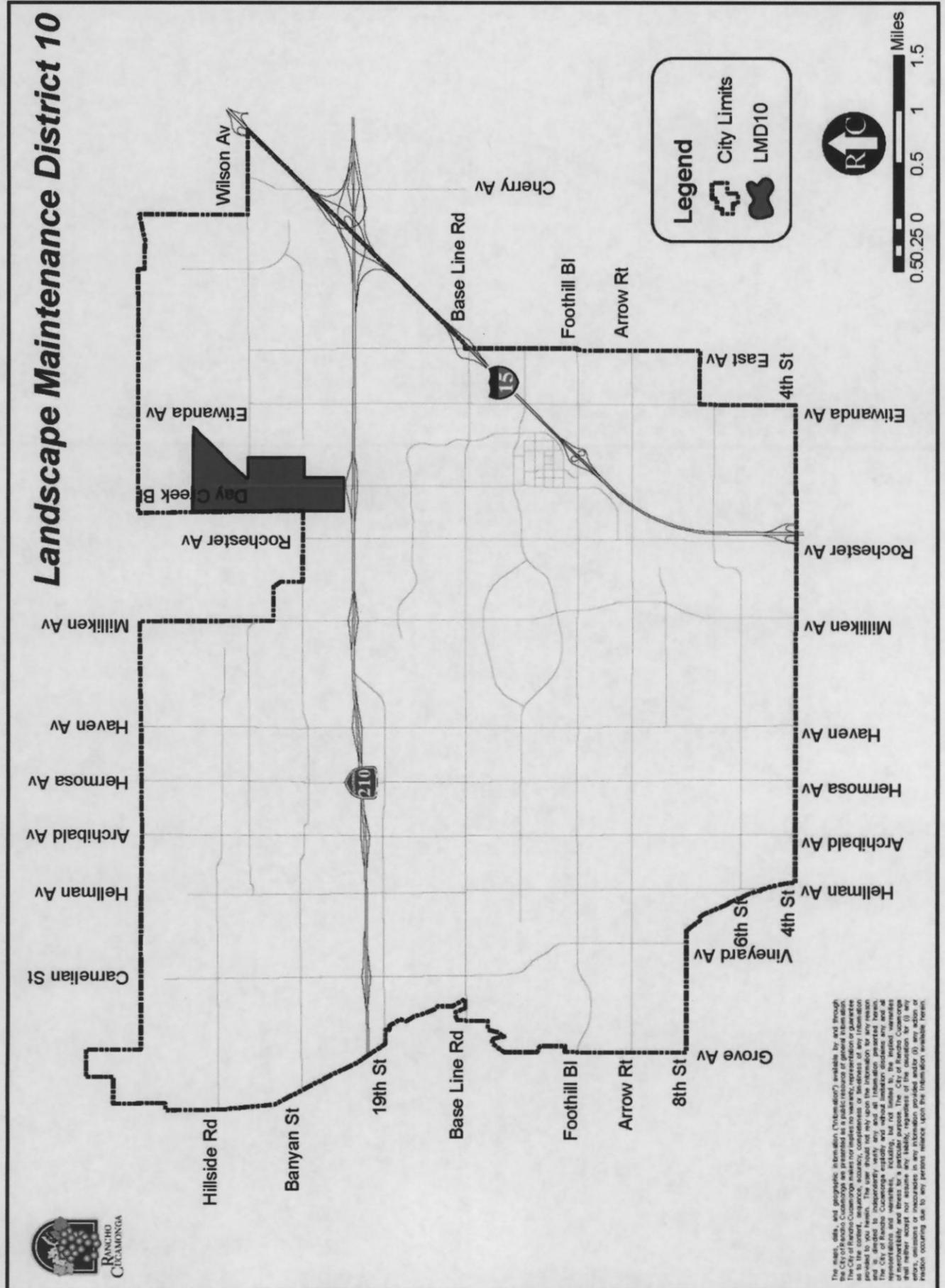
Cost of Living Inflator

Each fiscal year beginning with Fiscal Year 2002/2003, the amount of the assessment for the District has increased each year, based upon the Consumer Price Index ("CPI"), All Urban Consumers, for the Los Angeles-Anaheim-San Bernardino Area, as determined by the United States Department of Labor, Bureau of Labor Statistics, or its successor. The Engineer shall compute the percentage difference between the CPI for March of each year and the CPI for the previous March, and shall then adjust the existing assessment by an amount not to exceed such percentage for the following fiscal year. Should the Bureau of Labor Statistics revise such index or discontinue the preparation of such index, the Engineer shall use the revised index or a comparable system as approved by the City Council for determining fluctuations in the cost of living. If for any reason the percentage change is negative the maximum allowable assessment would not be decreased by reason of such negative percentage change and would remain at the amount as computed on the previous fiscal year regardless of any CPI adjustment. The annual assessment cannot exceed the actual costs to operate the District in any given year. If operating costs are such that the maximum assessment amount is not needed, the City would levy only what is needed for that year.

The actual assessment rate for Fiscal Year 2015/16 will increase from \$647.01 to \$711.71 per single-family residence, a rate increase of 10% as compared to Fiscal Year 2014/15.

ASSESSMENT DIAGRAM

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.



The maps, data, and geographic information ("Information") available by and through the City of Rancho Cucamonga are presented as a public resource of general information. The City of Rancho Cucamonga does not warrant the accuracy, completeness, or timeliness of the Information provided to you herein. The user should not rely upon the Information for any reason other than general information. The City of Rancho Cucamonga makes no warranty, representation, or endorsement of any third party's products, services, or information, and the City of Rancho Cucamonga is not responsible for any errors, omissions, or inaccuracies in any information provided and/or (i) any action or inaction occurring due to any person reliance upon the Information available herein.

ASSESSMENT ROLL

Assessment Roll

The assessment roll is a listing of the assessment for Fiscal Year 2015/16 apportioned to each lot or parcel, as shown on the last equalized roll of the Assessor of the County of San Bernardino. The following tables summarize the Fiscal Year 2015/16 actual assessment for the District:

Property Type (County Use Code)	Actual Assessment Rate Per EBU	Total Units/Acres	Total EBUs	Actual Assessment
Single Family Residential	\$711.71	786.00	786.00	\$559,404.06

A copy of the full assessment roll is available for review in the City Clerk's office.

Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Lori Sassoon, Deputy City Manager/Administrative Services *LS*
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology *IYB*

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORT TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORT, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON. NO INCREASE OF ASSESSMENT RATES FOR FY 2015/16 IS PROPOSED OR PERMITTED.**

RECOMMENDATION:

It is recommended that City Council approve the Resolutions ordering the preparation of the Annual Engineer's Reports to initiate proceedings to levy annual assessments, preliminarily approve the Annual Engineer's Report, declaring the City Council's intention to levy annual assessments within Park and Recreation Improvement District No. PD-85. There is no increase to the current rates for Fiscal Year 2015/2016. The Engineer's Report is also on file in the City Clerk's Office.

BACKGROUND/ANALYSIS:

PD 85 was originally created to provide funds to finance the cost of construction, maintenance, operation and debt payment of Heritage Community Park and Red Hill Community Park. Heritage Community Park is a 40-acre facility located on the southwest corner of Hillside Road and Beryl Street. Red Hill Community Park is 42 acres and is located on the southwest corner of Base Line Road and Vineyard Avenue. The District's boundary includes all of the City of Rancho Cucamonga with the general exception of land east of the Deer Creek Channel and the Victoria, Caryn and Terra Vista Planned Communities.

The final debt service payment on the bonds that were sold to finance the construction of Red Hill and Heritage Community Parks was paid on September 1, 2005. With the debt repaid, in 2006 the annual assessments were decreased from \$52 per year per single-family residence to \$31 per year. The annual assessments levied and collected are dedicated to the ongoing maintenance and operation and periodic capital improvement expenditures for the parks.

CONSIDERATION OF APPROVAL OF RESOLUTIONS ORDERING THE PREPARATION OF THE ANNUAL ENGINEER'S REPORTS TO INITIATE PROCEEDINGS TO LEVY ANNUAL ASSESSMENTS, PRELIMINARILY APPROVE THE ANNUAL ENGINEER'S REPORT, DECLARING THE CITY COUNCIL'S INTENTION TO LEVY ANNUAL ASSESSMENTS WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015/16 AND SETTING THE TIME AND PLACE FOR A PUBLIC HEARING THEREON. NO INCREASE OF ASSESSMENT RATE FOR FY 2015/16 IS PROPOSED OR PERMITTED.
 JULY 15, 2015

For several years, PD 85 had been running at a deficit as expenses for utilities and maintenance of expenses have increased. However, rates for this district cannot be increased without an election process to give the property owners the opportunity to express their support for, or in opposition to, an increase in such assessment. A proposed new West-Side Parks and Street Lighting District would replace the existing Park District PD-85, Landscape Maintenance Districts 1, 3A, 3B, and 5, and Street Lighting Districts 2 and 6. These districts would be completely dissolved and their assessments eliminated upon the formation of the proposed district and approval of the levy of special taxes within such district by the qualified electors of such district. At the City Council meeting of July 1, 2015, the City Council unanimously voted to move the replacement district for consideration by the voters on the November 2015 ballot.

In the meantime, a set of budget-balancing measures has been implemented that is adequate in the near term to bring revenues and expenditures into alignment. The measures include staff reductions, expanding the use of contract mowing services, reducing the maintenance of site amenities (lights, playgrounds, sand, etc.) to the most basic levels, naturalizing additional turf areas at Red Hill and Heritage Parks, and providing less direct support to sports groups using sports fields.

Pursuant to the Landscape and Lighting Act of 1972, each year the City Council must adopt resolutions initiating proceedings to levy the assessments, approve the Annual Engineer's Report and declare its intention to levy and collect assessments for the upcoming fiscal year. Assessments for PD-85 will be levied according to the following schedule:

<u>Definition</u>	<u>Assessment per Parcel</u>
Single Family Residential	\$31.00
Multi-Family Residential	\$31.00
Less than 1.50 acres	\$15.50
1.51 acres to 3.50 acres	\$46.50
3.51 acres to 7.00 acres	\$108.50
7.01 acres to 14.00 acres	\$217.00
14.01 acres to 25.00 acres	\$434.00
25.01 acres and larger	\$775.00

Attachments
Resolutions

RESOLUTION NO. 15-122**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ORDERING THE PREPARATION OF ANNUAL ENGINEER'S REPORT PURSUANT TO THE PROVISIONS OF THE ASSESSMENT LAW FOR PROCEEDINGS FOR THE ANNUAL ASSESSMENT LEVY WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015/16**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, previously undertaken proceedings to form and has formed that certain maintenance district pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972", being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act"), known and designated as Park and Recreation Improvement District No. PD-85 (the "District"); and

WHEREAS, at this time the City Council desires to initiate proceedings pursuant to Chapter 3 of the 1972 Act to provide for the annual levy of assessments for the next ensuing fiscal year to provide for the annual costs for maintenance and servicing of improvements within the District; and

WHEREAS, the proceedings for the annual levy of assessments shall relate to the fiscal year commencing July 1, 2015, and ending June 30, 2016 ("Fiscal Year 2015/16").

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. New Improvements or Substantial Changes in Existing Improvements. No new improvements are proposed to be added to the improvements to be maintained or serviced and no substantial changes in the existing improvements are proposed to be made for Fiscal Year 2015/16.

SECTION 3. Annual Engineer's Report. The City Engineer is hereby ordered to prepare and file with this City Council an Annual Engineer's Report for the District relating to such annual assessment and levy in such District in accordance with the provisions of 1972 Act, Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law").

SECTION 4. Filing of the Annual Engineer's Report. Upon completion, the Annual Engineer's Report for the District shall be filed with the City Clerk, who shall then submit the same to this City Council for its consideration pursuant to the Assessment Law.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-123**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, PRELIMINARILY APPROVING THE ANNUAL ENGINEER'S REPORT FOR THE ANNUAL LEVY OF ASSESSMENTS WITHIN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 FOR FISCAL YEAR 2015/16**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, pursuant to the provisions of Division 15, Part 2 of the Streets and Highways Code of the State of California (the "1972 Act"), Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), did, by previous Resolution, order the preparation of a report for the annual levy of assessments for Fiscal Year 2015/16 (the "Annual Engineer's Report") in a certain maintenance assessment district known and designated as Park and Recreation Improvement District No. PD 85 (the "District"); and

WHEREAS, there has now been presented to this City Council the Annual Engineer's Report for the District as required by the Assessment Law and as previously directed by Resolution; and

WHEREAS, this City Council has now examined and reviewed the Annual Engineer's Report as presented, and is satisfied with each and all of the items and documents as set forth in such report, and is satisfied that the assessments on a preliminary basis, have been spread within the District in accordance with the special benefits received from the improvements to be maintained and serviced, as set forth in the Annual Engineer's Report.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. **Recitals.** The above recitals are all true and correct.

SECTION 2. **Annual Engineer's Reports.** The Annual Engineer's Report for the District as presented, consisting of the following:

- A. Plans and specifications describing the general nature, location and extent of the improvements to be maintained and serviced and the extent of such maintenance;
- B. An estimate of the cost of the maintenance of the improvements for the District for Fiscal Year 2015/16;
- C. A diagram for the District, showing the area and properties proposed to be assessed; and

- D. An annual assessment for Fiscal Year 2015/16 of the estimated costs of the maintenance and servicing of those improvements to be maintained and serviced during such Fiscal Year, assessing the net amount upon all assessable lots and/or parcels within such District in proportion to the special benefits received is hereby approved on a preliminary basis and is ordered to be filed in the Office of the City Clerk as a permanent record and to remain open for public inspection.

SECTION 3. The City Clerk shall certify to the passage and adoption of this Resolution, and the minutes of this meeting shall so reflect the presentation of the Annual Engineer's Report.

PASSED, APPROVED AND ADOPTED this 15th day of July 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, **Janice C. Reynolds, City Clerk** of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

RESOLUTION NO. 15-124

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DECLARING ITS INTENTION TO PROVIDE FOR THE ANNUAL LEVY AND COLLECTION OF ASSESSMENTS FOR FISCAL YEAR 2015/2016 IN PARK AND RECREATION IMPROVEMENT DISTRICT NO. PD-85 AND SETTING A TIME AND PLACE FOR A PUBLIC HEARING THEREON

WHEREAS, the City Council of the City of Rancho Cucamonga, California, has previously formed that certain maintenance district and authorized the levy of assessments therein pursuant to the terms and provisions of the "Landscaping and Lighting Act of 1972," being Division 15, Part 2 of the Streets and Highways Code of the State of California (commencing with Section 22500) (the "1972 Act") in what is known and designated as Park and Recreation Improvement District No. PD 85 (the "District"); and

WHEREAS, this City Council has initiated proceedings to provide for the annual levy of assessments for Fiscal Year 2015/16, to finance the costs and expenses necessary for continued maintenance and servicing of improvements within the District; and

WHEREAS, at this time, there has been presented and approved by this City Council, a separate report for the District identified by the distinctive designation of such District and entitled "Fiscal Year 2015/16 Annual Engineer's Report" (the "Annual Engineer's Report") as required pursuant to Article 4 of Chapter 1 of the 1972 Act, Article XIID of the Constitution of the State of California ("Article XIID") and the Proposition 218 Omnibus Implementation Act (Government Code Section 53750 and following) (the "Implementation Act") (the 1972 Act, Article XIID and the Implementation Act are referred to collectively as the "Assessment Law"), and this City Council desires to conduct the proceedings to authorize the levy of the annual assessments within the District; and

WHEREAS, the annual assessments for Fiscal Year 2015/16 proposed to be levied within the District as set forth in the report do not exceed the annual assessments as previously authorized to be levied within such District and, therefore, the proposed levy of assessments for Fiscal Year 2015/16 within such District are not deemed to be "increased" over the maximum authorized annual assessments.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Rancho Cucamonga, as follows:

SECTION 1. Recitals. The above recitals are all true and correct.

SECTION 2. Improvements and Maintenance and Servicing Thereof. The public interest and convenience requires, and it is the intention of this City Council, to undertake proceedings for the annual levy and collection of assessments within the District for the continued maintenance and servicing of the improvements authorized to be maintained and serviced within such District.

"Maintenance" may include the furnishing of services and materials for the ordinary and usual maintenance, operation, and servicing of any improvement, including: (a) repair, removal, or replacement of all or any part of any improvement; (b) providing for the life, growth, health,

and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury; (c) the removal of trimmings, rubbish, debris, and other solid waste; and, (d) the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

"Service" may include the furnishing of: (a) electric current or energy, gas, or other illuminating agent for the lighting or operation of any improvements; and, (b) water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.

A description of the improvements to be maintained and the maintenance and services to be provided is set forth in Appendix A attached hereto and incorporated herein by this reference.

SECTION 3. Annual Engineer's Report. The Annual Engineer's Report regarding the annual levy for the District for Fiscal Year 2015-2016, has been preliminarily approved and directed to be filed in the office the City Clerk. Reference is made to such Report for the District for a full and detailed description of the improvements to be maintained and serviced, the boundaries of such District and any zones therein, and the proposed assessments upon assessable lots and parcels of land within such District.

SECTION 4. Assessment. The public interest and convenience requires, and it is the intention of this City Council to order the annual levy of assessments for the District as set forth and described in the Annual Engineer's Report, and further it is determined to be in the best public interest and convenience to levy and collect annual assessments to pay the costs and expenses of such maintenance and service as estimated in such Annual Engineer's Report.

SECTION 5. Boundaries of District. The proposed maintenance and service work as described in the Annual Engineer's Report for the District is, in the opinion of this City Council, of special benefit to the properties within the boundaries of such District, and this City Council makes the costs and expenses of such maintenance and service chargeable upon such District, which District said City Council hereby declares to be the District specially benefited by such maintenance and service, and to be further assessed pursuant to the Assessment Law to pay the costs and expenses thereof. The District shall include each and every parcel of land within the boundaries thereof; as such District is shown on a map or maps as approved by this City Council and on file in the Office of the City Clerk, and so designated by the name of such District.

SECTION 6. Public Hearing. Notice is hereby given that a public hearing will be held the 5th day of August, 2015, at the hour of 7:00 o'clock p.m. or as soon thereafter as the matter may be heard, in the regular meeting of the City Council, being in the Council Chambers located at 10500 Civic Center Drive, Rancho Cucamonga, California, which is the time and place fixed by this City Council for the hearing of protests or objections in reference to the annual levy of assessments, to the extent of the maintenance, by any interested person and any other matters contained in this resolution. Any persons who wish to object to the proceedings for the annual levy should file a written protest with the City Clerk prior to the time set and scheduled for said public hearing.

SECTION 7. For Information Regarding Proceedings. For any and all information relating to the proceedings, protest procedure, any documentation and/or information of a procedural or technical nature, your attention is directed to the below listed person at the City:

Ingrid Bruce
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
City of Rancho Cucamonga
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
(909) 477-2700, Ext 2575

SECTION 8. Notice. The City Clerk is hereby authorized and directed to publish, pursuant to Government Code Section 6061, a copy of this Resolution in the Inland Valley Daily Bulletin, a newspaper of general circulation within said City, said publication shall be made one time and not less than ten (10) days before the date set for the Public Hearing.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on _____, 2015.

Executed this _____, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Appendix A

Descriptions of Improvements and Maintenance and Services

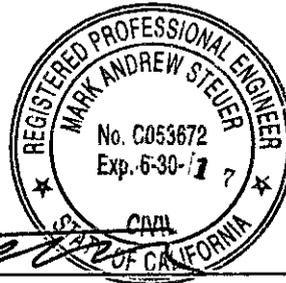
This Appendix A contains a general description of the improvements to be maintained and serviced and a description of such maintenance and services.

1. The maintenance and operation of Heritage Community Park including, but not limited to, grading, planting, irrigation, onsite roads, sidewalks, parking lots, lighting, restrooms, equestrian facilities, playground equipment, picnic facilities, athletic facilities, and walking, jogging and equestrian trails and sanitary sewer connections.

2. The maintenance and operation of Red Hill Community Park including, but not limited to, grading, planting, irrigation, onsite roads, sidewalks, parking lots, lighting, waterscape, restrooms, senior citizen facilities, playground equipment, picnic facilities, major lighted athletic facilities, jogging trail, sanitary sewer connections and onsite drainage inlets.

**Preliminary Annual Engineer's Report
Fiscal Year 2015/2016**

**City of Rancho Cucamonga
Parks and Recreation Improvement
District No. PD-85**



Mark A. Steuer, Director of Engineering Services/City Engineer

**CITY OF RANCHO CUCAMONGA
PARK AND RECREATION DISTRICT NO. PD-85
10500 Civic Center Drive
Rancho Cucamonga, CA 91730
Phone: 909.477.2740
Fax: 909.477.2741**

CITY COUNCIL

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William Alexander, Council Member
Lynne B. Kennedy, Council Member
Diane Williams, Council Member

CITY STAFF

John R. Gillison, City Manager
Linda D. Daniels, Assistant City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
William Wittkopf, Public Works Director
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Christopher Bopko, Management Analyst III

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AUTHORITY FOR REPORT

This report for the 2015/2016 fiscal year is prepared pursuant to the order of the City Council of the City of Rancho Cucamonga and in compliance with the requirements of Article 4, Chapter 1, Landscape and Lighting Act of 1972, being Division 15, Section 22500 of the Streets and Highways code. Provisions for this annual assessment are included in Chapter 3 of the Landscape and Lighting Act of 1972.

The purpose of this report is to set forth findings and the assessment analysis for the annual levy of assessments for the Park and Recreation Improvement District No. PD-85 thereafter referred to as "the District". This District, using direct benefit assessments, was originally created to provide funds to finance the cost of construction, maintenance, operation and debt payment of Heritage Community Park and Red Hill Community Park in the City of Rancho Cucamonga. Subsequently the debt has been repaid with only the ongoing maintenance and operation with periodic capital improvement expenditures of the parks remaining.

FINDINGS

Section 22573, Landscape and Lighting Act of 1972, requires assessments to be levied according to benefit rather than according to assessed value. The section states:

"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 means of determining whether or not a parcel will benefit from the improvements is contained in the Improvement Act of 1911 (Division 7, commencing with Section 5000 of the Streets and Highways Code, State of California).

The 1972 Act also provides for the classification of various areas within an assessment district into benefit areas where, by reason of variations in the nature, location, and extent of the improvements, the various areas will receive differing degrees of all territory receiving substantially the same degree of benefit from the improvements and may consist of contiguous or noncontiguous areas.

As the assessments are levied on the bases of benefit, they are considered a user's fee, not a tax; and, therefore, are not governed by Article XIII A. Properties owned by public agencies, such as a city, county, state, or the federal governments is not assessable without the approval of the particular agency and, normally, are not assessed. Certain other parcels used for railroad mainline right-of-way, public utility transmission right-of-way, and common areas are also exempt from assessment.

The assessment for mobile home parks will be based upon underlying lot acreage.

DISTRICT ANALYSIS

A. District Boundary

The district includes all of the City of Rancho Cucamonga with the general exception of land east of Deer Creek Channel and the Victoria, Caryn & Terra Vista Planned Communities.

All parcels of real property affected are more particularly described in maps prepared in accordance with Section 327 of the Revenue and Taxation Code, which are on file in the office of the San Bernardino County Assessor in the Hall of Records, 172 West Third Street, San Bernardino, California and which are hereby made a part hereof by reference.

B. District Name

City of Rancho Cucamonga Park and Recreation Improvement District No. PD – 85.

C. Facilities

The existing works within the District boundary are generally described as follows:

1. The maintenance and operation of Heritage Community Park including, but not limited to, grading, planting, irrigation, onsite roads, sidewalks, parking lots, lighting, restrooms, equestrian facilities, playground equipment, picnic facilities, athletic facilities, and walking, jogging and equestrian trails and sanitary sewer connections.
2. The maintenance and operation of Red Hill Community Park including, but not limited to, grading, planting, irrigation, onsite roads, sidewalks, parking lots, lighting, waterscape, restrooms, senior citizens facilities, playground equipment, picnic facilities, major lighted athletic facilities, jogging trail, sanitary sewer connections and onsite drainage inlets.

ESTIMATE OF WORK

The Landscaping and Lighting Act of 1972 permits carrying forward surpluses or recovering deficits in subsequent fiscal years. Costs for the district will be reviewed annually. Any surplus credited against assessment or any deficits shall be included in the assessment for the following fiscal year.

Proposed Maintenance Budget:

Personnel Services

Regular Salaries	\$326,720.00
Overtime Salaries	3,680.00
Part Time Salaries	0.00
Fringe Benefits	<u>153,270.00</u>
Subtotal	\$483,670.00

Operations & Maintenance

Operations & Maintenance	\$74,310.00
Operations & Maintenance – Facilities	2,500.00
Vehicle Operations & Maintenance	0.00
Emergency Equipment & Veh. Rntl	0.00
Equip Operations & Maint.	8,000.00
Contract Services	84,590.00
Contract Services/Facilities	0.00
Tree Maintenance	18,200.00
Telephone Utilities	8,450.00
Water Utilities	215,590.00
Electric Utilities	103,910.00
Assessment Administration	153,430.00
Admin./General Overhead	<u>115,780.00</u>
Subtotal	\$784,760.00

Capital Outlay

Capital Outlay – Improv. Other than Bldg	<u>0.00</u>
Subtotal	0.00

Total PD-85 Expenditure Budget **\$1,268,430.00**

Projected Revenue (includes projected delinquencies and interest & penalties) **\$1,256,470.00**

Operating Reserve Contribution 11,960.00
Total PD 85 Revenue Budget **\$1268,430.00**

Total District Assessment **\$1,156,920.00**
Total District Parcel Count **27,569**

Each year, prior to the assessments being placed on the tax roll, the City will review the budget and determine the amount needed to maintain the improvements for the upcoming fiscal year.

The actual assessment will be based on the estimated costs of maintenance, available fund balance and maximum allowable assessment; however it may not exceed the maximum unless the increase is approved by the property owners in accordance with Proposition 218.

It is the intent of the City of Rancho Cucamonga to maintain an Opening Reserve which shall not exceed the estimated costs of maintenance and servicing of the improvements prior to December 10 of the fiscal year, or when the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The reserve balance information for the District is as follows:

Estimated Fiscal Year Ending June 30, 2015 Reserve Fund	\$832,788.00
Use of Operating Reserve – Fiscal Year 2015/16	11,960.00
<u>Operating Reserve Contribution – Fiscal Year 2015/16</u>	<u>0.00</u>
Estimated Fiscal Year Ending June 30, 2016 Reserve Fund	\$820,828.00

Definitions of Budget Items

The following definitions describe the costs and expenses included in the District Budget:

Personnel Services

Regular Salaries: This item includes the costs attributed to the salaries of all full-time employees dedicated to maintenance of the District improvements.

Overtime Salaries: This item includes costs attributed to work performed by full-time employees over and above their normal scheduled hours.

Part Time Salaries: This item includes the costs attributed to the salaries of all part time employees dedicated to maintenance of the parks improvements.

Fringe Benefits: This item includes the benefits available to City employees: health care, vacation, sick time, and retirement fund.

Operations and Maintenance

Contract Services: This item includes the contract costs of a landscape maintenance company responsible for the ongoing maintenance of the parks improvements.

Tree Maintenance: This item includes the contract costs attributed to maintaining the street trees and other trees throughout the parks.

Utilities – Water: This item includes the costs to furnish water for the landscaping and parks.

Utilities – Electric: This item includes the costs to furnish electricity required for the operation and maintenance of the parks lighting, sprinklers and irrigation controllers.

Assessment Administration: This item includes the cost to all particular departments and staff of the City, and consultants for providing the administration, coordination and management of

District services, operations, and incidental expenses related to the District. This item also includes creation of an annual engineer's report, resolutions and placing the assessment amounts onto the County Tax roll each year, along with responding to any public inquiries and future Proposition 218 balloting proceedings.

General Overhead: This item includes the costs of all departments and staff of the City for providing the coordination of District services, inspections, annual bid management, responding to public concerns, public education, accounting, auditing and procedural matters associated with the District. This item also includes an allocation for general City staff time for administrative functions and systems that provide for a functional and operational assessment district within the City's administrative structure.

Capital Expenditures:

Capital Projects: This item includes new improvements to further enhance the level and quality of service provided within the boundaries of the District. This may include new monuments, irrigation systems, and other large improvements.

Operating Reserve Collection:

Operating Reserve Collection: This item includes the amount to be collected to maintain reserves to enable the City to pay for the maintenance and servicing of the improvements prior to December 10 of the fiscal year, or whenever the City expects to receive its apportionment of special assessments and tax collections from the County, whichever is later. The Reserve Fund contribution will continue until such a time the Reserve Fund balance is approximately one half the annual costs. The fund may be allowed to accumulate in anticipation of any unforeseen expenses not included in the yearly maintenance costs. This may include, but is not limited to, tree replacements, repair of damaged equipment due to vandalism, storms and other similar events.

METHOD OF SPREAD

The Landscaping and Lighting Act of 1972 indicates that assessments may be apportioned by any formula or method which fairly distributes costs among all lots or parcels within the District in proportion to the estimated benefit received.

A. Definitions

The District is divided into three categories for the purpose of determining the assessments as follows:

CATEGORY A – includes parcels based on the number of existing residential units within certain ranges of parcel size.

CATEGORY B – includes all parcels not defined in Category A or Category C

CATEGORY C – includes exempt parcels. Exempt parcels are those parcels listed by the County Assessor’s as exempt and/or which have an assessed value of less than \$500.

B. Formula

The assessment formula is based on actual land use information contained in the current San Bernardino Assessor’s computer files and Assessor’s parcel maps.

Category A:

All parcels containing existing residential dwelling units and meeting the following conditions.

<u>Parcel Size/Range</u>	<u>Dwelling Units/Parcel</u>
Less than 1.5 Acres and	1 or more dwelling units
1.51 to 3.5 Acres and	2 or more dwelling units
3.51 to 7.0 Acres and	4 or more dwelling units
7.01 to 14.0 Acres and	8 or more dwelling units
14.01 to 25 Acres and	15 or more dwelling units
25.01 Acres and larger	26 or more dwelling units

Category A is based on the number of existing residential units.

Category B: All parcels not defined in Category A or Category C.

Category C: All exempt parcels as defined below:

1. All properties currently tax exempt;
2. All public ownership;

- 3. Railroad mainline rights-of-way;
- 4. Major utility transmission rights-of-way;
- 5. Mineral rights;
- 6. Parcels so small they currently cannot be built upon;
- 7. All normally assessable parcels within an assessed valuation of less than \$500 and 1.5 acres or less; and,

C. Summary of Preliminary Assessment Amounts

Category A:

The preliminary estimated assessment rate, which will be levied during fiscal year 2015/2016, is \$31.00 per residential dwelling unit for those parcels in Category A. Category A parcels containing more than one residential dwelling unit will be assessed for an amount equal to \$31.00 times the number of residential dwelling units.

Category B:

The assessment, which may be levied for parcels within Category B during fiscal year 2015/2016, shall be according to the following schedule:

Definition	Assessment Per Parcels
Single Family Residential	\$31.00
Multi-Family Residential	\$31.00
Less than 1.5 Acres	\$15.50
1.51 Acres to 3.50 Acres	\$46.50
3.51 Acres to 7.0 Acres	\$108.50
7.01 Acres to 14.0 Acres	\$217.00
14.01 Acres to 25.0 Acres	\$434.00
25.01 Acres and larger	\$775.00

Category C:

The assessment shall be \$0.00 for Category C parcels.

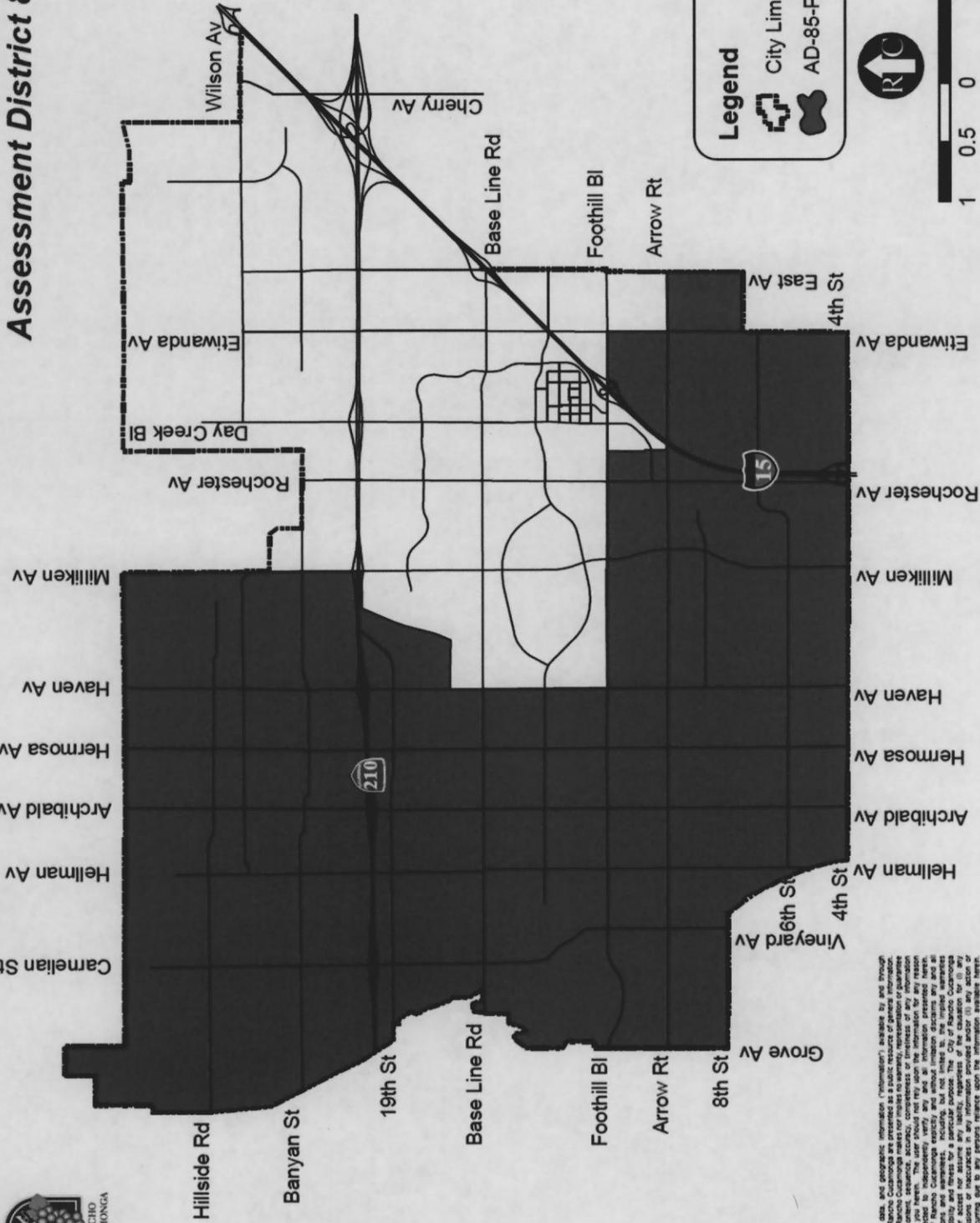
Annexations

There were no annexations effective for the 2015/16 Fiscal Year.

Boundary Map

An Assessment Diagram for the District is shown on the following page. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the County Assessor of the County San Bernardino, at the time this report was prepared, and are incorporated by reference herein and made part of this Engineer's Report.

Assessment District 85-PD



Legend

- City Limits
- AD-85-PD

RC

Miles
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STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL OF RESOLUTION ESTABLISHING AN ANNUAL LEVY FOR THE COSTS INCURRED IN THE COLLECTION OF ASSESSMENTS WITHIN ASSESSMENT DISTRICT NO. 93-1, MASI PLAZA. NO ACTION IS REQUIRED TO SET THE ANNUAL SPECIAL ASSESSMENT FOR THIS DISTRICT AS THE SPECIAL ASSESSMENTS WERE ESTABLISHED DURING FORMATION OF THE DISTRICT AND REMAIN UNCHANGED THROUGH THE LIFE OF THE BONDS, PURSUANT TO THE IMPROVEMENT BOND ACT OF 1915 DIVISION 10 OF THE STREETS AND HIGHWAY CODE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution authorizing an annual levy for the costs incurred in the collection of assessments within Assessment District No. 93-1 Masi Plaza. No action is required to set the annual special assessment for this district as the special assessments were established during formation of the district and remain unchanged through the life of the bonds, pursuant to the Improvement Bond Act of 1915 Division 10 of the California Streets and Highway Code.

BACKGROUND/ANALYSIS

On August 4, 1997 \$2,990,000 in bonds were issued by the City of Rancho Cucamonga, California (the "City") pursuant to the Improvement Bond Act of 1915 Division 10 of the California Streets and Highways Code (the "Bond Law"). All of the proceedings of the City to form the District, to levy the assessments and to acquire the improvements described and being financed with the proceeds of the bonds had been undertaken pursuant to the Municipal Improvement Act of 1913, Division 12 of the California Streets and Highways Code (the "Improvement Act"), and Resolution of Intention No. 97-104 adopted by the City Council of February 19, 1997. The District, comprising approximately 23.64 acres, is situated along the south side of Foothill Boulevard and the west side of Rochester Avenue and consists of twenty-five developed lots subject to assessment.

Proceeds of the bonds were used to acquire certain streets, curbs, gutters, sidewalks, street lighting, traffic signal, water, sewer, storm drainage, public amenities and certain public utility improvements, constructed within the District and necessary for the existing and proposed development within the District.

The Method of Assessment for the District was determined by the Assessment Engineer. The acquisition costs and proportionate share of the incidental costs for bid items were spread on a net assessable acreage basis to those areas of subareas of the District that specifically benefited from the works of improvements to be acquired. The Assessment Engineer determined that the special

CONSIDERATION OF APPROVAL OF RESOLUTION ESTABLISHING AN ANNUAL LEVY FOR THE COSTS INCURRED IN THE COLLECTION OF ASSESSMENTS WITHIN ASSESSMENT DISTRICT NO. 93-1, MASI PLAZA. NO ACTION IS REQUIRED TO SET THE ANNUAL SPECIAL ASSESSMENT FOR THIS DISTRICT AS THE SPECIAL ASSESSMENTS WERE ESTABLISHED DURING FORMATION OF THE DISTRICT AND REMAIN UNCHANGED THROUGH THE LIFE OF THE BONDS, PURSUANT TO THE IMPROVEMENT BOND ACT OF 1915 DIVISION 10 OF THE STREETS AND HIGHWAY CODE.

JULY 15, 2015

PAGE 2

benefits received from the above cited works of improvements were in direct proportion to the number of assessable net acres of the record lots. The assessments were spread over all parcels within the boundary based upon its proportion of the total assessable acreage within the District. Net assessable acreage for all lots within the District was taken directly from the "per lot" net acreage shown on the recorded parcel without offset for easements.

Section 8682 of the Government Code authorizes cities to collect an annual assessment fee of a maximum five percent (5%) of the amount of installments and not to exceed sixteen dollars per parcel assessment for the costs incurred in the administration and assessment collection. The requested fee will allow the City to recover funds for collection and management of assessment districts that are applicable to the Improvement Bond Act of 1915.

Rancho Cucamonga's comprehensive management program including record keeping, cost management, payoff calculations, monthly financial reports, debt service schedules, as well as providing information to the public is funded from this fee. This fee is in place now to pay for administration and will allow the City to maintain the current rate and level of service.

The assessment shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through FY 2022-2023.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-125

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-AUTHORIZING THE LEVY OF AN ASSESSMENT SURCHARGE FOR THE EXPENSES INCURRED IN THE COLLECTION OF ASSESSMENTS IN ASSESSMENT DISTRICT NO. 93-1

WHEREAS, the City Council of the City of Rancho Cucamonga, California, has heretofore undertaken proceedings pursuant to the "Municipal Improvement Act of 1913" being Division 12 of the Streets and Highways Code of the State of California, and has confirmed assessments upon land within various special assessment districts (hereinafter collectively referred to as the "Assessment Districts"); and

WHEREAS, said proceedings provided for and the City did subsequently issue bonds pursuant to the "Improvement Bond Act of 1915", being Division 10 of the Streets and Highways Code of the State of California, said bonds representing unpaid assessments within the Assessment Districts; and

WHEREAS, the City does incur necessary administrative expenses in the collection of the annual installments of the assessment within the Assessment Districts; and

WHEREAS, Government Code Section 8682 does authorize the City to establish an assessment surcharge to allow the City to recover its expenses of collection of said assessments; and

WHEREAS, the City desires to establish such an assessment surcharge as authorized by said Government Code Section 8682.

NOW THEREFORE, the City Council of the City of Rancho Cucamonga does hereby resolve as follows:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: Treasurer is hereby directed to add to the annual installment of assessments within the Assessment Districts a maximum of five percent (5%) of the amount of the installments and of the interest thereon, not to exceed the Treasurer's estimate of the expenses of collection. Said expenses of collection shall include the necessary administrative expenses of the City incurred in providing the County Auditor with current information regarding the ownership or division of the affected lots or parcels of land within the Assessment Districts to ensure the proper entry by the County Auditor in his or her assessment roll and the timely collection of the Assessment installments.

SECTION 3: The above assessment surcharge, when collected, shall belong to the City and shall cover the expenses and compensation of the Treasurer incurred in the collection of the assessments, and of the interest and penalties added on to the assessments.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

CITY OF RANCHO CUCAMONGA

**ASSESSMENT DISTRICT NO. 93-1
MASI PLAZA**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On August 4, 1997, \$2,990,000 in bonds were issued by the City of Rancho Cucamonga, California (the "City") pursuant to the Improvement Bond Act of 1915 Division 10 of the California Streets and Highways Code (the "Bond Law"), a Resolution authorizing issuance of the Bonds adopted by the City Council on June 18, 1997 (the "Bond Resolution") and a Bond Indenture, dated as of June 1, 1997 (the "Indenture"), by and between the City and the Fiscal Agent. All of the proceedings of the City to form the District, to levy the assessments and to acquire the improvements described and being financed with the proceeds of the bonds had been undertaken pursuant to the Municipal Improvement Act of 1913, Division 12 of the California Streets and Highways Code (the "Improvement Act"), and Resolution of Intention No. 97-104 adopted by the City Council on February 19, 1997.

Proceeds of the bonds were used to acquire certain streets, curbs, gutters, sidewalks, street lighting, traffic signal, water, sewer, storm drainage, public amenities and certain public utility improvements, constructed within the District and necessary for the existing and proposed development within the District.

The Method of Assessment for the District was determined by the Assessment Engineer. The acquisition costs and proportionate share of the incidental costs for bid items were spread on a net assessable acreage basis to those areas or subareas of the District that specifically benefited from the works of improvements to be acquired. The Assessment Engineer determined that the special benefits received from the above cited works of improvements were in direct proportion to the number of assessable net acres of the record lots. The assessments were spread over all parcels within the boundary based upon its proportion of the total assessable acreage within the District. Net assessable acreage for all lots within the District was taken directly from the "per lot" net acreage shown on the recorded parcel without offset for easements.

The District, comprising approximately 23.64 acres, is situated along the south side of Foothill Boulevard and the west side of Rochester Avenue and consists of twenty-five developed lots subject to assessment (the "Assessment Parcels"). The following is a list of businesses located within the District:

Resolution No. 15-125

Building	Phase	Lot	Apn	Tenants
1	I	1	22901211	Valvoline Instant Oil Change
2	I	2	22901212	Shell Service Station and Seven Eleven
3	I	3	22901213	Jack in the Box
4	I	4	22901214	Taco Hut, Popeye's Chicken, Boba and Water, 1 Empty Suite, and Manila Sunset Grille
5A	I	5	22901215	GEN Korea Barbecue, Gards Music
5B	I	5	22901215	Abi Sabi Teppan Steak House & Sushi Bar
6	I	6	22901216	Denny's Restaurant
7	I	7	22901217	Empty Suite, #1 Pho Noodle & Grill, Stadium Dental, Orthodontics', Barbershop
8	I	8	22901218	Goodyear Tires
9	I	9	22901219	Quality Auto, Empty Suite
10	I	10	22901220	Lim's Honda, Acura and Mazda
11	II	11 & 27	22901230	24 Hour Fitness
12A	II	12	22901221	Legends Nails, Nutrition 4 Less, The Bra Lady, Jurassic Jungle
12B	II	12	22901221	Designer Suits Outlet, and 3 Empty Suites
13	II	13	22901222	Vista Paint, Roger Dunn Golf Shop, and 1 Empty Suite, 909 Pub and Grill
14	II	14	22901223	Engrave'N Embroidier, Vapor Lounge, and 2 Empty Suites
15A	II	15	22901224	SummitRidge Church, Farmers Insurance and MetLife
15B	II	15	22901224	Five Empty Suites
16A	II	16	22901231	Martial Arts Studio all five Suites
16B	II	16	22901231	3 Suites for Haven Interactive and 2 Suites for State Farm, and Chabot Wealth Management
16C	II	16	22901232	Parking Lot
18A	III	20	22901266	Six Empty Suites
18B	III	21	22901264	Pacific Century Investments, and Four Empty Suites
19A	III	18 & 19	22901267	Mountain View Oral Surgery, True Beauty Aesthetic and one Empty Suite
19B	III	17 & 18	22901268	Two Empty Suites, and LowTCenter, 2 Suites for CW Driver Construction
20	III	22	22901269	Matrix Institute of Addiction Suites 102 A & B and one Empty Suite
24	III	24	22901261	Smog Stop, 1 Empty Suite, RalliCandi and Discount Auto
25	III	25	22901235	Eurotech Imports, Allstar Auto Center and Empty Suite
26	III	26	22901236	Empty Suite
27	II	11 & 27	22901230	24 Hour Fitness

Bonds for the District are scheduled to be paid off in September of 2022

**ASSESSMENT DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

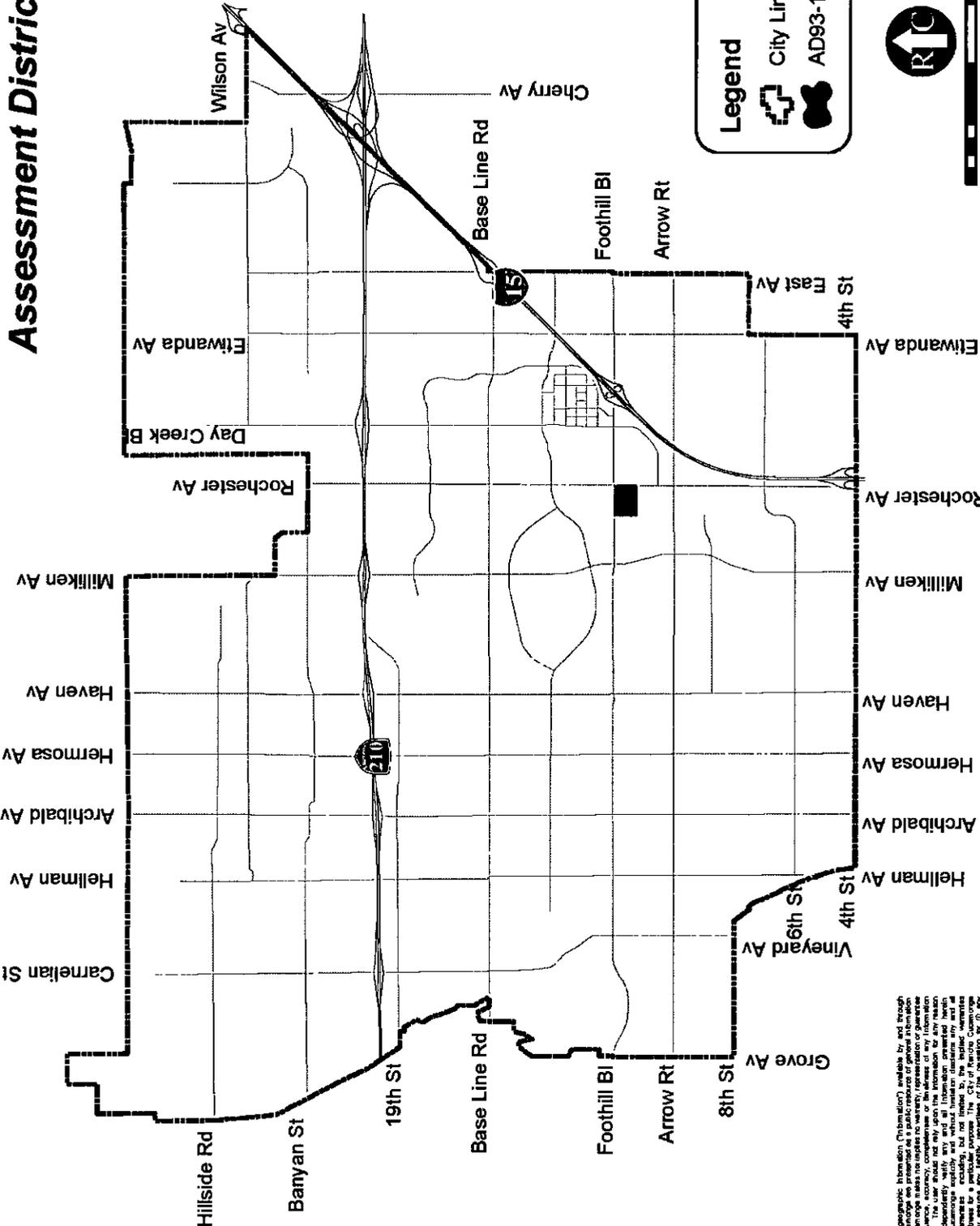
USES:

DEBT SERVICE	\$237,500.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 4,570.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$243,570.00

SOURCES:

INTEREST REVENUE	\$ 5,760.00
SPECIAL TAX	<u>\$237,810.00</u>
	\$243,570.00

Assessment District 93-1



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STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL BENEFIT ASSESSMENTS FOR DRAINAGE AREA NO. 91-2 (DAY CANYON DRAINAGE BASIN).**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting an annual benefit assessment levy for the maintenance and/or servicing of a drainage channel within Drainage Area No. 91-2 (Day Canyon Drainage Basin).

BACKGROUND/ANALYSIS

On November 6, 1991, City Council adopted Resolution No. 91-331 for the annual levy of benefit assessments for the maintenance and/or servicing of a 27+ acre-foot desilting basin and a 1,460+ linear foot concrete drainage channel within Drainage Area No. 91-2, Day Canyon Drainage Basin area.

Drainage Area No. 91-2 was a developer-initiated district. Protection of the properties from the overland flows was necessary in order to receive development rights from the City. The costs associated with the maintenance of this district are passed on to the property owners, as they receive special and direct benefit that is distinguishable from the other property owners that are outside the boundary. There are 351 single-family homes within this boundary that receive this benefit. The total annual cost for maintenance to each home is \$92.17.

Currently, this district is operating at a significant deficit and is being backfilled with Reserve funds to provide services. Staff is researching funding alternatives to alleviate the operating deficit.

Attachments

1. Resolution
2. Annual Supplement to Final Engineer's Report
3. Map

RESOLUTION NO. 15-126**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, DETERMINING THE COST OF SERVICE TO BE FINANCED BY BENEFIT ASSESSMENTS TO BE LEVIED IN DRAINAGE AREA NO. 91-2 FOR FISCAL YEAR 2015-2016 AND DETERMINING AND IMPOSING SUCH BENEFIT ASSESSMENTS**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, previously undertook proceedings to authorize the levy and imposition of benefit assessments to pay for the annual drainage maintenance, including the removal of sediment and debris from the Day Canyon Channel improvements and basin, pursuant to the terms and 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), said area of benefit being known and designated as DRAINAGE AREA NO. 91-2 (the "Drainage Area"); and

WHEREAS, at this time there has been presented to this City Council a Supplemental Report (the "Supplemental Report") to the Final Engineer's Report Drainage Area No. 91-2 City of Rancho Cucamonga setting forth a description of the proposed service, cost estimate and assessment schedule for fiscal year 2015/2016; and

WHEREAS, at this time this City Council desires to determine the cost of providing authorized services to be financed by the levy of a benefit assessment for fiscal year 2015/2016 and to determine and impose such benefit assessment.

NOW, THEREFORE, the City Council of the City of Rancho Cucamonga does hereby resolve as follows:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the Supplemental Report is hereby approved and ordered to be kept on file in the Office of the City Clerk as a permanent record and to remain open for public inspection. Said Supplemental Report generally consists of the following:

- A. A description of the service proposed to be financed through revenue derived through the levy and collection of the benefit assessment;
- B. A description of each lot or parcel of property proposed to be subject to the benefit assessment;
- C. The amount of the proposed assessment for each parcel.

SECTION 3: That the rate and method of apportionment of the benefit assessment as set forth in the Final Engineer's Report is hereby adopted and has been utilized as the rate and method of apportionment of the benefit assessment to be levied in fiscal year 2015/2016.

SECTION 4: That this City Council hereby determines and orders that the benefit assessments described in the Supplemental Report within the Drainage Area are hereby confirmed and levied for fiscal year 2015/2016.

SECTION 5: That the above confirmed and levied benefit assessment for fiscal year 2015-2016 shall be collected at the same time and in the same manner as general County property taxes are collected and all laws providing for the collection and enforcement of such County taxes shall be applicable to the collection and enforcement of these benefit assessments.

PASSED, APPROVED, and ADOPTED 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

**ANNUAL SUPPLEMENT TO
FINAL ENGINEER'S REPORT
DRAINAGE AREA NO. 91-2
CITY OF RANCHO CUCAMONGA**

L. Dennis Michael, Mayor
Sam Spagnolo, Mayor Pro Tem
William J. Alexander, Councilmember
Lynne Kennedy, Councilmember
Diane Williams, Councilmember

John R. Gillison, City Manager
Lori E. Sassoon, Deputy City Manager/Administrative Services
Janice C. Reynolds, City Clerk
Mark Steuer, Director of Engineering Services/City Engineer
Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology
Chris Bopko, Management Analyst III

JULY 2015

ANNUAL SUPPLEMENT TO
FINAL ENGINEER'S REPORT
DRAINAGE AREA NO. 91-2
CITY OF RANCHO CUCAMONGA

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Engineer's Report

Exhibit A - Description of Service

Exhibit B - Cost Estimate

Exhibit C - Assessment Schedule

Map

AGENCY: CITY OF RANCHO CUCAMONGA

PROJECT: DRAINAGE AREA NO. 91-2

TO: CITY COUNCIL
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA

**ANNUAL SUPPLEMENT TO FINAL ENGINEER'S REPORT
PURSUANT TO BENEFIT ASSESSMENT ACT OF 1982**

This Annual Supplement to the Final Engineer's Report (the "Annual Supplement") for City of Rancho Cucamonga Drainage Area No. 91-2 is hereby submitted consisting of the following documents, 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. This Annual Supplement is applicable for the ensuing 12-month period, being the fiscal year commencing July 1, 2015 to June 30, 2016.

1. DESCRIPTION OF SERVICE (Exhibit "A"): A description of the service proposed to be financed through revenue derived from the levy and collection of the annual benefit assessment.
2. COST ESTIMATE (Exhibit "B"): A listing of all costs and expenses for the next fiscal year, including incidental expenses.
3. BENEFIT ASSESSMENT SCHEDULE (Exhibit "C"): The annual assessment schedule, setting forth the following:
 - A. Annual Benefit Assessment: The amount of the proposed benefit assessment for each parcel.
 - B. Description of Parcel: A description of each lot or parcel of property proposed to be subject to the benefit assessment, said parcel being described by the County Assessor's parcel number.

Resolution No. 15-126

No benefit assessments shall be imposed or levied upon land owned by a Federal or State governmental agency and/or any other local agency. Any utility property and right-of-way shall be subject to assessment only to the extent that it is specifically benefited from the proposed services.

Reference is made to the Final Engineer's Report as incorporated in Resolution No. 91-331 for a description of the boundaries of the Drainage Area and each parcel therein and for the method of spreading the benefit assessment.

Executed this 15th day of July, 2015, at Rancho Cucamonga, California.

DIRECTOR OF ENGINEERING SERVICES/CITY ENGINEER
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA

By: 

Final approval, confirmation, and levy of the annual benefit assessment and all matters in the Annual Supplement were made on the 15TH day of July, 2015, by adoption of Resolution No. 15-126 by the City Council.

CITY CLERK
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA

A copy of said Assessment Roll and Engineer's Report was filed in the Office of the City Engineer and the City Clerk on the 15TH day of July, 2015.

CITY CLERK
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA



DIRECTOR OF ENGINEERING SERVICES/CITY ENGINEER
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA

EXHIBIT A**DESCRIPTION OF SERVICE**

The properties within Drainage Area No. 91-2 are located within the boundaries of the Day Canyon Drainage Basin area. Protection of the properties within the district from overland flows requires the construction of a 27+ acre-foot desilting basin and a 1,460+ linear foot concrete drainage channel. The channel improvements will intercept the overland flows prior to reaching the properties and carry the storm water runoff, sediment, trash, organic material, and related debris to a desilting basin.

Each year the sediment, trash, organic material, and other related debris that accumulates in the desilting basin and channel must be removed and transported to an approved spoils site. The services proposed to be financed from the revenue derived from the levy and collections of the annual benefit assessment are as follows:

- A. Monthly on-site inspections of the desilting basin and channel.
- B. Bi-monthly weed abatement program for the desilting basin and channel.
- C. Removal of accumulated sediment, trash, organic material, and other related debris from the desilting basin and channel to an approved spoils site. This service is expected to be provided annually. During times of excessive rainfall, this service may be required more frequently.

EXHIBIT B

COST ESTIMATE

FISCAL YEAR 2015-2016

A.	Cost of Annual Maintenance	
	Regular Salaries	\$32,730.00
	Fringe Benefits	<u>\$15,040.00</u>
	Subtotal	\$47,770.00
B.	Incidental Expenses	
	City Administration	<u>\$ 7,290.00</u>
	Subtotal	\$ 7,290.00
C.	Total Annual Costs	\$55,060.00
D.	Contribution/Fund Balance	(\$22,540.00)
	Interest Earnings	(880.00)
	Delinquencies	<u>(350.00)</u>
E.	Balance to Assessment	\$31,290.00

EXHIBIT C

ASSESSMENT SCHEDULE

WHEREAS, this City Council has previously, pursuant to the terms and 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, formed Drainage Area No. 91-2 all in accordance with the provisions of said Act; and,

WHEREAS, the Annual Supplement for Fiscal Year 2015-2016 consisting of certain documentation (including the amount of the proposed assessment for each parcel, a description of the parcel and a description of the service proposed to be provided) has now been prepared.

NOW, THEREFORE, the Director of Engineering Services/City Engineer by virtue of the power vested pursuant to said Act and by order of the legislative body, hereby makes and recommends the following benefit assessment to cover the costs and expenses of the service proposed to be financed through the levy of assessments and revenue derived for the fiscal year 2015-2016. Said costs and expenses are generally as follows:

Personnel Salaries	\$ 47,770.00
Cost of Improvements	\$ 0.00
Incidental Expenses	<u>\$ 7,290.00</u>
Total Costs	\$ 55,060.00
Contribution/Fund Balance	<u>(\$ 22,540.00)</u>
Subtotal	\$ 32,520.00
Interest	(\$ 880.00)
Delinquent Assessments	<u>(\$ 350.00)</u>
Balance to Assessment	\$ 31,290.00

I do hereby assess and apportion the total amount of the costs and expenses upon the several parcels of land within the area of benefit in proportion to the estimated benefits received, and hereby further state as follows:

A. The amount of benefit assessment imposed is specifically related to the benefit of the parcel, which will be derived from the provision of the service to be provided.

B. The annual aggregate amount of the total benefit assessment does not exceed the estimated annual cost of providing the service.

C. The revenue derived from the benefit assessment shall not be used to pay for the cost of any service other than the service for which the benefit assessment was levied.

The assessment parcels herein refer to the County Assessment Roll for a description of the lots or parcels, and said Roll shall govern for all details concerning the description of the lots or parcels.

The net amount to be assessed upon the lands has been spread and apportioned by formula as set forth in the Final Engineer's Report in accordance with the benefits received from each parcel, and in my opinion, said costs and expenses have been apportioned in direct relationship to the benefits received from the maintenance works of improvement.

In the opinion of the undersigned, the benefit assessments have been spread and apportioned in accordance with the benefits to be received from the proposed work and services.

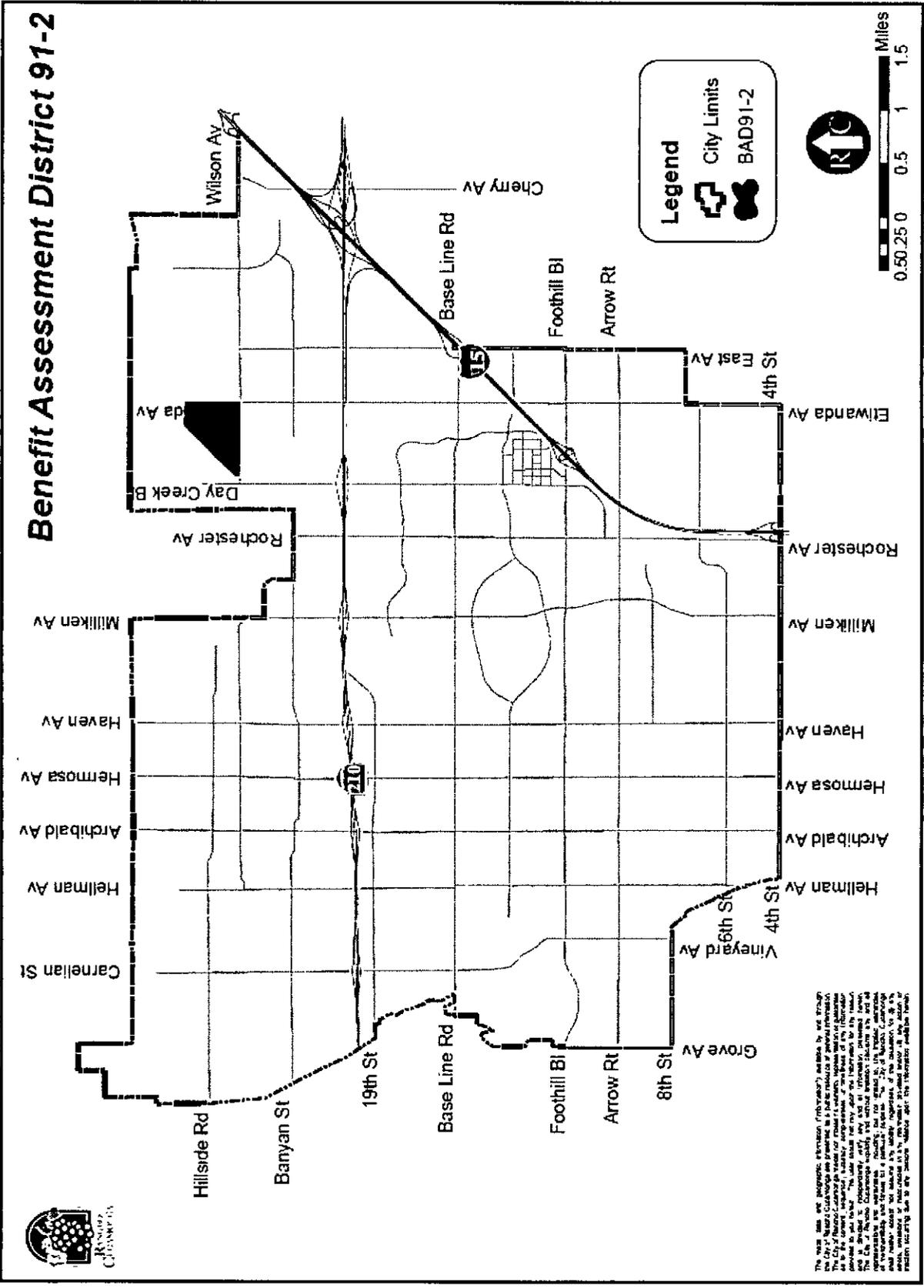
Dated: July 15, 2015



[Handwritten Signature]

DIRECTOR OF ENGINEERING SERVICES/CITY ENGINEER
CITY OF RANCHO CUCAMONGA
STATE OF CALIFORNIA

<u>ASSESSMENT PARCEL NUMBER</u>	<u>PROPERTY DESCRIPTION</u>	<u>AMOUNT OF ASSESSMENT</u>
1087-261-01 to 11	351 Residential Parcels	\$32,352.00
1087-271-01 to 42		
1087-281-01 to 58		
1087-291-01 to 20		
1087-301-01 to 35		
1087-311-01 to 38		
1087-321-01 to 34		
1087-331-01 to 61		
1087-341-01 to 58		
Total		





STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-01 (SOUTH ETIWANDA) WITH NO INCREASE TO THE CURRENT RATE**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2000-01 (South Etiwanda). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the special tax to pay debt service on the bonds.

BACKGROUND/ANALYSIS

On November 7, 2000, an election was held and the property owners within the boundary of Community Facilities District No. 2000-01 (South Etiwanda) authorized the district to incur bonded indebtedness in the principal amount of \$1,365,000. On November 15, 2000, the City Council adopted Ordinance No. 645 authorizing the levy of a special tax in the district. Bonds were issued on December 21, 2000, for the purpose of financing the acquisition of certain public facilities that included street, sewer, water, storm drain, landscaping and park improvements that were required for and would permit the development of the properties within the district. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2024-2025.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$658,000 were issued on December 21, 2011.

The levy of special taxes annually is based on the square footage of the home for residential properties and is based on acreage for non-residential properties.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-127

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-01 (SOUTH ETIWANDA) FOR FISCAL YEAR 2015/2016.

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

**COMMUNITY FACILITIES DISTRICT NO. 2000-01
(South Etiwanda)**

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next Fiscal Year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax be used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July 2015.

Executed this 15th day of July 2015, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No.15-127

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2000-01
SOUTH ETIWANDA**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On November 7, 2000, the eligible landowner voters within the boundary of Community Facilities District No. 2000-01 (South Etiwanda) authorized the issuance of bonds in the principal amount of \$1,365,000 for the purpose of financing the acquisition and construction of a portion of the facilities which generally are defined as street, storm drain, sewer, water landscaping and park improvements. The District is located east of Interstate 15 and is bordered by Foothill Boulevard to the south, East Avenue to the east, Base Line Road to the north, Etiwanda Avenue to the west and is intersected by Miller Avenue.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$658,000 were issued on December 21, 2011.

FISCAL YEAR 2015-2016

CFD 2000-01
SOUTH ETIWANDA

	<u>DESCRIPTION</u>	<u>BUILDING ZISE</u>	<u>ASSIGNED SPECIAL TAX</u>
1.	Residential Property	> 2301 Sq Ft	\$298.12
2.	Residential Property	1801 – 2300 Sq Ft	\$283.22
3.	Residential Property	<1800 Sq Ft	\$253.41

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$ 58,900.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 22,400.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$ 82,800.00

SOURCES:

INTEREST REVENUE	\$ 550.00
TRANSFER FROM FUND BALANCES	\$ 4,020.00
DELINQUENT TAXES	\$ 1,320.00
SPECIAL TAX	<u>\$ 76,910.00</u>
	\$ 82,800.00



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-02 (RANCHO CUCAMONGA CORPORATE PARK) WITH NO INCREASE TO THE CURRENT RATE**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting an annual special tax levy for Community Facilities District No. 2000-02 (Rancho Cucamonga Corporate Park). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the special tax to pay debt service on the bonds.

BACKGROUND/ANALYSIS

On November 7, 2000, an election was held and the property owners within the boundary of Community Facilities District No. 2000-02 (Rancho Cucamonga Corporate Park) authorized the district to incur bonded indebtedness in the principal amount of \$6,835,000. On December 6, 2000, the City Council adopted Ordinance No. 646 authorizing the levy of a special tax in the district.

Bonds were issued on December 21, 2000 for the purpose of financing the acquisition of street improvements on public street improvements required as a condition of approval of development of the property within the proposed district including Milliken Avenue, Arrow Route and Foothill Boulevard with the street improvements to include but are not limited to demolition and grading, curb, gutter and sidewalks, traffic signals; entry feature and signs; fire hydrants; storm drains; water and sewer improvements; paving; striping; landscaping and irrigation improvements; public utilities and appurtenances.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$5,407,000 were issued on December 21, 2011.

The Special Tax shall be levied each Fiscal Year as follows:

1. The Special Tax shall be levied on each Taxable Parcel in an amount equal to 100% of the applicable Maximum Annual Special Tax; or
2. If less monies are needed to satisfy the Special Tax Requirement, the Special Tax shall be levied proportionally on each Taxable Parcel at less than 100% of the Maximum Annual Special Tax.

CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-02 (RANCHO CUCAMONGA CORPORATE PARK) WITH NO INCREASE TO THE CURRENT RATE.

AUGUST 6, 2015

PAGE 2

For FY 2015/2016 the current rate is sufficient to meet fiscal obligations and there is no need for an increase of the special tax. This Special Tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2024-2025.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-128

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING
ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT
NO. 2000-02 (RANCHO CUCAMONGA CORPORATE PARK) FOR
FISCAL YEAR 2015/2016**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2000-02
(RANCHO CUCAMONGA CORPORATE PARK)

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax shall be used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness
- B. Necessary replenishment of bond reserve funds or other reserve funds.
- C. Payment of costs and expenses of authorized public facilities and public services, and incidental expenses pursuant to the Act.

D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, Janice C. Reynolds, City Clerk of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a regular meeting of said City Council held on the 15th day of July 2015.

Executed this 15th day of July 2015, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-128

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2000-02
RANCHO CUCAMONGA CORPORATE PARK**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On November 7, 2000, the electors within the boundary of Community Facilities District No. 2000-02 (Rancho Cucamonga Corporate Park) authorized the District to incur bonded indebtedness in the principal amount of \$6,835,000 for the purpose of financing the acquisition of street improvements on public street improvements required as a condition of approval of development of the property within the proposed district including Milliken Avenue, Arrow Route and Foothill Boulevard; such street improvements to include but not to be limited to: demolition and grading, curb, gutter and sidewalks, traffic signals; entry feature and signs; fire hydrants; storm drains; water and sewer improvements; paving; striping; landscaping and irrigation improvements; public utilities and appurtenances.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$5,407,000 were issued on December 21, 2011.

Each July 1, commencing July 1, 2012 the Maximum Annual Special Tax will be increased by two percent (2%) of the amount in effect for the previous fiscal year. The Special Taxes will be levied as follows: (1) The Special Tax will be levied on each Taxable Parcel in an amount equal to 100% of the applicable Maximum Annual Special Tax; or (2) If the Special Tax Requirement will be satisfied by an amount less than the Maximum Annual Special Tax the Special Tax will be levied proportionately on each Taxable Parcel at less than 100% of the Maximum Annual Special Tax. Therefore, for FY 2015/2016 the current rate is sufficient to meet fiscal obligations and there is no need for an increase of the special tax by 2%. This special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2024-2025.

FISCAL YEAR 2015-2016

The annual tax rate for fiscal year 2015-2016 will be \$3,980.10 per acre, and will provide sufficient funding for maintenance and operations in the amount of \$551,690.00.

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

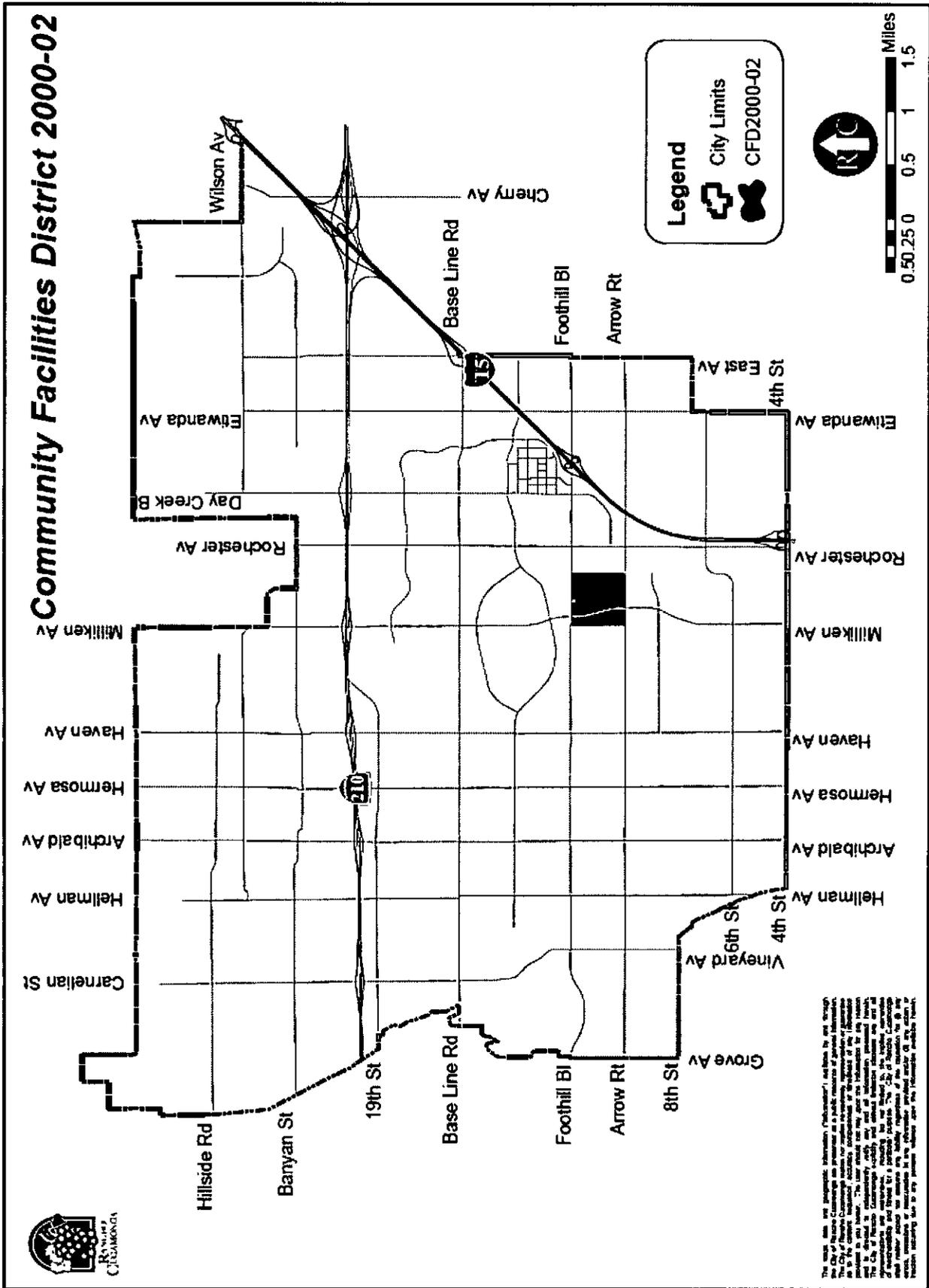
USES:

DEBT SERVICE	\$489,110.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 61,080.00
CONTRACT SERVICES	\$ 1,500.00
CAPITAL PROJECT	\$ <u>0.00</u>
	\$551,690.00

SOURCES:

INTEREST REVENUE	\$ 1,830.00
DELINQUENT TAXES	\$ 0.00
TRANSFER IN FROM FUND BALANCE	\$ 12,390.00
SPECIAL TAX	<u>\$537,470.00</u>
	\$551,690.00

\$3,980.10 PER ACRE



The map, title, and geographic information ("metadata") are shown in the map through the City of Roseburg's online mapping system for public information. Information is provided as to the current location, accuracy, and date of the information. The City of Roseburg's online mapping system is not intended to be used for legal purposes. The City of Roseburg's online mapping system is not intended to be used for legal purposes. The City of Roseburg's online mapping system is not intended to be used for legal purposes. The City of Roseburg's online mapping system is not intended to be used for legal purposes.

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-03 A (RANCHO SUMMIT) 2015 SPECIAL TAX REFUNDING BONDS.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2000-03 A (Rancho Summit) 2014 Special Tax Refunding Bonds. Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase to the current rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On October 11, 2000 an election was held and the property owners within the boundary of Community Facilities District No. 2000-03 A authorized the district to incur bonded indebtedness in the principal amount of \$9,835,000. On July 6, 2005, the City Council adopted Ordinance No. 744 approving the levy of the special tax, and on September 21, 2005 approved Resolution No. 05-278 authorizing the issuance of bonds.

The District was authorized to finance park improvements including clearing and grading of park sites, park hardscape and restrooms, street improvements and parkway hardscape landscaping of parks and parkways and park equipment with a useful life of five (5) years or more. The District is bounded by the San Bernardino National Forest to the north; State Route (210) Freeway to the south; Interstate 15 Freeway to the east and East Avenue to the west.

This special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through the life of the bonds.

On July 16, 2015 the City Council adopted Resolution No. 15-XXX authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2015 in the principal amount of \$8,500,000 were issued on July 31, 2015. Based upon pro formas, this refunding has the potential of saving the property owners of approximately \$120,000 annually over the remaining life of the bond issue.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-129

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, PROVIDING FOR THE LEVY OF
SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT NO. 2000-03 (RANCHO SUMMIT)
2015 SPECIAL TAX REFUNDING BONDS FOR
FISCAL YEAR 2015/2016

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2000-03
(Rancho Summit) 2015 SPECIAL TAX REFUNDING BONDS

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2000-03A
RANCHO SUMMIT 2015 SPECIAL TAX REFUNDING BONDS**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On October 11, 2000 an election was held and the property owners within the boundary of Community Facilities District No. 2000-03 A authorized the district to incur bonded indebtedness in the principal amount of \$9,835,000. On July 6, 2005, the City Council adopted Ordinance No. 744 approving the levy of the special tax, and on September 21, 2005 approved Resolution No. 05-278 authorizing the issuance of bonds.

On July 16, 2014 the City Council adopted Resolution No. 14-127 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2014 in the principal amount of \$8,500,000 were issued on July 31, 2014. Based upon pro formas, this refunding has the potential of saving the property owners of approximately \$120,000 annually over the remaining life of the bond issue.

The District was authorized to finance park improvements including clearing and grading of park sites, park hardscape and restrooms, street improvements and parkway hardscape landscaping of parks and parkways and park equipment with a useful life of five (5) years or more. The District is bounded by the San Bernardino National Forest to the north; State Route (210) Freeway to the south; Interstate 15 Freeway to the east and East Avenue to the west.

Each Fiscal Year, all Taxable Property within CFD No. 2000-03 shall be assigned to a Zone and further classified as Developed Property, Taxable Public Property, Taxable Property Owner Association Property, or Undeveloped Property, and shall be subject to Special Taxes in accordance with this Amended and Restated Rate and Method of Apportionment. Residential Property shall be assigned to Land Use Classes 1 through 10 and Non-Residential Property shall be assigned to Land Use Class 11.

FISCAL YEAR 2015-2016**CFD2000-03A**
RANCHO SUMMIT

<u>Land Use Class</u>	<u>Description</u>	<u>Residential Floor Area</u>	<u>Assigned Special Tax</u>
1	Residential Property	<1,850 Sq. Ft	\$1,707
2	Residential Property	1,850 – 2,049 Sq. Ft	\$1,899
3	Residential Property	2,050 – 2,249 Sq. Ft	\$2,027
4	Residential Property	2,250 – 2,449 Sq. Ft	\$2,046
5	Residential Property	2,450 – 2,649 Sq. Ft	\$2,061
6	Residential Property	2,650 – 2,849 Sq. Ft	\$2,235
7	Residential Property	2,850 – 3,049 Sq. Ft	\$2,462
8	Residential Property	3,050 – 3,049 Sq. Ft	\$2,527
9	Residential Property	3,250 – 3,249 Sq. Ft	\$2,677
10	Residential Property	=> 3,450 Sq. Ft	\$2,696
11	Non-Residential Property	N/A	\$12,600 per Acre

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$495,550.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 43,470.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$540,520.00

SOURCES:

INTEREST REVENUE	\$ 3,040.00
DELINQUENT TAXES	\$ 8,250.00
TRANSFER IN FROM FUND BALANCE	\$ 0.00
SPECIAL TAX	<u>\$ 536,270.00</u>
	\$547,560.00

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-03 B (RANCHO SUMMIT), OPERATION OF AND MAINTENANCE OF PARKS AND PARKWAYS.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2000-03 B (Rancho Summit). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay for the operation and maintenance of parks and parkways.

The Official Statement, Appendix B, Section C Maximum Special Tax - Developed Property 1. (c) authorizes an annual increase. Rates have not been adjusted since 2008. At this time, a rate increase of 2.00% is necessary.

BACKGROUND/ANALYSIS

On August 16, 2000 the City Council approved Resolution No. 00-149 and established Community Facilities District No. 2000-03 B. On October 11, 2000 the qualified electors of the District, being the owners of the land within the District, voted to approve the levy of a special tax to pay for certain public services and the administering of such District. On July 6, 2005, the City Council adopted Ordinance No. 744 approving the levy of the special tax.

The District was authorized to finance park improvements including clearing and grading of park sites, park hardscape and restrooms, street improvements and parkway hardscape landscaping of parks and parkways and park equipment with a useful life of five (5) years or more. The District is bounded by the San Bernardino National Forest to the north; State Route (210) Freeway to the south; Interstate 15 Freeway to the east and East Avenue to the west.

On each July 1, the Maximum Special Tax is increased based on the percentage change in the Consumer Price Index (CPI), with a minimum annual increase of two percent (2%) up to a maximum annual increase of six percent (6%). However, actual special taxes in this District have not been increased since 2008. At this time, in order to provide sufficient revenues to meet District expenses without adversely impacting maintenance, a rate increase to the Maximum Special Tax is required. This equates to a 2.00% increase from the prior year.

APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2000-03
B (RANCHO SUMMIT), OPERATION OF AND MAINTENANCE OF PARKS AND PARKWAYS
AUGUST 6, 2015
PAGE 2

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-130

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, PROVIDING FOR THE LEVY OF
SPECIAL TAX "B" FOR COMMUNITY
FACILITIES DISTRICT NO. 2000-03 (RANCHO
SUMMIT) FOR FISCAL YEAR 2015/2016 TO
FINANCE THE OPERATION OF AND
MAINTENANCE OF PARK AND PARKWAYS.

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2000-03
(Rancho Summit)
Special Tax "B"

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the Special Tax "B" to be collected for Fiscal Year 2015-2016 for the District is hereby determined and established as set forth Annual status Report to this Resolution, which is attached hereto and incorporated herein by reference.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by the Ordinance, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of Special Tax "B" shall be used, in whole or in part, for the following:

- A. Payment of costs and expenses of the operation and maintenance of authorized parks and parkways and incidental expenses pursuant to the Act;
- B. Payment of an amount necessary to fund or replenish an operating reserve for the costs of the operation of authorized parks and parkways;
- C. Payment of a proportionate share of Administrative Expenses as such term is defined in the Modified Rate and Method

The proceeds of Special Tax "B" shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: Special Tax "B" shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies collected pursuant to this Resolution shall be paid into the Community Facilities District funds.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of Special Tax "B," and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July 2015.

Executed this 15th day of July 2015, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-130

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2000-03B
RANCHO SUMMIT**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On August 16, 2000 City Council approved Resolution No. 00-149 and established Community Facilities District No. 2000-03; on October 11, 2000 the qualified electors of the District, being the owners of the land within the District, voted to approve the levy of a special tax to pay for certain public services and the administering of such District. On July 6, 2005, the City Council adopted Ordinance No. 744 approving the levy of the special tax. The District is bounded by the San Bernardino National Forest to the north; State Route (210) Freeway to the south; Interstate 15 Freeway to the east and East Avenue to the west.

Each Fiscal Year, all Taxable Property within CFD No. 2000-03 shall be assigned to a Zone and further classified as Developed Property, Taxable Public Property, Taxable Property Owner Association Property, or Undeveloped Property, and shall be subject to Special Taxes in accordance with this Amended and Restated Rate and Method of Apportionment. Residential Property shall be assigned to Land Use Classes 1 through 10 and Non-Residential Property shall be assigned to Land Use Class 11.

On each July 1, the Maximum Special Tax B shall be increased based on the percentage change in the Consumer Price Index, with a maximum annual increase of six percent (6%) and a minimum annual increase of two percent (2%) per Fiscal Year. However, the money collected at the current special tax rate along with a portion of fund balance will provide sufficient revenue to meet budgetary operations and maintenance expenses.

Fiscal Year	CPI Rate	Maximum Assessment per EBU	Actual Assessment per EBU
2006/07		\$945.00	\$945.00
2007/08	3.29%	\$976.09	\$981.00
2008/09	4.17%	\$1,016.79	\$1,000.62
2009/10	2.00%	\$1,037.13	\$1,000.62
2010/11	2.00%	\$1,057.87	\$1,000.62
2011/12	2.00%	\$1,079.03	\$1,000.62
2012/13	2.17%	\$1,102.44	\$1,000.62
2013/14	2.00%	\$1,124.49	\$1,000.62
2014/15	2.00%	\$1,146.98	\$1,146.98
2015/16	2.00%	\$1,169.92	\$1,169.92

Resolution No.15-130

FISCAL YEAR 2015-2016

CFD2000-03B
RANCHO SUMMIT

<u>Land Use Classes</u>	<u>Description</u>	<u>Residential Floor Area</u>	<u>Assigned Special Tax</u>
1 - 10	Residential Property	<1,850 Sq. Ft to =>3,450 Sq Ft	\$1,169.92
11	Non-Residential Property	N/A	\$5,574 per Acre

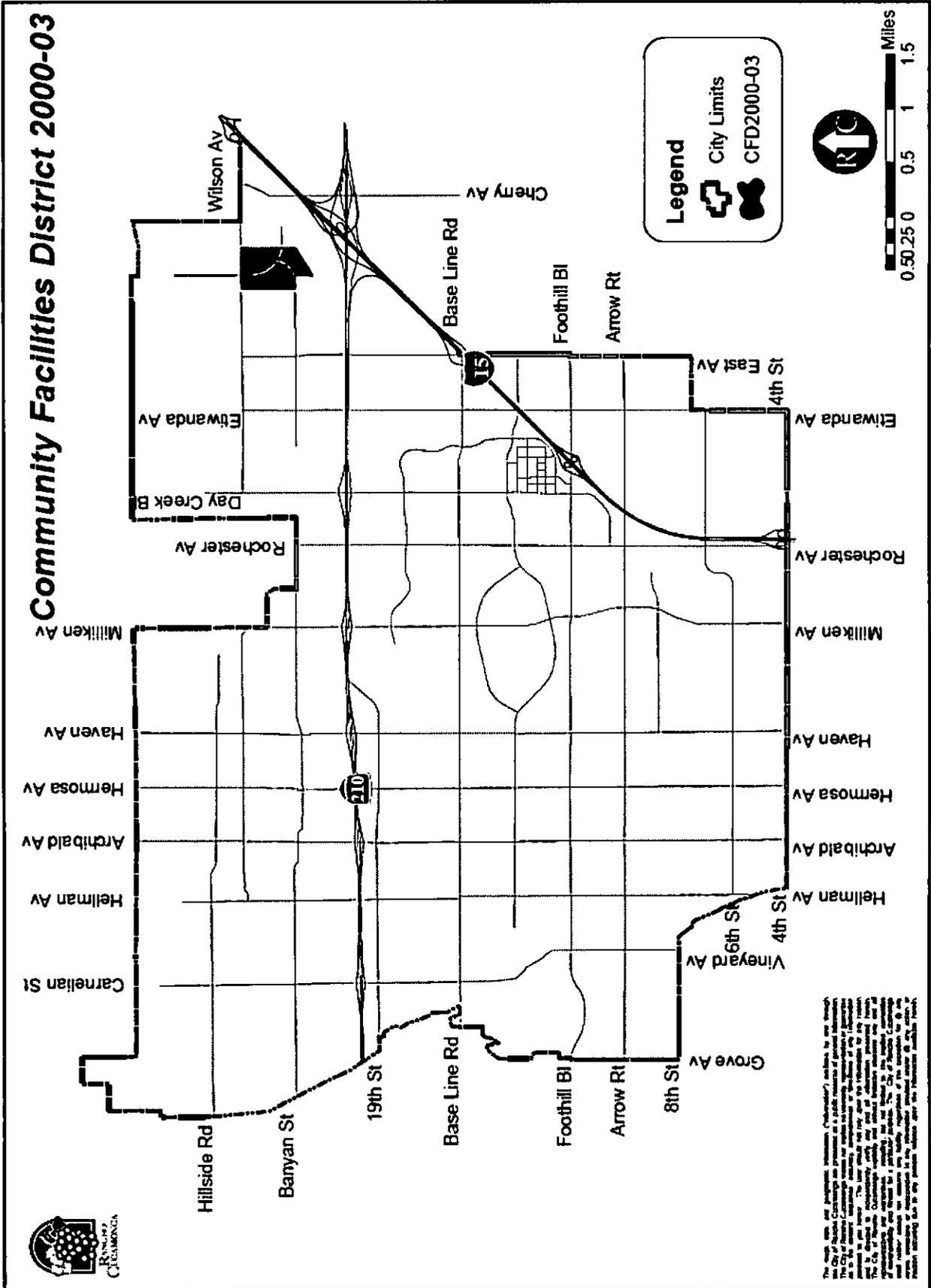
**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

PERSONNEL SERVICES	\$200,020.00
CITY ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 60,990.00
OPERATIONS & MAINTENANCE	\$173,040.00
CONTRACT SERVICES	\$ 46,920.00
TRANSFER OUT – FUND 137	<u>\$ 50,000.00</u>
	\$530,970.00

SOURCES:

INTEREST REVENUE	\$ 3,860.00
DELINQUENT TAXES	\$ 3,960.00
TRANSFER FROM FUND BALANCE	\$113,560.00
SPECIAL TAX	<u>\$409,590.00</u>
	\$530,970.00





STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2001-01 (IMPROVEMENT AREA NOS. 1 & 2, SERIES A), WITH NO INCREASE TO THE CURRENT RATE**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2001-01 (Improvement Area Nos. 1 & 2), Series 2001-A. Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the special tax to pay debt service on the bonds.

BACKGROUND/ANALYSIS

On June 20, 2001, an election was held and the property owners within the boundary of Community Facilities District No. 2001-01 (Improvement Area Nos. 1 and 2), Series 2001-A authorized the district to incur bonded indebtedness in the principal amount of \$14,240,000. On August 15, 2001 the City Council adopted Ordinance No. 01-019 authorizing the issuance of bonds.

Bonds were issued on August 29, 2001 to share in the financing of public street improvements required for the development of the property within the District, including improvements to Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Baseline Road and Arbor Way, landscaping improvements within public right-of-way, storm drain and flood control improvements.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$9,093,000 were issued on December 21, 2011. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2030-2031.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-131

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2001-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREAS NO. 1 & 2), SERIES 2001-A

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT 2001-01
(Improvement Area No. 1 and Improvement Area No. 2 Series 2001-A)

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-131

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2001-01
IMPROVEMENT AREA No. 1 AND No. 2
SPECIAL TAX BONDS, SERIES 2001-A**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On June 20, 2001, the electors within the boundary of Community Facilities District No. 2001-01 (Improvement Area No. 1 and Improvement Area No. 2) authorized the District to incur bonded indebtedness in the principal amount of \$14,240,000 for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD). The District is generally bordered on the north by Base Line Road, on the west by the Day Creek Flood Control Channel from Arrow Route to Foothill Boulevard and by the Southern California Edison right-of-way from Foothill Boulevard to Base Line Road, on the south by Interstate 15 and on the east by Etiwanda Avenue.

Each Fiscal Year, all Taxable Property within Improvement Area No. 1 and Improvement Area No. 2 shall be classified as Developed Property, Final Mapped Property, Taxable Property Owner Association Property, Taxable Public Property, or Undeveloped Property, and all such Taxable Property shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment pursuant to the sections below. The property in Improvement Area No. 1 is residential in use. The property in Improvement Area No. 2 is primarily commercial and contains Victoria Gardens.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$9,093,000 were issued on December 21, 2011. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2030-2031.

FISCAL YEAR 2015-2016

CFD 2001-01 IMPROVEMENT AREA No. 1

<u>LAND USE CLASS</u>	<u>DESCRIPTION</u>	<u>RESIDENTIAL FLOOR AREA</u>	<u>ASSIGNED SPECIAL TAX</u>
1	Single Family Property	=> 3,250 Sq Ft	\$1,269.30 Per Dwelling Unit
2	Single Family Property	2,950 to 3,249 Sq Ft	\$1,017.86 Per Dwelling Unit
3	Single Family Property	2,650 to 2,949 Sq Ft	\$915.71 Per Dwelling Unit
4	Single Family Property	2,350 to 2,649 Sq Ft	\$786.36 Per Dwelling Unit
5	Single Family Property	2,150 to 2,349 Sq Ft	\$676.36 Per Dwelling Unit
6	Single Family Property	1,950 to 2,149 Sq Ft	\$650.72 Per Dwelling Unit
7	Single Family Property	< 1,950 Sq Ft	\$566.95 Per Dwelling Unit
8	Apartment Property	Not Applicable	\$143.25 Per Dwelling Unit
9	Non-Residential Property	Not Applicable	\$3,572.13 Per Acre

INTERMEDIATE SPECIAL TAX FOR FINAL MAPPED PROPERTY

<u>DESCRIPTION</u>	<u>RESIDENTIAL FLOOR AREA</u>	<u>INTERMEDIATE MAXIMUM SPECIAL TAX</u>
Residential Property	Not Applicable	\$6,508.49 Per Acre
Non-Residential Property	Not Applicable	\$6,508.49 Per Acre

Resolution No 15-131

CFD 2001-01 IMPROVEMENT AREA No. 2

LAND USE

CLASS

DESCRIPTION

ASSIGNED SPECIAL TAX

1	Apartment Property	\$143.25.00 Per Dwelling Unit
2	Other Residential Property	\$6,508.49 Per Acre
3	Non-Residential Property	\$0.36 Per SQ. FT. of Non- Residential Floor Area

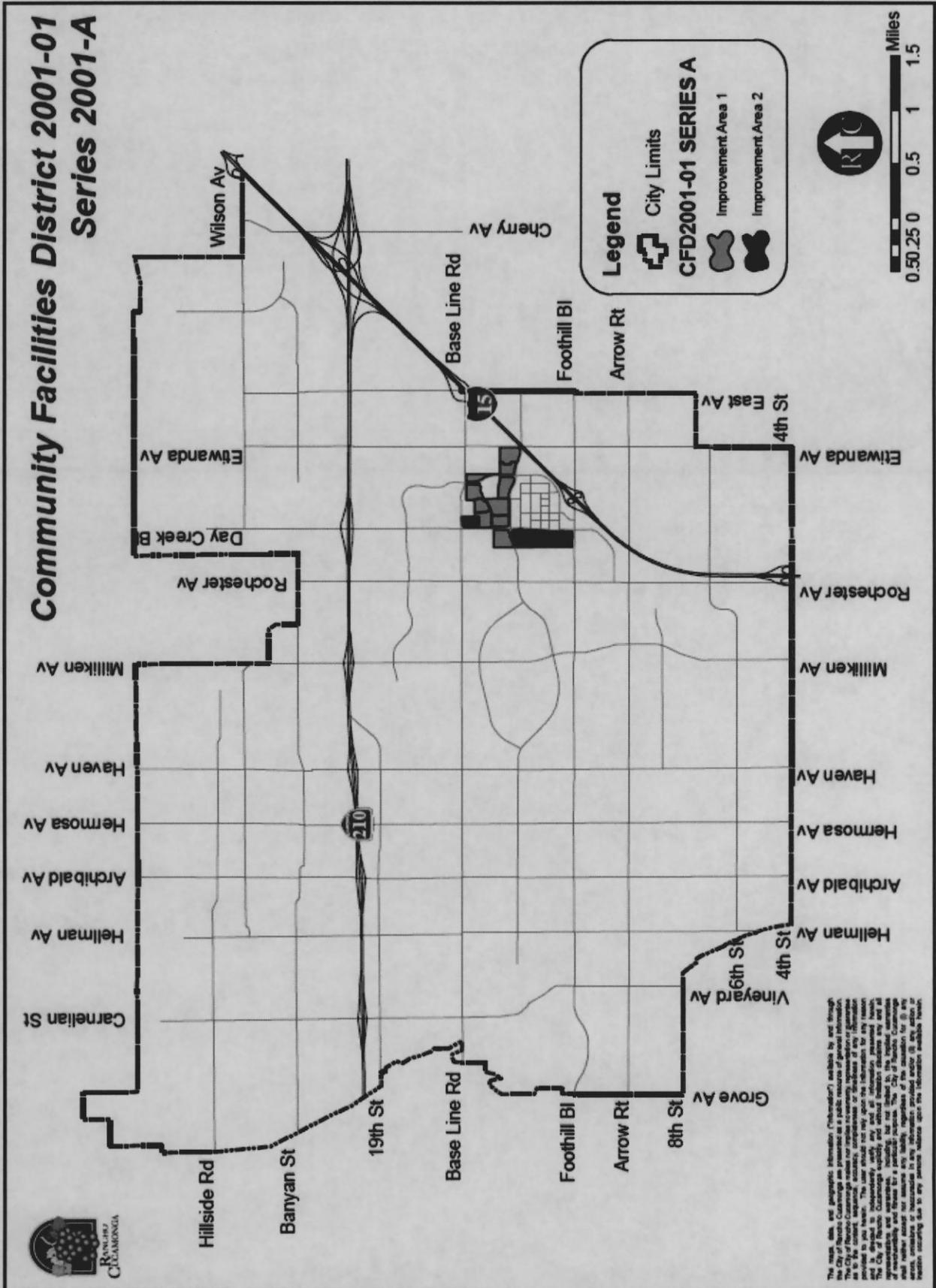
**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$700,410.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 66,910.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$768,820.00

SOURCES:

INTEREST REVENUE	\$ 0.00
OTHER REVENUE	\$ 0.00
DELINQUENT TAXES	\$ 1,800.00
TRANSFER IN FROM FUND BALANCE	\$ 12,040.00
SPECIAL TAX	<u>\$754,980.00</u>
	\$768,820.00



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2001-01 (IMPROVEMENT AREA NO. 3 ZONE 7), SERIES 2001-B WITH NO INCREASE TO THE CURRENT RATE**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2001-01 (Improvement Area No.3 Zone 7), Series 2001-B. Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the special tax to pay debt service on the bonds.

BACKGROUND/ANALYSIS

On June 20, 2001, an election was held and the property owners within the boundary of Community Facilities District No. 2001-01 (Improvement Area No.3 Zone 7), Series 2001-B authorized the district to incur bonded indebtedness in the principal amount of \$935,000. On August 15, 2001 the City Council adopted Ordinance No. 01-019 authorizing the issuance of bonds.

Bonds were issued on August 29, 2001 to share in the financing of public street improvements required for the development of the property within the District, including improvements to Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Baseline Road and Arbor Way, landscaping improvements within public right-of-way, storm drain and flood control improvements.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$812,000 were issued on December 21, 2011.

The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2030-2031.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-132

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2001-01 FOR FISCAL YEAR 2015/2016 (IMPROVEMENT AREA NO. 3 ZONE 7), SERIES 2001-B

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2001-01
(Improvement Area No. 3 Zone 7) Series 2001-B

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-132

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2001-01
IMPROVEMENT AREA No. 3
SPECIAL TAX BONDS, SERIES 2001-B**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On June 20, 2001, the electors within the boundary of Community Facilities District No. 2001-01 (Improvement Area No. 3) authorized the District to incur bonded indebtedness in the principal amount of \$935,000 for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD). The District is generally bordered on the north by Base Line Road, on the west by the Day Creek Flood Control Channel from Arrow Route to Foothill Boulevard and by the Southern California Edison right-of-way from Foothill Boulevard to Base Line Road, on the south by Interstate 15 and on the east by Etiwanda Avenue.

Each Fiscal Year, all Taxable Property within each Zone of Improvement Area No. 3 shall be classified as Taxable or Non-Taxable Property and all such Taxable Property shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment pursuant to the section below.

On December 7, 2011 the City Council adopted Resolution No. 11-179 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2011 in the principal amount of \$812,000 were issued on December 21, 2011. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2030-2031.

FISCAL YEAR 2015-2016

CFD2001-01
IMPROVEMENT AREA No. 3

	<u>TAXABLE ACREAGE</u>	<u>BOND SHARE</u>	<u>MAXIMUM TAX PER ACRE</u>
ZONE 1-FUTURE RDA	55.00	91.70%	\$15,230.37
ZONE 7-LEGGIO	42.74	8.30%	\$1,750.00

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$64,730.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 30.00
CONTRACT SERVICES	\$ 0.00
DELINQUENT TAXES	<u>\$ 0.00</u>
	\$64,760.00

SOURCES:

INTEREST REVENUE	\$ 0.00
TRANSFER FROM FUND BALANCES	\$ 0.00
OTHER REVENUE	\$ 0.00
SPECIAL TAX	<u>\$65,590.00</u>
	\$65,590.00



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2003-01 (IMPROVEMENT AREA NO. 1 ZONES 1, 2 & 3, SERIES 2003-A) WITH NO INCREASE TO THE CURRENT RATE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2003-01 (Improvement Area No. 1 Zones 1, 2 & 3), Series 2003-A. Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase to the current rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On February 19, 2003, an election was held and the property owners within the boundary of Community Facilities District No. 2003-01 (Improvement Area No. 1), Series 2003-A authorized the district to incur bonded indebtedness in the principal amount of \$14,645,000. On March 5, 2003, the City Council adopted Ordinance No. 699 approving the levy of the special tax, and on May 21, 2003 approved Resolution No. 03-125 authorizing the issuance of bonds.

The District consists of approximately 229 gross acres, of which 147 acres are designated as Improvement Area No. 1 (Zones 1, 2 & 3). The District boundary is located in the eastern part of the City generally west of Interstate 15, south of Church Street, north of Arrow Route and east of the Southern California Edison easement corridor from Arrow Route north, to Foothill Boulevard and Day Creek Boulevard from Foothill Boulevard north, to Church Street. The District is located within the Victoria Planned Community.

Bonds were issued on August 20, 2003 to share in the provision of funds for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD) along with a cultural center owned by the City, including a performing arts center, public library and banquet hall/meeting room.

On July 03, 2013 the City Council adopted Resolution No. 13-110 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2013 in the principal amount of \$14,170,000 were issued on July 30, 2013. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2033-2034.

CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2003-01 (IMPROVEMENT AREA NO. 1 ZONES 1, 2 & 3, SERIES 2003-A) WITH NO INCREASE TO THE CURRENT RATE.

JULY 15, 2015

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Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-133

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, RE-ESTABLISHING ANNUAL
SPECIAL TAX RATE FOR COMMUNITY
FACILITIES DISTRICT 2003-01 FOR FISCAL
YEAR 2015/2016 (IMPROVEMENT AREA NO.
1 ZONES 1, 2 & 3) SERIES 2003-A

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2003-01
(Improvement Area No. 1 Zones 1, 2 & 3) Series 2003-A

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-133

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2003-01
IMPROVEMENT AREA No. 1
SPECIAL TAX BONDS, SERIES 2003-A**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On February 19, 2003, the electors within the boundary of Community Facilities District No. 2003-01, Improvement Area No.1 (IA No. 1) authorized the District to incur bonded indebtedness in the maximum principal amount of \$16,000,000 for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD), along with a cultural center owned by the City, including a performing arts center, public library and banquet hall/meeting room. The District is generally bordered on the north by Church Street, on the east by Interstate 15, on the south by Arrow Route and on the west by the a Southern California Edison easement from Arrow Route to Foothill Boulevard and by Day Creek Boulevard from Foothill Boulevard to Church Street.

On July 30, 2013 CFD 2003-01, Improvement Area No. 1(IA No.1) was refinanced for a total of \$14,170,000.

Each Fiscal Year, all Taxable Property within Zone 1, Zone 2, and Zone 3 of CFD No. 2003-01 (IA No. 1) shall be classified as Developed Property or Undeveloped Property, and shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment pursuant to the sections below.

FISCAL YEAR 2015-2016

CFD2003-01
IMPROVEMENT AREA No. 1

	<u>ASSIGNED SPECIAL TAX</u>	<u>BACKUP SPECIAL TAX</u>	<u>NOTE</u>
ZONE 1 DEVELOPED PROPERTY	\$5,368.89/ACRE	\$5,965.71/ACRE	Both Assigned and Backup can increase 2% every year
ZONE 1 UNDEVELOPED PROPERTY	\$5,965.71/ACRE	\$6,085.02/ACRE	Backup can increase 2% every year
ZONE 2 DEVELOPED PROPERTY	\$45,127.03/ACRE	\$50,141.56/ACRE	Both Assigned and Backup can increase 2% every year
ZONE 2 UNDEVELOPED PROPERTY	\$15,936.33/ACRE	\$16,255.05/ACRE	Backup can increase 2% every year
ZONE 3 DEVELOPED PROPERTY	\$12,771.94/ACRE	\$14,190.63/ACRE	Both Assigned and Backup can increase 2% every year
ZONE 3 UNDEVELOPED PROPERTY	\$14,190.63/ACRE	\$14,474.44/ACRE	Backup can increase 2% every year

Resolution No.15-133

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$ 971,430.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 53,850.00
CONTRACT SERVICES	\$ 1,500.00
DELINQUENT ASSESSMENTS	<u>\$ 0.00</u>
	\$ 1,026,780.00

SOURCES:

INTEREST REVENUE	\$ 2,890.00
DELINQUENT TAXES	\$ 450.00
TRANSFER IN FROM BALANCE	\$ 30,540.00
SPECIAL TAX	<u>\$ 992,900.00</u>
	\$ 1,026,780.00



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology *IYB*

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2003-01 (IMPROVEMENT AREA NO. 2 ZONES 1 & 2, SERIES 2003-B) WITH NO INCREASE TO THE CURRENT RATE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2003-01 (Improvement Area No. 2 Zones 1 & 2), Series 2003-B. Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase to the current rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On February 19, 2003, an election was held and the property owners within the boundary of Community Facilities District No. 2003-01 (Improvement Area No. 2), Series 2003-B authorized the district to incur bonded indebtedness in the principal amount of \$2,855,000. On March 5, 2003, the City Council adopted Ordinance No. 699 approving the levy of the special tax, and on May 21, 2003 approved Resolution No. 03-125 authorizing the issuance of bonds.

The District consists of approximately 229 gross acres, of which 82 acres are designated as Improvement Area No. 2 (Zones 1 & 2). The District boundary is located in the eastern part of the City generally west of Interstate 15, south of Church Street, north of Arrow Route and east of Southern California Edison easement corridor from Arrow Route north, to Foothill Boulevard and Day Creek Boulevard from Foothill Boulevard north, to Church Street. The District is located within the Victoria Planned Community.

Bonds were issued on August 20, 2003 to share in the provision of funds for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD) along with a cultural center owned by the City, including a performing arts center, public library and banquet hall/meeting room.

On September 17, 2013 the City Council adopted Resolution No. 13-162 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2013 in the principal amount of \$2,784,000 were issued on September 30, 2013. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2033-2034.

CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT NO. 2003-01 (IMPROVEMENT AREA NO. 2 ZONES 1 & 2, SERIES 2003-B) WITH NO
INCREASE TO THE CURRENT RATE

JULY 15, 2015

PAGE 2

This special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through the life of the bonds.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-134

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, RE-ESTABLISHING ANNUAL
SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT 2003-01 FOR FISCAL YEAR
2015/2016 (IMPROVEMENT AREA NO. 2
ZONES 1 & 2), SERIES 2003-B

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2003-01
(Improvement Area No. 2 Zones 1 & 2), Series 2003-B)

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2003-01
IMPROVEMENT AREA No. 2
SPECIAL TAX BONDS, SERIES 2003-B**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On February 19, 2003, the electors within the boundary of Community Facilities District (CFD) No. 2003-01, Improvement Area No. 2 (IA No. 2) authorized the District to incur bonded indebtedness in the principal amount of \$2,855,000 for the purpose of financing the acquisition and construction of the facilities which consist of Day Creek Boulevard, Victoria Park Lane, Church Street, Foothill Boulevard, Base Line Road and Arbor Way, storm drain and flood control facilities and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD) along with a cultural center owned by the City, including a performing arts center, public library and banquet hall/meeting room. The District is generally bordered on the north by Church Street, on the east by Interstate 15, on the south by Arrow Route and on the west by the a Southern California Edison easement from Arrow Route to Foothill Boulevard and by Day Creek Boulevard from Foothill Boulevard to Church Street.

Each Fiscal Year, all Taxable Property within Zone 1 and Zone 2 of CFD No. 2003-01 (IA No. 2) shall be classified as Developed Property or Undeveloped Property, and shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment determined pursuant to the sections below.

FISCAL YEAR 2015-2016

CFD2003-01
IMPROVEMENT AREA No. 2

	<u>ASSIGNED SPECIAL TAX</u>	<u>BACKUP SPECIAL TAX</u>	<u>NOTE</u>
ZONE 1 DEVELOPED PROPERTY	\$3,480.20/ACRE	\$3,866.89/ACRE	Both Assigned and Backup can increase 2% every year
ZONE 1 UNDEVELOPED PROPERTY	\$3,866.89/ACRE	\$3,944.22/ACRE	Backup can increase 2% every year
ZONE 2 DEVELOPED PROPERTY	\$10,543.81/ACRE	\$10,754.68/ACRE	Both Assigned and Backup can increase 2% every year
ZONE 2 UNDEVELOPED PROPERTY	\$11,716.32/ACRE	\$11,950.64/ACRE	Backup can increase 2% every year

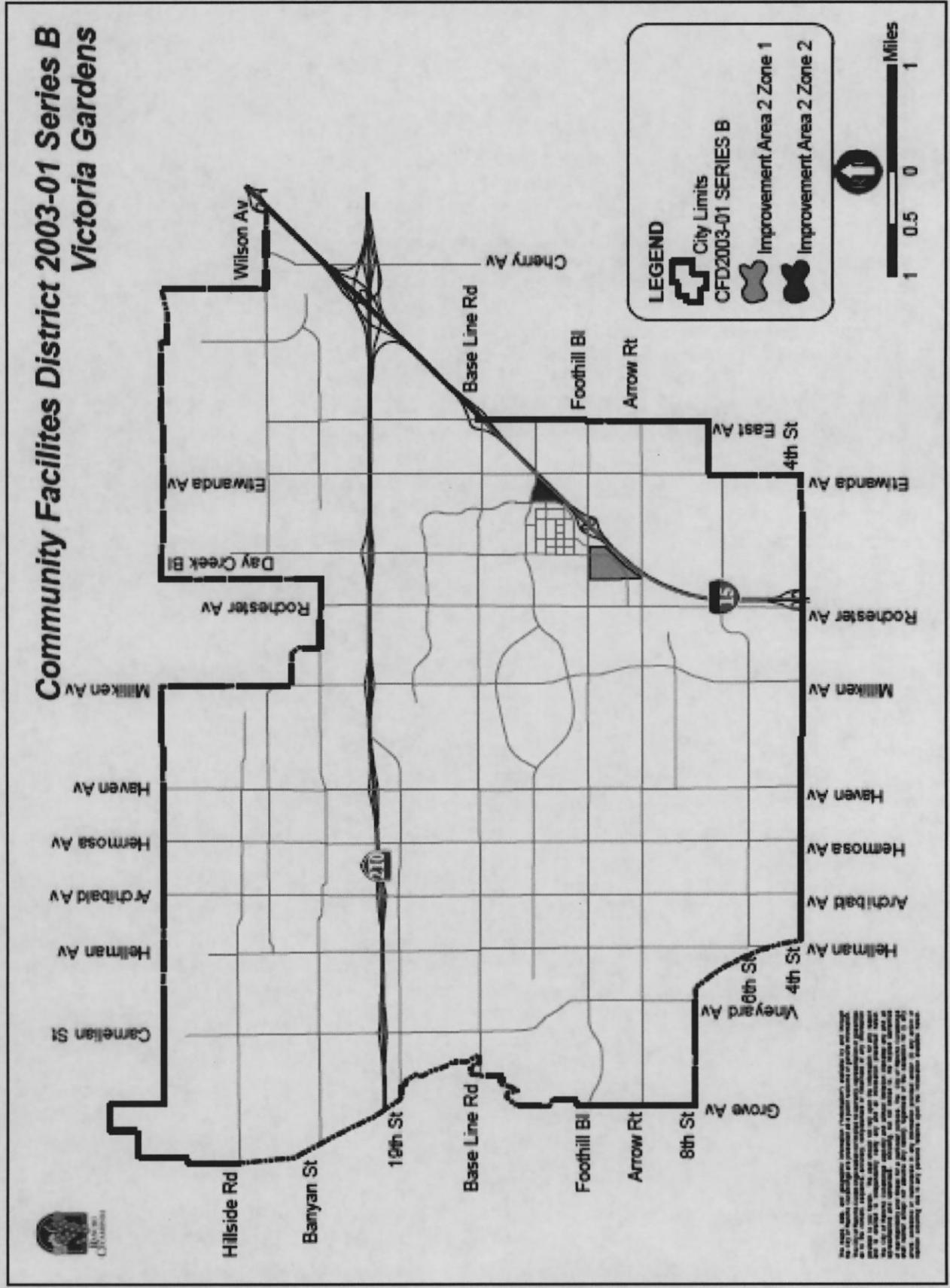
**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$ 175,050.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 15,380.00
CONTRACT SERVICES	\$ 1,500.00
DELINQUENT ASSESSMENTS	\$ <u>0.00</u>
	\$ 191,930.00

SOURCES:

INTEREST REVENUE	\$ 1,590.00
DELINQUENT TAXES	\$ 0.00
TRANSFER IN FROM FUND BALANCE	\$ 0.00
SPECIAL TAX	\$ <u>199,150.00</u>
	\$ 200,740.00





STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2004-01 (RANCHO ETIWANDA ESTATES) WITH NO INCREASE IN CURRENT RATE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2004-01 (Rancho Etiwanda Estates). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase to the current rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On September 15, 2004 an election was held and the property owners within the boundary of Community Facilities District No. 2004-01 authorized the district to incur bonded indebtedness in the maximum principal amount of \$45,000,000. On October 6, 2004, the City Council adopted Ordinance No. 735 approving the levy of the special tax, and on June 7, 2006 approved Resolution No. 06-185 authorizing the issuance of bonds. Bonds were issued on July 13, 2006 to share in the provision of funds for the acquisition and construction of certain public facilities, to serve property located within the District.

The District was authorized to finance the following improvements: (a) Day Creek Boulevard - grading, storm drain, sewer, water, dry utilities, streets and landscaping; (b) Etiwanda Avenue - grading, sewer, water, dry utilities, streets and landscaping; (c) Cucamonga Valley Water District ("CVWD") reservoir transmission main; (d) storm drain facilities including the northern property line storm drain and the Etiwanda Avenue storm drain; (e) park facilities; (f) equestrian facilities; (g) school facilities now owned by the Etiwanda School District and by the Chaffey Joint Union High School District; (h) water and sewer facilities now owned by CVWD which were authorized and financed from the proceeds of capacity charges levied by CVWD; (i) flood control facilities now owned by the San Bernardino County Flood Control District; and (j) open space also now owned by the County of San Bernardino.

On January 15, 2014 the City Council adopted Resolution No. 14-005 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2014 in the principal amount of \$34,384,000 were issued on February 07, 2014. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2036-2037.

CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT NO. 2004-01 (RANCHO ETIWANDA ESTATES).

JULY 15, 2015

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Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-135**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, RE-ESTABLISHING ANNUAL
SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT 2004-01 (RANCHO ETIWANDA
ESTATES) FOR FISCAL YEAR 2015/16**

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

**COMMUNITY FACILITIES DISTRICT NO. 2004-01
(Rancho Etiwanda Estates)**

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-135

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2004-01
RANCHO ETIWANDA ESTATES**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On September 2004, the electors within the boundary of Community Facilities District No. 2004-01 (Rancho Etiwanda Estates) authorized the District to incur bonded indebtedness in the principal amount of \$45,000,000 to pay the costs of issuing the bonds; fund the Reserve Fund for the Bonds and capitalized interest through September 1, 2006; the acquisition and construction of school facilities to be owned by Etiwanda and Chaffey Joint Union High School Districts; flood control facilities to be owned by San Bernardino County Flood Control District; open space to be owned by the County of San Bernardino; park and equestrian facilities; water and sewer facilities to be owned by Cucamonga Valley Water District; and the acquisition of street improvements on public street improvements required as a condition of approval of development of the property within the proposed district including Day Creek Boulevard, and Etiwanda Avenue; such street improvements to include but not to be limited to: grading, storm drain, sewer, water, dry utilities and landscaping.

TERM OF SPECIAL TAX

The Special Tax shall be levied for a period not to exceed fifty years commencing with Fiscal Year 2005-06, provided however that Special Taxes will cease to be levied in an earlier Fiscal Year if the CFD Administrator has determined (i) that all required interest and principal payments on the CFD No. 2004-01 Bonds have been paid; and (ii) all Authorized Facilities have been constructed.

On January 15, 2014 the City Council adopted Resolution No. 14-005 authorizing the issuance of special tax refunding bonds for this District. The Special Tax Refunding Bonds, Series 2014 in the principal amount not to exceed \$37,000,000 were issued on February 7, 2014. The special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through fiscal year 2035-2036.

FISCAL YEAR 2015-2016

Land Use Category	Developed Floor Area	Maximum Special Tax
1 - Residential Property	Greater 4,000 sq ft	\$5,555 per unit
2 - Residential Property	3801 - 4000 sq ft	\$5,325 per unit
3 - Residential Property	3601 - 3800 sq ft	\$5,151 per unit
4 - Residential Property	3400 - 3600 sq ft	\$4,896 per unit
5 - Residential Property	Less than 3400 sq ft	\$4,410 per unit
6 - Non-Residential Property	NA	\$19,813 per acre

Land Use Category	Developed Floor Area	Actual Special Tax
1 - Residential Property	Greater 4,000 sq ft	\$5,118 per unit
2 - Residential Property	3801 - 4000 sq ft	\$4,906 per unit
3 - Residential Property	3601 - 3800 sq ft	\$4,746 per unit
4 - Residential Property	3400 - 3600 sq ft	\$4,511 per unit
5 - Residential Property	Less than 3400 sq ft	\$4,063 per unit
6 - Non-Residential Property	NA	\$0.00 per acre

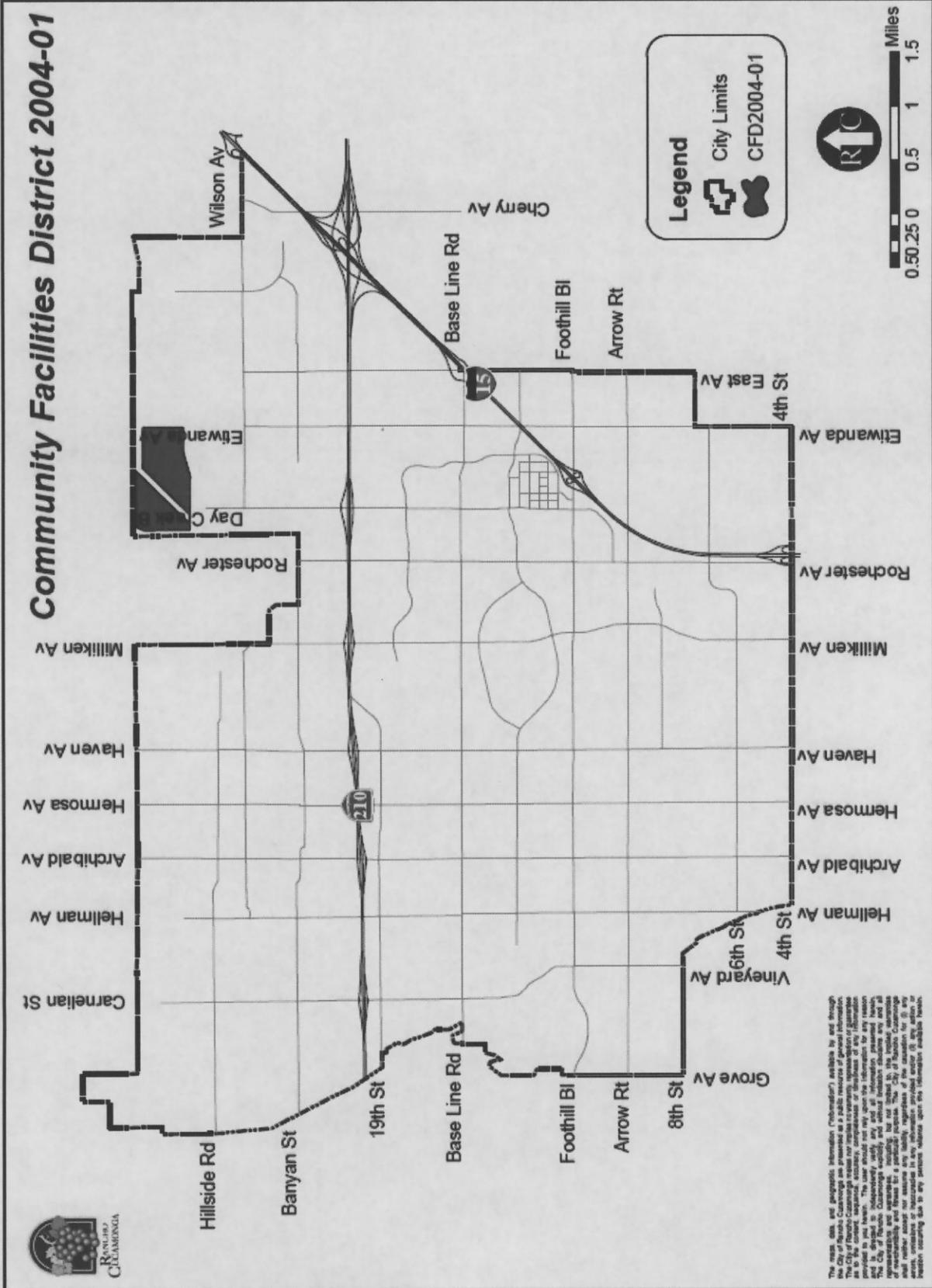
**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$ 2,354,230.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 43,540.00
CONTRACT SERVICES	\$ 1,500.00
DELINQUENT ASSESSMENTS	<u>\$ 0.00</u>
	\$ 2,399,270.00

SOURCES:

DELINQUENT ASSESSMENTS	\$ 23,500.00
INTEREST REVENUE	\$ 10,990.00
TRANSFER FROM FUND BALANCES	\$ 37,660.00
SPECIAL TAX	<u>\$ 2,327,120.00</u>
	\$ 2,399,270.00



The maps with all geographic information ("information") available by and through the City of Rancho Cucamonga are provided as a public resource of general information. The City of Rancho Cucamonga makes no warranty or representation, express or implied, regarding the accuracy, completeness, or reliability of the information provided in and herein. The user should not rely upon the information for any reason and is advised to independently verify any and all information presented herein. The City of Rancho Cucamonga is not liable for any damages, including but not limited to, the total, direct, indirect, consequential, and special damages, arising from the use of the information provided herein, or from any reliance on the information provided herein, or from any action or inaction resulting from the information provided herein. © City of Rancho Cucamonga, 2004.

STAFF REPORT

ADMINISTRATIVE SERVICES GROUP



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERATION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2006-01 (VINTNER'S GROVE) WITH NO INCREASE TO THE CURRENT RATE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2006-01 (Vintner's Grove). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase from the current tax rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On October 18, 2006, an election was held and the property owners within the boundary of Community Facilities District No. 2006-01 authorized the District to incur bonded indebtedness in the principal amount of \$5,800,000. On November 1, 2006, the City Council adopted Ordinance No. 769 approving the levy of the special tax, and on December 20, 2006 approved Resolution No. 06-401 authorizing the issuance of bonds. The District boundary is located on the south side of Arrow Route, east of Center Street, north of 26th Street and west of Haven Avenue.

Bonds were issued on January 25, 2007 to share in the provision of funds for the acquisition and of street improvements, landscape improvements within the public right-of-way, and water and sewer improvements. This special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through the life of the bonds.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-136

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF RANCHO CUCAMONGA,
CALIFORNIA, RE-ESTABLISHING ANNUAL
SPECIAL TAX FOR COMMUNITY FACILITIES
DISTRICT 2006-01 (VINTNER'S GROVE)
FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2006-01
(Vintner's Grove)

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No. 15-136

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2006-01
VINTNER'S GROVE**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On October 18, 2006, the electors within the boundary of Community Facilities District (CFD) No. 2006-01 authorized the District to incur bonded indebtedness in the maximum principal amount of \$5,800,000 for the purpose of financing the acquisition and construction of the facilities which consist of street improvements, landscaping improvements located in public right-of-way, fee related improvements such as transportation, beautification, parks and recreation and drainage, water capacity, water meter and sewer connection fees and water and sewer improvements to be owned and operated by Cucamonga Valley Water District (CVWD). The District is located south of Arrow Route, east of Center Avenue, north of 26th Street and west of Haven Avenue

Each Fiscal Year, all Taxable Property within CFD No. 2006-01 shall be classified as Developed Property or Undeveloped Property, and shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment determined pursuant to the section below.

FISCAL YEAR 2015-2016

CFD 2006-01
VINTNER'S GROVE

<u>Floor Plan</u>	<u>Home Size SQ. FT.</u>	<u>Number of Units</u>	<u>Special Tax</u>
Tri-Plex Plan 1	1335	26	\$ 2,324.00
Tri-Plex Plan 2	1803	26	\$ 2,678.00
Tri-Plex Plan 3	1920	26	\$ 2,774.00
SFD Plan 4	2188	28	\$ 3,109.00
SFD Plan 5	2627	28	\$ 3,379.00
SFD Plan 6	3173	22	\$ 3,687.00
		156	

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$375,740.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 27,990.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$405,230.00

SOURCES:

INTEREST REVENUE	\$ 6,690.00
DELINQUENT TAXES	\$ 2,500.00
TRANSFER IN FROM FUND BALANCE	\$ 0.00
SPECIAL TAX	<u>\$458,610.00</u>
	\$467,800.00



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Ingrid Y. Bruce, Deputy Director/Department of Innovation & Technology 

By: Chris Bopko, Management Analyst III

Subject: **CONSIDERTION OF APPROVAL TO SET ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT NO. 2006-02 (AMADOR ON ROUTE 66) WITH NO INCREASE TO THE CURRENT RATE.**

RECOMMENDATION

It is recommended that the City Council adopt the attached Resolution setting the annual special tax for Community Facilities District No. 2006-02 (Amador on Route 66). Pursuant to Section 53340 and 53358 of the Government Code Mello-Roos Community Facilities District Act of 1982, the City Council is authorized to annually levy the tax rate to pay debt service on the bonds. There is no increase from the current tax rate for FY 2015-2016.

BACKGROUND/ANALYSIS

On October 18, 2006, an election was held and the property owners within the boundary of Community Facilities District No. 2006-02 authorized the District to incur bonded indebtedness in the principal amount of \$2,980,000. On November 1, 2006, the City Council adopted Ordinance No. 770 approving the levy of the special tax, and on December 20, 2006 approved Resolution No. 06-402 authorizing the issuance of bonds. The District boundary is located south of Garcia Drive, east of Etiwanda Avenue, north of Foothill Boulevard and west of East Avenue.

Bonds were issued on January 25, 2007 to share in the provision of funds for the acquisition of street improvements, landscape improvements within the public right-of-way, and water and sewer improvements. This special tax shall be levied only so long as required for each parcel of taxable property to discharge bond obligations through the life of the bonds.

Attachments

1. Resolution
2. Annual Status Report
3. Map

RESOLUTION NO. 15-137

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RE-ESTABLISHING ANNUAL SPECIAL TAX FOR COMMUNITY FACILITIES DISTRICT 2006-02 (AMADOR ON ROUTE 66) FOR FISCAL YEAR 2015/2016

WHEREAS, the City Council of the City of Rancho Cucamonga, California, (hereinafter referred to as the "legislative body of the local Agency"), has initiated proceedings, held a public hearing, conducted an election and received a favorable vote from the qualified electors relating to the levy of a special tax in a Community Facilities District, all as authorized pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982", being Chapter 2.5, Part 1, Division 2, Title 5 of the Government Code for the State of California. This Community Facilities District shall hereinafter be referred to as

COMMUNITY FACILITIES DISTRICT NO. 2006-02
(Amador on Route 66)

(hereinafter referred to as the "District"); and

WHEREAS, at this time, bonds have been authorized for purposes of financing the project facilities for said District; and

WHEREAS, this legislative body, by Ordinance as authorized by Section 53340 of the Government Code of the State of California, has authorized the levy of a special tax to pay for costs and expenses related to said Community Facilities District, and this legislative body is desirous to establish the specific rate of the special tax to be collected for the next fiscal year.

NOW THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

SECTION 1: That the above recitals are all true and correct.

SECTION 2: That the specific rate and amount of the special tax to be collected to pay for the costs and expenses for the next fiscal year 2015-2016 for the referenced district is hereby determined and established as set forth in the attached, referenced and incorporated in the Annual Status Report.

SECTION 3: That the rate as set forth above does not exceed the amount as previously authorized by Ordinance of this legislative body, and is not in excess of that as previously approved by the qualified electors of the District.

SECTION 4: That the proceeds of the special tax are used to pay, in whole or in part, the costs of the following, in the following order of priority:

- A. Payment of principal of and interest on any outstanding authorized bonded indebtedness.
- B. Necessary replenishment of bond reserve funds or other reserve funds;
- C. Payment of costs and expenses of authorized public facilities and public services.
- D. Repayment of advances and loans, if appropriate.

The proceeds of the special taxes shall be used as set forth above, and shall not be used for any other purpose.

SECTION 5: The special tax shall be collected in the same manner as ordinary ad valorem property taxes are collected, and shall be subject to the same penalties and same procedure and sale in cases of any delinquency for ad valorem taxes, and the Tax Collector is hereby authorized to deduct reasonable administrative costs incurred in collecting any said special tax.

SECTION 6: All monies above collected shall be paid into the Community Facilities District funds, including any bond fund and reserve fund.

SECTION 7: The Auditor of the County is hereby directed to enter in the next county assessment roll on which taxes will become due, opposite each lot or parcel of land effected in a space marked "public improvements, special tax", or by any other suitable designation, the installment of the special tax, and for the exact rate and amount of said tax, reference is made to the attached Annual Status Report.

SECTION 8: The County Auditor shall then, at the close of the tax collection period, promptly render to this Agency a detailed report showing the amount and/or amounts of such special tax installments, interest, penalties and percentages so collected and from what property collected, and also provide a statement of any percentages retained for the expense of making any such collection.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the City Council of the City of Rancho Cucamonga, California, at a regular meeting of said City Council held on the 15th day of July, 2015.

Executed this 15th day of July, 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk

Resolution No 15-137

CITY OF RANCHO CUCAMONGA

**MELLO-ROOS COMMUNITY
FACILITIES DISTRICT NO. 2006-02
AMADOR ON ROUTE 66**

ANNUAL STATUS REPORT

JULY, 2015

BACKGROUND

On October 18, 2006, the electors within the boundary of Community Facilities District (CFD) No. 2006-02 authorized the District to incur bonded indebtedness in the maximum principal amount of \$2,980,000 to provide financing for a portion of the cost of for the acquisition and construction of the facilities which consist of street and transportation, landscaping, dry utilities, parks and recreation, drainage, water and sewer in addition to the engineering, design, planning, permitting and construction, coordination, together with other incidental costs. The District is located south of Garcia Drive, east of Etiwanda Avenue, north of Foothill Boulevard and west of East Avenue.

Each Fiscal Year, all Taxable Property within CFD No. 2006-02 shall be classified as Developed Property, Taxable Public Property, Taxable Property Owner Association Property or Undeveloped Property, and shall be subject to the levy of Special Taxes in accordance with the rate and method of apportionment determined pursuant to the section below.

FISCAL YEAR 2015-2016

CFD 2006-02
AMADOR ON ROUTE 66

<u>Land Use Class</u>	<u>Description</u>	<u>Residential Floor Area</u>	<u>Maximum Special Tax</u>	<u># of Units</u>
1	Single Family Detached Property	< 1,850 Sq. Ft.	\$2,816 per unit	33
2	Single Family Detached Property	1,601 - 1,850 Sq. Ft.	\$2,697 per unit	33
3	Single Family Detached Property	1,351 - 1,600 Sq. Ft.	\$2,469 per unit	0
4	Single Family Detached Property	>1,351 Sq. Ft.	\$2,241 per unit	33
5	Non-Residential Property	N/A	\$64,747 per acre	0

**COMMUNITY FACILITIES DISTRICT
PROPOSED USES AND SOURCES OF FUNDS**

USES:

DEBT SERVICE	\$195,310.00
CITY AND TRUSTEE ADMINISTRATION, GENERAL OVERHEAD & LIABILITY	\$ 27,850.00
CONTRACT SERVICES	<u>\$ 1,500.00</u>
	\$224,660.00

SOURCES:

INTEREST REVENUE	\$ 3,680.00
DELINQUENT TAXES	\$ 12,500.00
SPECIAL TAX	<u>\$251,790.00</u>
	\$267,970.00

STAFF REPORT

PUBLIC WORKS SERVICES DEPARTMENT



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: William Wittkopf, Public Works Services Director

By: Ty Quaintance, Facilities Superintendent
Kenneth Fung, Assistant Engineer

Subject: CONSIDERATION TO ACCEPT THE CITY COUNCIL CHAMBERS MEDIA SYSTEMS REVITALIZATION PROJECT, CO 14-214, AS COMPLETE, APPROVE A RESOLUTION AUTHORIZING THE PUBLIC WORKS SERVICES DIRECTOR TO FILE A NOTICE OF COMPLETION, AUTHORIZE THE RELEASE OF THE RETENTION 35 DAYS AFTER ACCEPTANCE AND APPROVE THE FINAL CONTRACT AMOUNT OF \$273,433.15

RECOMMENDATION

It is recommended that the City Council accept the City Council Chambers Media Systems Revitalization Project, CO 14-214, as complete; approve a resolution authorizing the Public Works Services Director to file a Notice of Completion; authorize the release of the retention in the amount of \$27,343.31, 35 days after acceptance; and approve the final contract amount of \$273,433.15.

BACKGROUND/ANALYSIS

The subject project has been completed in accordance with the approved plans and specifications.

Phase one of the "City Council Chambers Media Systems Revitalization" project included the following highlights:

- New camera lighting for the dais
- New microphones
- New audio and video monitors on the dais for the Council members
- New flat panel monitors for the audience
- New speakers throughout the chambers
- All new cabling and wiring
- Replacement of all live broadcast audio/video mixing and production equipment

Pertinent information of the project is as follows:

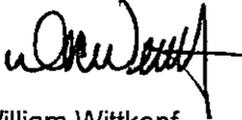
- Budgeted Amount: \$324,000
- Account Numbers: 1025001-5602
3288501-5602
- Engineer's Estimate: \$270,000
- RFP 14/15-101 posted to bid system: August 7, 2014
- Proposal Due Date: August 27, 2014

CITY COUNCIL STAFF REPORT
CITY COUNCIL CHAMBERS MEDIA SYSTEMS REVITALIZATION PROJECT NOTICE
OF COMPLETION
JULY 15, 2015
PAGE 2

- Contract Award Date: September 17, 2014
- Low Bidder: Spinitar of La Mirada
- Contract Amount: \$270,000
- 15% Contingency: \$54,000
- Final Contract Amount: \$273,433.15
- Difference in Contract Amount: \$3,433.15 (0.01%)

The net increase in total cost of the project was the result of a series of eleven (11) deductive and additive Contract Change Orders. These contract change orders increased the compatibility of the new media systems to the existing media systems.

Respectfully submitted,



William Wittkopf
Public Works Services Director

Attachments

RESOLUTION NO. 15-138

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE CITY COUNCIL CHAMBERS MEDIA REVITALIZATION PROJECT, CO 14-214, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK

WHEREAS, the City Council Chambers Media Revitalization Project, CO 14-214, has been completed to the satisfaction of the Public Works Services Director; and

WHEREAS, a Notice of Completion is required to be filed, certifying the work complete.

NOW, THEREFORE, the CITY COUNCIL of the City of Rancho Cucamonga hereby resolves, that the work is hereby accepted and the Public Works Services Director is authorized to sign and file a Notice of Completion with the County Recorder of San Bernardino County.

STAFF REPORT

PUBLIC WORKS SERVICES DEPARTMENT



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: William Wittkopf, Public Works Services Director

By: Ty Quaintance, Facilities Superintendent
Kenneth Fung, Assistant Engineer

Subject: CONSIDERATION TO ACCEPT THE CIVIC CENTER – PARKING LOT LIGHTING PROJECT, CONTRACT NO. 15-036 AS COMPLETE, RELEASE THE FAITHFUL PERFORMANCE BOND; ACCEPT A MAINTENANCE BOND; AUTHORIZE THE RELEASE OF THE LABOR AND MATERIALS BOND; APPROVE A RESOLUTION AUTHORIZING THE PUBLIC WORKS SERVICES DIRECTOR TO FILE A NOTICE OF COMPLETION, RELEASE THE RETENTION 35 DAYS AFTER ACCEPTANCE AND APPROVE THE FINAL CONTRACT AMOUNT OF \$93,688

RECOMMENDATION

It is recommended that the City Council accept the Civic Center – Parking Lot Lighting Project, Contract No. 15-036, as complete, release the Faithful Performance Bond, accept a Maintenance Bond, authorize the release of the Labor and Materials Bond in the amount of \$93,688 six months after the recordation of said notice if no claims have been received, authorize the release of the retention in the amount of \$4,684.40, 35 days after acceptance; and approve the final contract amount of \$93,688.

BACKGROUND/ANALYSIS

The subject project has been completed in accordance with the approved plans and specifications and to the satisfaction of the Public Works Services Director.

The Civic Center – Parking Lot Lighting Project scope of work consisted of the removal and replacement of existing High Intensity Discharge (HID) lighting fixtures in the north employee parking lot, the public parking deck and the south employee parking lot (also known as the east lot) with new LED fixtures. This project also replaced the existing roof fixtures with new LED fixtures. Finally, this project demolished the existing up light fixtures along the sidewalk on the north side of Civic Center Drive and replaced them with new pole mounted LED walkway lights.

Pertinent information of the project is as follows:

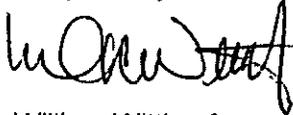
- Budgeted Amount: \$170,500
- Account Numbers: 1025001-5607/0-6969
1706303-5209/0-6969
- Engineer's Estimate: \$155,000
- City Council Approval to Advertise: November 5, 2014

CITY COUNCIL STAFF REPORT
CIVIC CENTER PARKING LOT LIGHTING PROJECT NOTICE OF COMPLETION
JULY 15, 2015
PAGE 2

- Publish dates for local paper: November 11, 2014
November 18, 2014
- Bid Opening: December 16, 2014
- Contract Award Date: February 4, 2014
- Low Bidder. S & Sons Electrical Contractors Corporation of Hesperia
- Contract Amount: \$93,688
- 10% Contingency: \$9,368.80
- Final Contract Amount: \$93,688
- Difference in Contract Amount: \$0.00 (0.00%)

No contract change orders were needed for this project.

Respectfully submitted,



William Wittkopf
Public Works Services Director

Attachment

RESOLUTION NO. 15-139

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE CIVIC CENTER – PARKING LOT LIGHTING PROJECT, CONTRACT NO. 15-036 AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK

WHEREAS, the Civic Center – Parking Lot Lighting Project, Contract No. 15-036, has been completed to the satisfaction of the Public Works Services Director; and

WHEREAS, a Notice of Completion is required to be filed, certifying the work complete.

NOW, THEREFORE, the CITY COUNCIL of the City of Rancho Cucamonga hereby resolves, that the work is hereby accepted and the Public Works Services Director is authorized to sign and file a Notice of Completion with the County Recorder of San Bernardino County.



STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Mark A. Steuer, Director of Engineering Services/City Engineer

By: Jerry A. Dyer, Principal Civil Engineer *JAD*
Shelley Hayes, Assistant Engineer *SH*

Subject: CONSIDERATION FOR RELEASE OF MAINTENANCE GUARANTEE BOND NO. 2175707-M IN THE AMOUNT OF \$15,285.35, FOR THE SIDEWALK IMPROVEMENTS AT 9TH STREET FROM HELLMAN AVENUE TO OLD SPUR TRACK AND BAKER AVENUE FROM 8TH STREET TO 9TH STREET PROJECT, CONTRACT NO. 14-011

RECOMMENDATION

It is recommended that the City Council authorize the City Clerk to release Maintenance Guarantee Bond No. 2175707-M in the amount of \$15,285.35, for the Sidewalk Improvements at 9th Street from Hellman Avenue to Old Spur Track and Baker Avenue from 8th Street to 9th Street project, Contract No. 14-011.

BACKGROUND/ANALYSIS

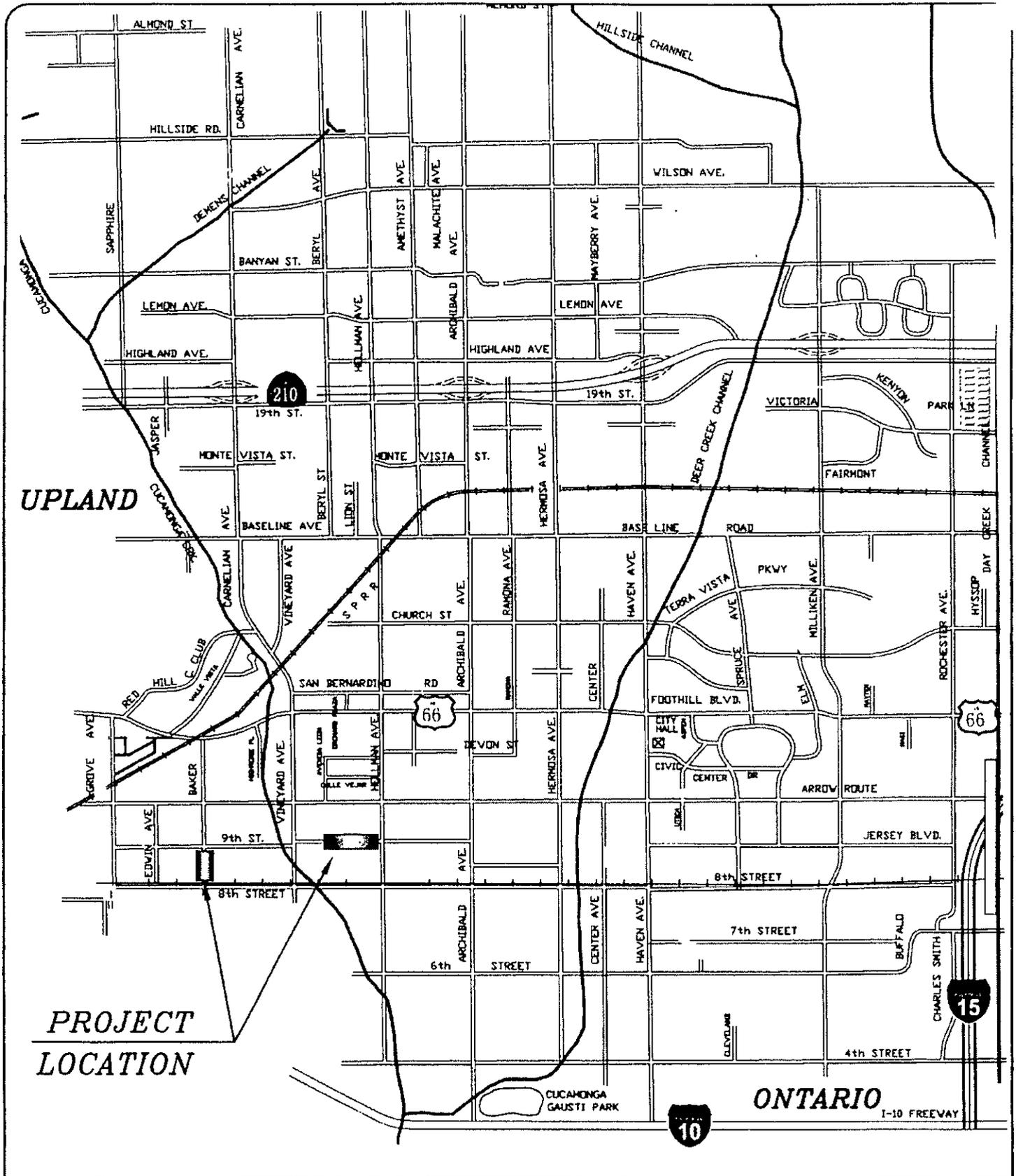
The required one-year maintenance period has ended and the improvements remain free from defects in materials and workmanship.

Contractor: Golden State Constructors, Inc.
208 E. Orangethorpe Avenue
Placentia, CA 91729

Respectfully submitted,

Mark A. Steuer
Director of Engineering Services/City Engineer

MAS/JAD/SH:ls



UPLAND

ONTARIO
I-10 FREEWAY

PROJECT
LOCATION



CITY OF RANCHO CUCAMONGA

9TH ST. (SPUR TO HELLMAN AVE.) &
BAKER AVE. (8TH ST. TO 9TH ST.)



N.T.S.



STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Mark A. Steuer, Director of Engineering Services/City Engineer

By: Jerry A. Dyer, Principal Civil Engineer *JAD*
Shelley Hayes, Assistant Engineer *SH*

Subject: CONSIDERATION FOR RELEASE OF MAINTENANCE GUARANTEE BOND NO. 024049290 IN THE AMOUNT OF \$26,136.31, FOR THE CENTRAL PARK PAVILION PROJECT, CONTRACT NO 13-146

RECOMMENDATION

It is recommended that the City Council authorize the City Clerk to release Maintenance Guarantee Bond No. 024049290 in the amount of \$26,136.31, for the Central Park Pavilion Project, Contract No. 13-146.

BACKGROUND/ANALYSIS

The required one-year maintenance period has ended and the improvements remain free from defects in materials and workmanship.

Contractor: AToM Engineering Construction, Inc.
40410 Vista Road
Hemet, CA 92544

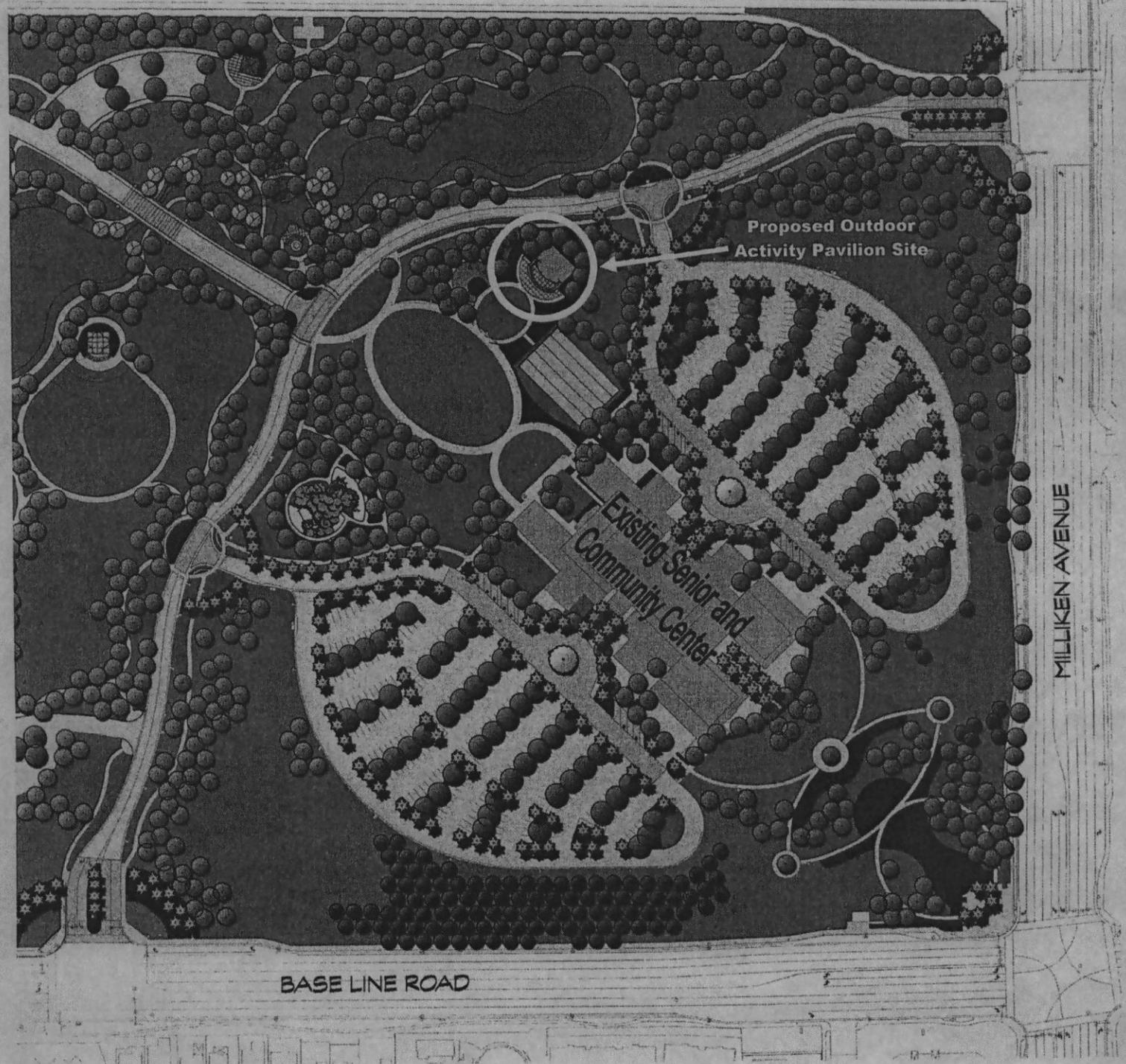
Respectfully submitted,

A handwritten signature in black ink, appearing to read "M. Steuer", is written over a circular stamp or mark.

Mark A. Steuer
Director of Engineering Services/City Engineer

MAS/JAD/SH:ls

PACIFIC ELECTRIC TRAIL



MASTER PLAN

CENTRAL PARK MASTER PLAN
CITY OF RANCHO CUCAMONGA, CALIFORNIA





STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Mark A. Steuer, Director of Engineering Services/City Engineer

By: Curt Billings, Associate Engineer *for Curt*
Shelley Hayes, Assistant Engineer *SH*

Subject: CONSIDERATION TO ACCEPT THE BASE LINE ROAD AT I-15 FREEWAY UTILITY UNDERGROUND PROJECT, CONTRACT NO. 14-118 AS COMPLETE, RELEASE THE BONDS, ACCEPT A MAINTENANCE BOND, AUTHORIZE THE CITY ENGINEER TO FILE A NOTICE OF COMPLETION AND APPROVE THE FINAL CONTRACT AMOUNT OF \$459,471.92

RECOMMENDATION

It is recommended that the City Council accept the Base Line Road at I-15 Freeway Utility Underground project, Contract No. 14-118, as complete, authorize the City Engineer to file a Notice of Completion, release the Faithful Performance Bond, accept a Maintenance Bond, authorize the release of the Labor and Materials Bond in the amount of \$427,242.00 six months after the recordation of said notice if no claims have been received and authorize the release of the retention in the amount of \$xx 35 days after acceptance. Also approve the final contract amount of \$459,471.92.

BACKGROUND/ANALYSIS

The subject project has been completed in accordance with the approved plans and specifications and to the satisfaction of the City Engineer.

The Base Line Road at I-15 Freeway Utility Underground project scope of work consisted of conversion of overhead electrical system facilities to underground and providing temporary electrical system facilities to existing structures prior to and during the construction of the Base Line at I-15 Interchange Improvement project. Pertinent information of the project is as follows:

- Budgeted Amount: \$469,966.20
- Account Numbers: 11124303-5650/1848124-0 and
1198303-5650/1848198-0
- City Council Approval to Advertise: February 19, 2014
- Publish dates for local paper: March 4 and 11, 2014
- Bid Opening: April 1, 2014
- Contract Award Date: May 7, 2014

CITY COUNCIL STAFF REPORT

Re: BASE LINE ROAD AT I-15 FREEWAY UTILITY UNDERGROUND PROJECT

JULY 15, 2015

PAGE 2

➤ Low Bidder:	Herman Weissker Inc.
➤ Contract Amount:	\$427,242.00
➤ Contingency:	\$42,724.20
➤ Final Contract Amount:	\$459,471.92
➤ Difference in Contract Amount:	\$32,229.92 (7.54%)

The net increase in the total cost of the project is a result of six (6) Contract Change Orders. The notable changes significant to the increase of the Contract amount were the extra work for removal of 125' of abandoned storm drain; widen the trench for installation of SCE ducts; place and remove traffic control during the traffic loop placement; place barrier posts around a vault; construct a retaining wall not shown on the plans; stand-by time delays caused by SANBAG's contractor; place barriers posts around an electrical pedestal; and reimburse contractor for Caltrans permit fees.

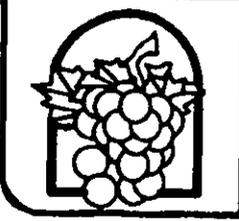
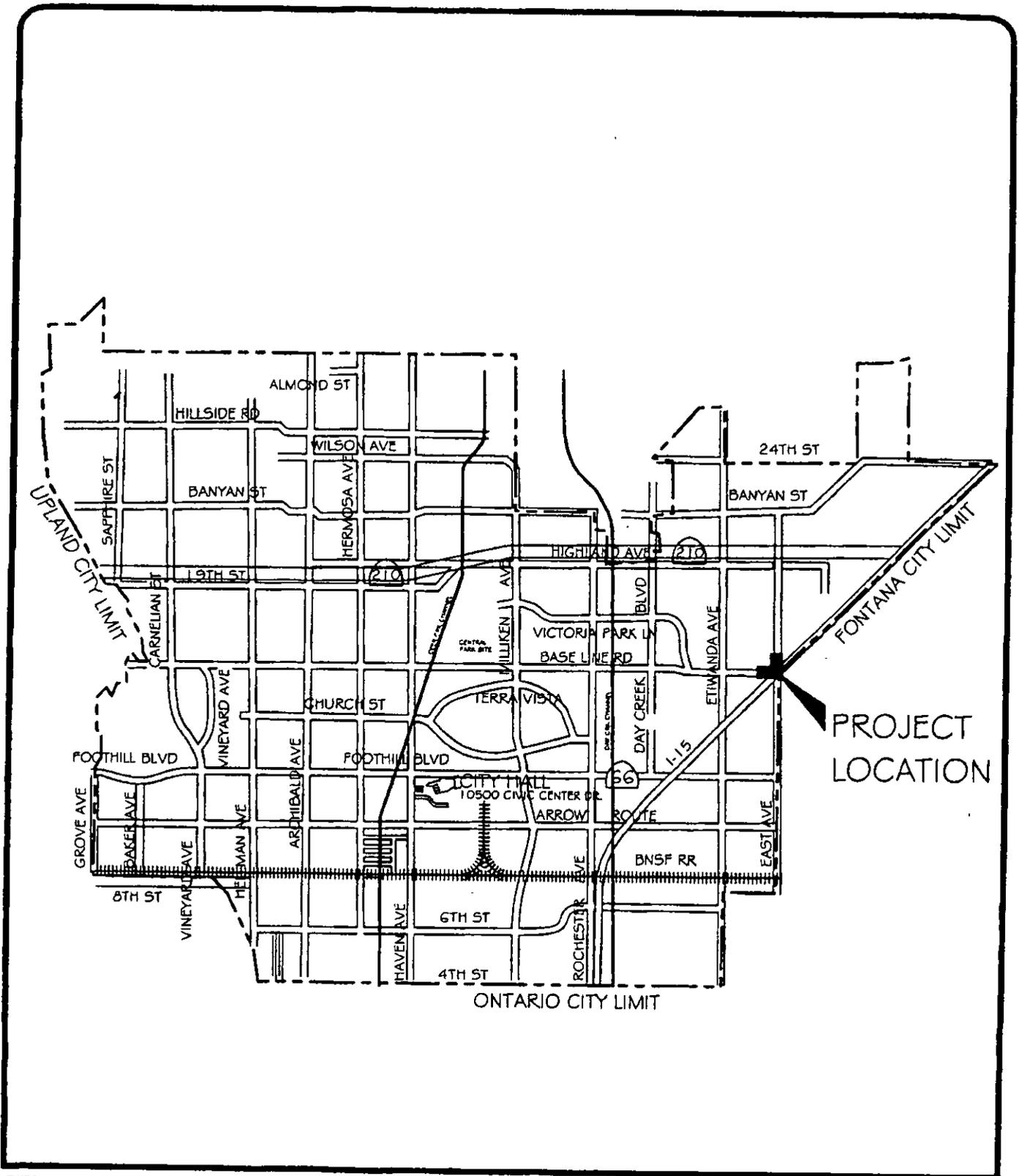
Respectfully submitted,



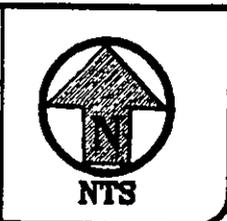
Mark A. Steuer
Director of Engineering Services/City Engineer

MAS/CB/SH:ls

Attachment



CITY OF RANCHO CUCAMONGA
BASE LINE ROAD AT I-15 FREEWAY
UTILITY UNDERGROUND PROJECT
VICINITY MAP



RESOLUTION NO. 15-140

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, ACCEPTING THE BASE LINE ROAD AT I-15 FREEWAY UTILITY UNDERGROUND PROJECT, CONTRACT NO. 14-118, AND AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE WORK

WHEREAS, the Base Line Road at I-15 Freeway Utility Underground project Contract No. 14-118, has been completed to the satisfaction of the City Engineer; and

WHEREAS, a Notice of Completion is required to be filed, certifying the work complete.

NOW, THEREFORE, the CITY COUNCIL of the City of Rancho Cucamonga hereby resolves that the work is hereby accepted and the City Engineer is authorized to sign and file a Notice of Completion with the County Recorder of San Bernardino County.



STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Mark A. Steuer, Director of Engineering Services/City Engineer

By: Jason C. Welday, Traffic Engineer
Jarrod L. Alexander, Engineering Technician

Subject: APPROVAL OF AMENDMENT NO. 07 RENEWING THE PROFESSIONAL SERVICES AGREEMENTS WITH A FEE INCREASE FOR ALL CITY MANAGEMENT SERVICES, INC. (CO#13-150) FOR PROFESSIONAL CROSSING GUARD SERVICES, IN THE AMOUNT NOT TO EXCEED \$435,000.00. TO BE FUNDED FROM ACCOUNT NO. 10187015300 (CONTRACT SERVICES FY 2015-16)

RECOMMENDATION

It is recommended that the City Council approve Amendment No. 07, which renews the Professional Services Agreements for Professional Crossing Guard Services, (CO#13-150). The renewal will provide a fee increase agreed upon by both vendor and City staff.

BACKGROUND/ANALYSIS

The City has completed the fifth year of our annual "Professional Crossing Guard Services" contract with All City Management Services, Inc. All-City Management has been determined to be a Sole Source provider of the required services. The current contract was competitively bid in 2011 and provided for yearly extensions (for a maximum of 7 years) based on acceptable performance. This company has provided good service and in a timely manner. Also, staff is satisfied with the quality of their work.

All-City Management Services, Inc. has indicated their willingness to continue providing services for fiscal year 2015/2016 with a fee increase of \$1.38 per hour for personnel to compensate for a required State of California Prevailing Wage increase and cost increases for AB1522 (sick time for part time employees). This agreement will be reviewed again next year.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "M. Steuer", is written over a circular stamp or seal.

Mark A. Steuer
Director of Engineering Services/City Engineer

MAS/JCW/JLA:ls



STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Mark A. Steuer, Director of Engineering Services/City Engineer

By: Betty Miller, Associate Engineer

Subject: CONSIDERATION TO APPROVE A REVISED DRAINAGE REIMBURSEMENT AGREEMENT, DRA-43, FOR A LOCAL DRAINAGE FACILITY CONSTRUCTED IN CONJUNCTION WITH THE DEVELOPMENT OF TRACT 17651 LOCATED ON THE SOUTH SIDE OF BANYAN STREET EAST OF EAST AVENUE, SUBMITTED BY K. HOVNIANIAN HOMES

RECOMMENDATION

It is recommended that the City Council adopt the attached resolutions approving the subject reimbursement agreement for local drainage facility construction in conjunction with the development of Tract 17651, and authorizing the Mayor and the City Clerk to sign said agreement, and releasing the previously recorded reimbursement agreement. City Clerk shall cause both resolutions to record.

BACKGROUND/ANALYSIS

On April 1, 2015, the City Council approved Drainage Reimbursement Agreement DRA-43. Subsequently a miscalculation in the cost allocations was brought to our attention by one of the affected benefit parcel owners. The net results of this revision is that the affected parcel owners will be obligated to pay 18.6% less than the original calculations.

As a Condition of Approval of Tract Map 17651 the Developer, K. Hovnianian Homes, was required to construct a local storm drain (Line A per Drawing 2219) from the tract to an existing channel along the north side of the 210 Freeway right-of-way, referred to in the attached document as "Etiwanda Area Storm Drain System Line 2-1". The required public improvements have been completed by the Developer and accepted by the City of Rancho Cucamonga.

The Rancho Cucamonga Municipal Code provides that, when a developer in the City is required as a condition of approval of a development to construct a public facility that is determined by the City to be oversized in excess of the requirement for the proposed development, the developer shall be offered a reimbursement agreement from future development within the local drainage area. Exhibit "B" in the attached document shows the tributary area that Line A was designed to accommodate.

The Developer submitted an itemized accounting of the construction costs of the required public storm drain and related improvements for Storm Drain Line A from Etiwanda Area Storm Drain System Line 2-1 to Gypsum Drive. City Staff has reviewed the cost data and determined the total cost of the improvements is \$286,457.00, with \$170,025.92 (revised amount) to be reimbursed by adjacent developers and property owners upon development of their respective properties.

Copies of the revised agreement are available in the City Clerk's office.

CITY COUNCIL STAFF REPORT - REVISED DRAINAGE REIMBURSEMENT, DRA-43
July 15, 2015
Page 2

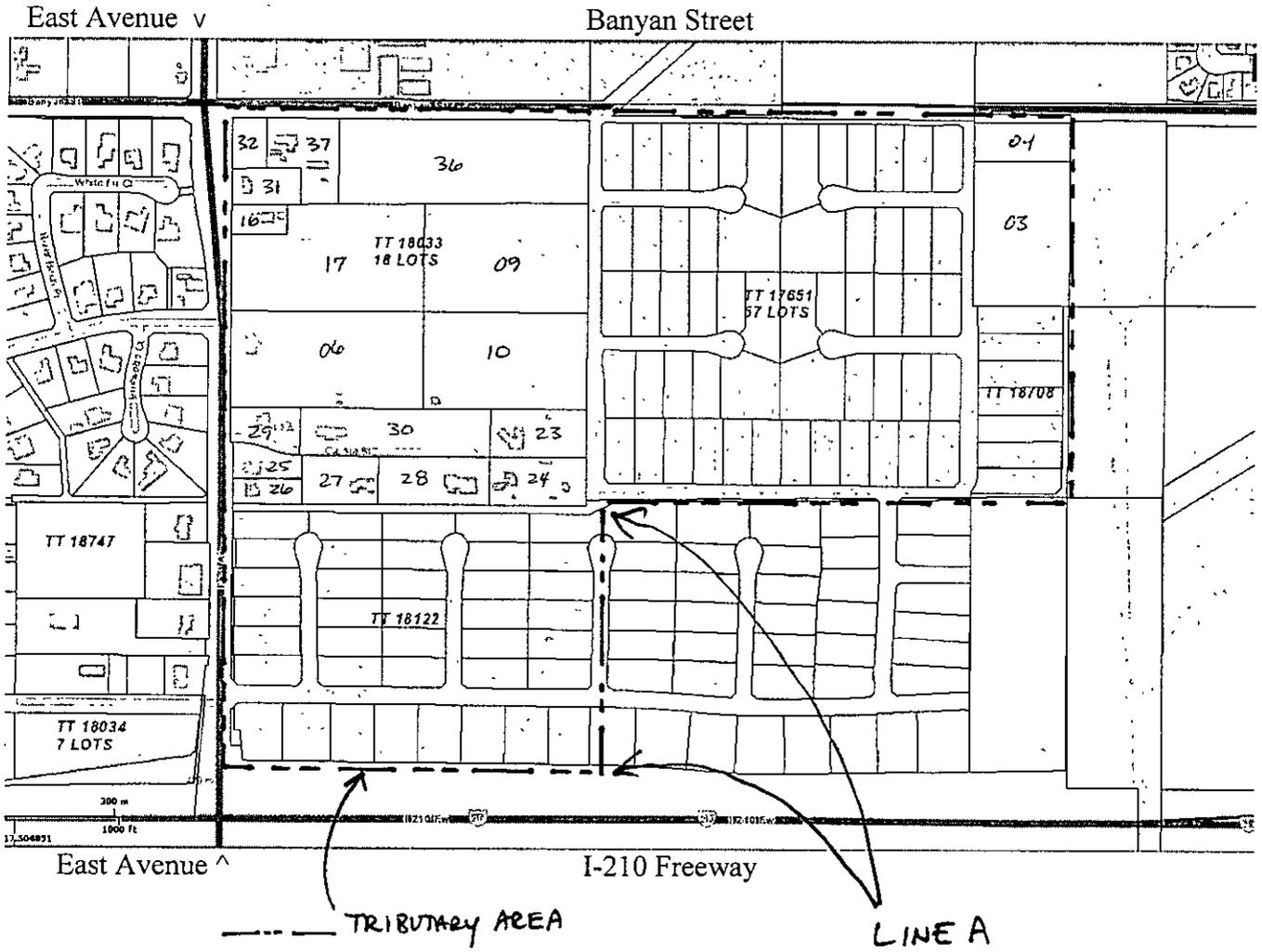
Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Mark A. Steuer', is written over a circular stamp or seal.

Mark A. Steuer
Director of Engineering Services/City Engineer

MAS/BM:ls
Attachment

Map of Benefitting Properties



RESOLUTION NO. 15-141

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, APPROVING A LOCAL DRAINAGE FACILITY REIMBURSEMENT AGREEMENT FOR LINE A SOUTH OF TRACT 17651 BETWEEN ETIWANDA AVENUE STORM DRAIN SYSTEM LINE 2-1 AND GYPSUM DRIVE, DRA-43

WHEREAS, the City Council of the City of Rancho Cucamonga has for its consideration a revised Reimbursement Agreement (DRA-43) submitted by K. Hovnanian as developer of Tract 17651 for construction of a local storm drain from the tract to an existing channel along the north side of the 210 Freeway right-of-way; and

WHEREAS, the Developer, at Developer's expense, has completed the required storm drain and related improvements.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA HEREBY RESOLVES THAT said Reimbursement Agreement be and the same is hereby approved and the Mayor is hereby authorized to sign said Reimbursement Agreement on behalf of the City of Rancho Cucamonga, and the City Clerk attest hereto and cause said agreement to record.

RESOLUTION NO. 15-142

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, RELEASING THE LISTED BENEFIT PARCELS FROM THE PREVIOUS REIMBURSEMENT AGREEMENT FOR LOCAL DRAINAGE FACILITY CONSTRUCTION IN THE ETIWANDA/SAN SEVAINE AREA 5 FOR TRACT 17651, DRA-43

WHEREAS, the City Council of the City of Rancho Cucamonga adopted Resolution No. 15-045, on April 1, 2015, approving Drainage Reimbursement Agreement DRA-43 for Tract 17651; and

WHEREAS, said Drainage Reimbursement Agreement was recorded in Official Records of San Bernardino County, California, on April 27, 2015, as Document No. 2015-0169646; and

WHEREAS, said Drainage Reimbursement Agreement was found to contain a miscalculation in the fair share calculations for benefit parcels; and

WHEREAS, said Drainage Reimbursement Agreement will be replaced with a revised Drainage Reimbursement Agreement.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Rancho Cucamonga does hereby release said Drainage Reimbursement Agreement from the listed benefit parcels: APN 0225-191-03, 0225-191-04, 0225-191-06, 0225-191-09, 0225-191-10, 0225-191-15, 0225-191-16, 0225-191-17, 0225-191-20, 0225-191-23, 0225-191-24, 0225-191-25, 0225-191-26, 0225-191-27, 0225-191-28, 0225-191-29, 0225-191-30, 0225-191-31, 0225-191-32, 0225-191-36, 0225-191-37, 0226-102-03 and 0226-102-04, authorizes the Mayor to sign a Notice of Release of Lien and directs the City Clerk to record the Notice of Release of Lien in the office of the County Recorder of San Bernardino County, California.



STAFF REPORT

ENGINEERING SERVICES DEPARTMENT

DATE: July 15, 2015
 TO: Mayor and Members of the City Council
 John Gillison, City Manager
 FROM: Mark A. Steuer, Director of Engineering Services/City Engineer
 BY: Betty Miller, Associate Engineer
 SUBJECT: CONSIDERATION TO APPROVE AN IMPROVEMENT AGREEMENT FOR LOCAL STORM DRAIN IMPROVEMENTS RELATED TO TENTATIVE TRACT 18960 LOCATED ON THE NORTH SIDE OF WILSON AVENUE WEST OF ETIWANDA AVENUE, SUBMITTED BY WILSON ESTATES, LLC

RECOMMENDATION:

It is recommended that the City Council adopt the attached resolution accepting the subject agreement and security and authorizing the Mayor and the City Clerk to sign said agreement.

BACKGROUND/ANALYSIS:

Tentative Tract Map 18960, located on the north side of Wilson Avenue west of Etiwanda Avenue, is currently going through the entitlement process. Before they can develop the property as single family residential lots, an interim basin that is no longer needed has to be filled. In order to fill the basin, the developer must first complete the missing portion of an existing storm drain to channel connection along the northwest boundary of Lot B of Tract 13527 and replace the existing basin outlet with a lateral to Wilson Avenue for the future cul-de-sac.

The Developer, Wilson Estates, LLC, is submitting an agreement and security to guarantee the construction of the local storm drain improvements in the following amounts:

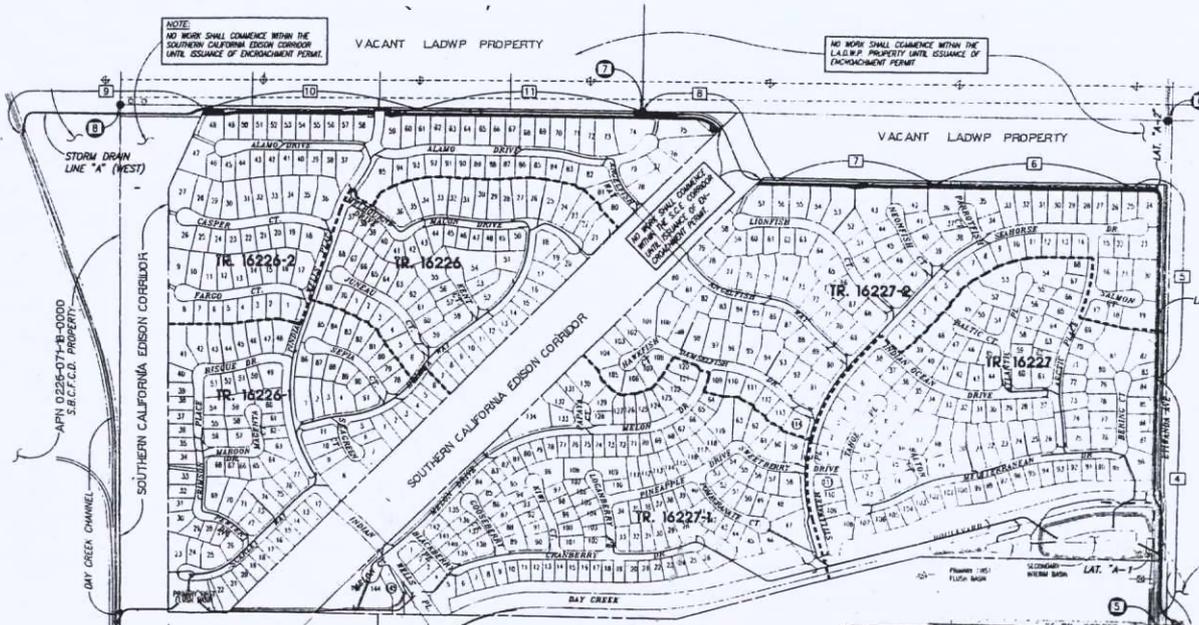
Faithful Performance Bond:	\$113,100.00
Labor and Material Bond:	\$113,100.00

- Copies of the agreement are available in the City Clerk's office.

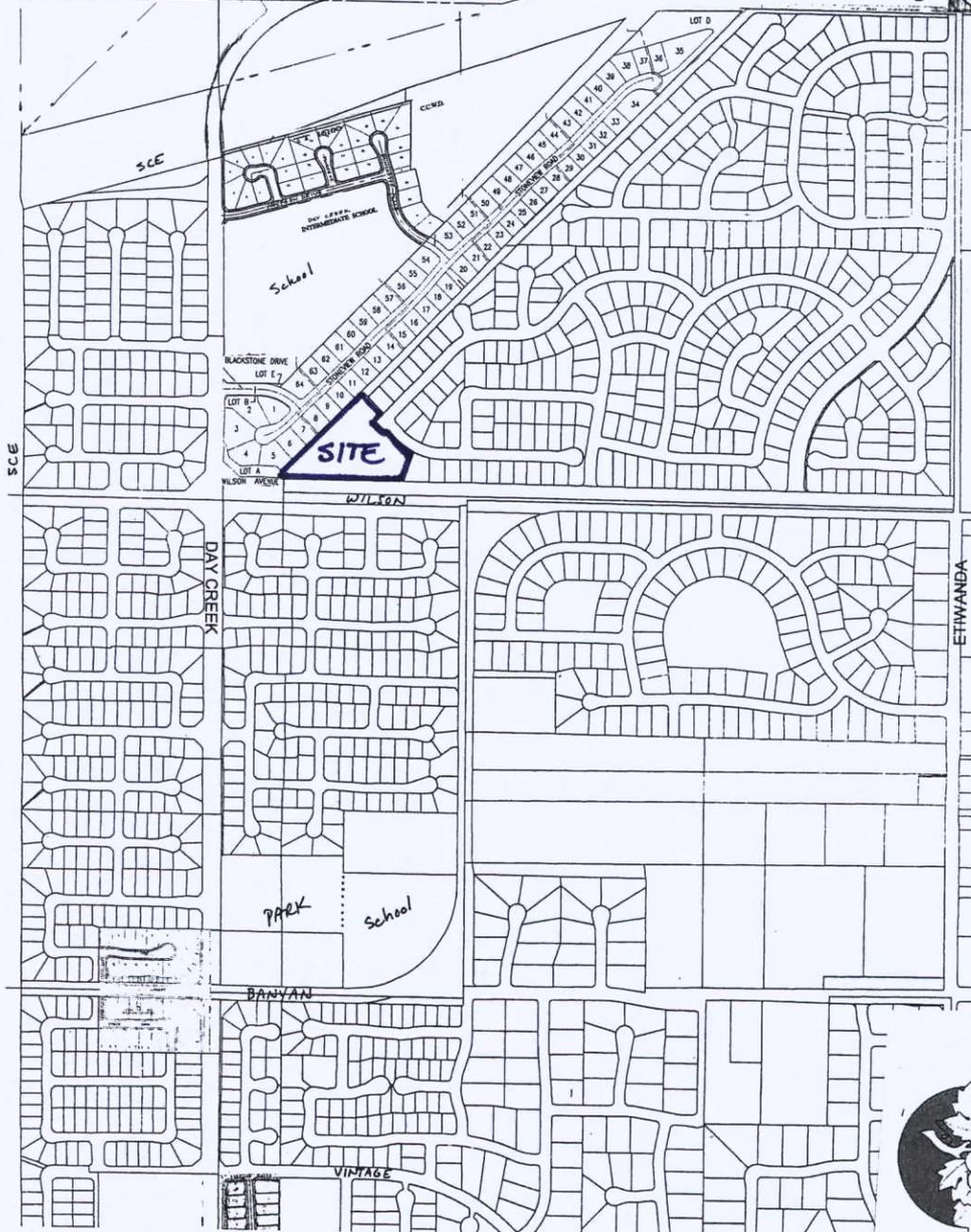
Respectfully submitted,

Mark A. Steuer
 Director of Engineering Services/City Engineer

MAS/rif



NORTH $\gg \gg \gg$ 1" = 1000'
 TITLE: TENTATIVE TRACT 18960
 EXHIBIT: Vicinity Map



CITY OF
 RANCHO CUCAMONGA
 ENGINEERING DIVISION

RESOLUTION NO. 15-143

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA, CALIFORNIA, APPROVING IMPROVEMENT AGREEMENT AND IMPROVEMENT SECURITY FOR LOCAL STORM DRAIN IMPROVEMENTS RELATED TO TENTATIVE TRACT 18960

WHEREAS, Tentative Tract Map number 18960, consisting of 12 proposed lots, located on the north side of Wilson Avenue west of Etiwanda Avenue, is currently going through the entitlement process; and

WHEREAS, before the property can be developed an interim basin that is no longer needed has to be filled; and

WHEREAS, before the basin can be filled, the missing portion of an existing storm drain to channel connection must be completed and the existing basin outlet replaced with a lateral to Wilson Avenue for the future cul-de-sac; and

WHEREAS, Wilson Estates, LLC, as developer, has entered into an Improvement Agreement guaranteed by acceptable Improvement Security to complete the necessary prerequisite local storm drain improvements.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA HEREBY RESOLVES THAT said Improvement Agreement and said Improvement Security submitted by said developer be and the same are hereby approved and the Mayor is hereby authorized to sign said agreement on behalf of the City of Rancho Cucamonga, and the City Clerk attest.



STAFF REPORT

COMMUNITY SERVICES DEPARTMENT

Date: July 15, 2015
To: Mayor and Members of the City Council
 John R. Gillison, City Manager
From: Nettie Nielsen, Community Services Director
By: Christen Mitchell, Management Analyst II *CM*
Subject: CONSIDERATION OF THE REQUEST TO APPROVE AN AGREEMENT FOR DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENT SERVICES CONDUCTED BY RJM DESIGN GROUP, INC. FOR THE RANCHO CUCAMONGA FAMILY SPORTS CENTER REPLACEMENT PROJECT IN THE AMOUNT OF \$1,170,971.75 PLUS A 10% CONTINGENCY IN THE AMOUNT OF \$117,097.18 FOR A TOTAL OF \$1,288,068.93 TO BE FUNDED FROM ACCOUNT 1120401-5650/1896120-0.

RECOMMENDATION

Consideration of the request to approve an agreement for design development and construction document services conducted by RJM Design Group, Inc. for the Rancho Cucamonga Family Sports Center Replacement project in the amount of \$1,170,971.75 plus a 10% contingency in the amount of \$117,097.18 for a total of \$1,288,068.93 to be funded from account 1120401-5650/1896120-0.

BACKGROUND/ANALYSIS

In response to the City Council's 2014 and 2015 goals of establishing a prioritized list of potential options for the replacement of the Rancho Cucamonga Family Sports Center, because the 20 year lease expires in December 2017, a special City Council Study Session was held on May 20, 2015. Staff presented a report covering the analysis completed and options explored recommending the construction of a gymnasium at the Epicenter Adult Sports Park, Parking Lot G. City Council directed staff to move forward with the project as presented.

The proposed conceptual design is based off of a gymnasium that had been previously designed by RJM Design Group, Inc. for the City, but not constructed. As the Architect of Record, RJM has submitted a proposal for professional design services for the project. The scope of work for the agreement encompasses project initiation, schematic design, design development, construction documents and assistance during the bidding process and throughout construction. Construction is scheduled to begin in Fall 2016 with completion anticipated in late 2017.

Respectfully submitted,

Nettie Nielsen,
 Community Services Director



STAFF REPORT

ADMINISTRATIVE SERVICES GROUP

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Lori Sassoon, Deputy City Manager
Anthony Ortega, Administrative Intern

Subject: **CONSIDERATION TO JOIN THE INLAND EMPIRE REGIONAL BROADBAND CONSORTIUM**

RECOMMENDATION

It is recommended that the City Council approve joining Inland Empire Regional Broadband Consortium.

BACKGROUND

The City of Rancho Cucamonga has had an interest in the development of broadband infrastructure for many years. The City maintains its own fiber optic network linking most city facilities, and will soon be undertaking an evaluation of these assets and developing a strategic plan for their future development.

The Inland Empire Regional Broadband Consortium is a large group of cities and private sector groups interested in promoting broadband technology in the region. Some of the priorities of this consortium include closing the digital divide, promoting the Inland Empire as a "smart region," and supporting Wi-Fi in public places. The Consortium is also supportive of counties and cities in their efforts to create fiber network plans using GIS.

It is recommended that the City become a member of the Inland Empire Broadband Consortium. There is no cost for membership, as the program is funded through a grant by the California Public Utilities Commission. Participating in the Consortium will allow City staff to network with other public agencies and businesses that share our interest in this issue.

Attachments:
Resolution

M31. Consideration to approve a Resolution joining the Inland Empire Regional Broadband Consortium.

RESOLUTION NO. 15-145

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CUCAMONGA JOINING THE INLAND EMPIRE REGIONAL BROADBAND CONSORTIUM

WHEREAS, the City of Rancho Cucamonga has had an interest in the development of broadband infrastructure for many years.

WHEREAS, the Inland Empire Regional Broadband Consortium desires to help close the digital divide, promote the Inland Empire as a “smart region,” and support the development of Wi-Fi in public places; and

WHEREAS, participating in the Consortium will allow City staff to network with other public agencies and businesses that share our interest in this issue.

NOW, THEREFORE, the City Council of the City of Rancho Cucamonga, California does hereby approve the joining to the Inland Empire Regional Broadband Consortium.

PASSED, APPROVED AND ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael, Mayor

ATTEST:

Janice Reynolds, City Clerk

I, Janice Reynolds, City Clerk of the City of Rancho Cucamonga, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, at a Meeting of said Council on the 15th day of July, 2015.

Executed this 15th day of July, 2015, at Rancho Cucamonga, California.

Janice Reynolds, City Clerk

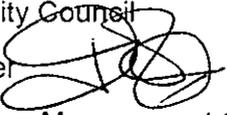


MEMORANDUM

CITY MANAGER'S OFFICE

Date: July 15, 2015

To: Mayor and Members of the City Council

From: John R. Gillison, City Manager 

By: Breanna L. Medina, Emergency Management Coordinator

Subject: **CONTINUATION OF RESOLUTION NO. 15-093, PROCLAIMING THE EXISTENCE OF A LOCAL DROUGHT EMERGENCY UNDER GOVERNMENT CODE SECTION 8630 AND RANCHO CUCAMONGA MUNICIPAL CODE SECTION 2.36**

Recommendation

Continue Resolution No. 15-093 proclaiming the existence of a Local Drought Emergency under Government Code Section 8630 and Rancho Cucamonga Municipal Code Section 2.36.

Background

On January 17, 2014, the Governor proclaimed a state of emergency due to current drought conditions. On April 1, 2015, the Governor also issued Executive Order B-29-15 which directed expedited actions to reduce the harmful impacts from water shortages and other impacts of the drought. The Governor's proclamation called upon local water suppliers and municipalities to implement water shortage contingency plans immediately in order to avoid or forestall outright restrictions that could become necessary later in the drought season. In response to these actions, on May 12, 2015 the Cucamonga Valley Water District declared a Stage 6 - Severe Water Emergency in Resolution No. 2015-5-3. Cucamonga Valley Water District has declared a Stage 6 - Severe Water Emergency in order to achieve a 35% reduction in potable water as part of the mandate for a total statewide reduction as outlined by the State Water Resources Control Board. As a customer of the Cucamonga Valley Water District, the City of Rancho Cucamonga will need to enact emergency measures through ordinance and other operational and administrative actions in order to meet these executive orders and mandated conservation numbers.

Additionally, the existing drought conditions exacerbate already perilous fire conditions in the northern portions of the wild land urban interface of the City of Rancho Cucamonga and increase the risk of flash floods due to soil conditions. These conditions are likely to be beyond the services, equipment, personnel and fiscal resources of the City of Rancho Cucamonga. Continuation of this local drought emergency will allow the Director of Emergency Services (City Manager) to continue to exercise the powers, functions, and duties of the emergency organization of the City prescribed by state law, ordinances, and resolutions existing and passed in conjunction with this emergency.

Respectfully submitted,



John R. Gillison
City Manager



STAFF REPORT

RANCHO CUCAMONGA FIRE PROTECTION DISTRICT

Date: July 15, 2015
To: President and Members of the Board of Directors
John R. Gillison, City Manager
From: Mike Costello, Fire Chief
By: Tamara Layne, Finance Director
Pamela J. Pane, Management Analyst III

Subject: APPROVAL OF A RESOLUTION ADOPTING THE FIRE DISTRICT'S GENERAL FUND FINAL BUDGET FOR FISCAL YEAR 2015/16 IN THE AMOUNT OF \$50,451,190, WHICH IS A COMBINATION OF \$24,215,140 IN GENERAL FUND OPERATIONAL EXPENDITURES AND \$26,236,050 IN CAPITAL RESERVE EXPENDITURES

RECOMMENDATION

Consideration of approval of a resolution adopting the Fire District's General Fund Final Budget for Fiscal Year 2015/16 in the amount of \$50,451,190, which is a combination of \$24,215,140 in General Fund operational expenditures and \$26,236,050 in capital reserve expenditures.

BACKGROUND

The Health and Safety Code, commencing with Section 13890, requires that Fire Protection Districts:

1. adopt a preliminary budget;
2. publish notice regarding a public hearing for final budget adoption; and
3. that on or before October 1st of each year the Board shall adopt its final budget.

In compliance with the above requirements, the Fire District Board of Directors has:

1. conducted a public budget workshop on June 4, 2015, and adopted the preliminary budget on June 18, 2015;
2. published on two occasions in the Inland Valley Daily Bulletin notices regarding the public hearing for consideration of final budget adoption; and
3. submitted for consideration of approval a resolution adopting the General Fund Final Budget during the Board meeting scheduled for July 15, 2015.

The Fire District was able to achieve a proposed balanced operational budget through a combination of moderate revenue growth and continued improvements of operational and administrative efficiencies.

The preliminary budget has been available for public inspection in accordance with the Health and Safety Code. The final budget is hereby presented for your consideration of approval.

Respectfully submitted,



Mike Costello
Fire Chief

Attachment: Resolution No. FD 15-019

RESOLUTION NO. FD 15-019

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RANCHO CUCAMONGA FIRE PROTECTION DISTRICT, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, FIXING A FINAL BUDGET FOR THE FISCAL YEAR JULY 1, 2015 THROUGH JUNE 30, 2016

WHEREAS, the Board of Directors of the Rancho Cucamonga Fire Protection District adopted its General Fund Preliminary Budget on June 18, 2015, and made said preliminary budget available for inspection by interested taxpayers; and

WHEREAS, the Board of Directors noticed a time and place for a public hearing regarding the preliminary budget; and

WHEREAS, the Board of Directors of the Rancho Cucamonga Fire Protection District conducted said hearing in accordance with requirements set forth in the Health and Safety Code of the State of California.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the Rancho Cucamonga Fire Protection District does hereby adopt the General Fund Final Budget for the District for fiscal year 2015/16 and is hereby fixed and established as set forth and attached hereto and incorporated herein by reference.

PASSED, APPROVED, and ADOPTED this 15th day of July, 2015.

AYES:

NOES:

ABSENT:

ABSTAINED:

L. Dennis Michael., President

ATTEST:

Janice C. Reynolds, Secretary

I, **JANICE C. REYNOLDS, SECRETARY** of the Rancho Cucamonga Fire Protection District, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted by the Board of Directors of the Rancho Cucamonga Fire Protection District, at a regular meeting of said Board held on the 15th day of July 2015.

Executed this _____ day of _____ 2015 at Rancho Cucamonga, California.

Janice C. Reynolds, Secretary

STAFF REPORT

COMMUNITY SERVICES DEPARTMENT



Date: July 15, 2015

To: Mayor and Members of the City Council
John Gillison, City Manager

From: Nettie Nielsen, Community Services Director

By: JoAnn Gwynn, Community Services Manager

Subject: CONSIDERATION OF A REQUEST TO APPROVE A CONTRACT WITH ACTIVE NETWORK LLC FOR THE UPGRADE OF CLASS REGISTRATION SOFTWARE TO ACTIVENET. FUNDS TOTALING \$68,420 FOR ESSENTIAL COMPUTER EQUIPMENT APPROVED IN THE 15/16 FISCAL YEAR BUDGETED TO PAID FROM ACCOUNT 1714001-COMPUTER EQUIPMENT/TECHNOLOGY REPLACEMENT FUND AND AMENDING RESOLUTION NO'S # 14-223, 14-097, 14-003 TO INCLUDE A 3.75% ACTIVENET FINANCIAL TRANSACTION FEE.

RECOMMENDATION

Consideration of a request to approve a contract with Active Network LLC to upgrade the current CLASS Registration software to Active Net and to approve a 3.75% Active Net financial transaction fee.

BACKGROUND

The Community Services and Library Services departments have been using CLASS software for recreation activities management, facility booking and point of sale services since 1999. Since our CLASS implementation 16 years ago, Active Network, the developer/vendor for CLASS, has acquired competitor's software and has focused on developing its flagship software, Active Net, which is a vendor-hosted internet-based solution. CLASS is an older, software licensing based model. Active Network will terminate its support for CLASS in November 2017. A Council goal was established to address the replacement of this essential software well before this date.

Because Active Net was designed by Active Network, who also designed and supports CLASS software, the new solution is an upgrade, not a complete conversion to another product. Active Network has formally defined, tested, and implemented an upgrade path from CLASS to Active Net and has converted many of its other CLASS customers to Active Net. Active Net is the most robust solution for registration, facility booking and point of sale services. The upgrade results in less impact to costs and loss of productivity during data conversion, hardware and software installation and launch.

Active Network has been on the forefront of the municipal market for over 15 years with 1,200, Active Net, implementations performed so far (more than 150 of which have been CLASS to Active Net migrations).

Active Network's Software-as-a-Service (SaaS) model will provide our City with an affordable way to focus resources on providing excellent services to our residents. Active Net eliminates the need for costly software and IT infrastructure investments. Active Network owns and maintains the entire data base and web server infrastructure. Utilizing the hosted Active Net solution will reduce and or eliminate user licenses, servers or separate maintenance agreements. Active Network provides an integrated merchant account, secure public access and staff interface transactions while safely storing data backing it up every 30 minutes. Active Network offers significant upgrade incentives for current CLASS business customers, including a CLASS Customer Loyalty Professional Service Conversion to Active Net Credit of \$21,900 the amount previously allocated for CLASS maintenance.

Costs for technical support and upgrades are built into the transaction pricing model, each financial transaction is charged a technology fee and credit card processing fee where applicable. Active Net becomes the merchant for credit card transactions with full PCI level 1 compliance, taking the responsibility for risk and validation requirements at the point card data is entered into Active Net. The financial transaction model consists of various fees charged for financial transactions that range from 1.5% - 4.25%. The City has elected to establish one average 3.75% transaction fee for all customers registering for fee based programs. This fee would be included in and amend Resolution Numbers 14-223, 14-097, 14-003 and be reviewed annually. The transaction fee would be built into the cost of each program. For example, a 4 week session of a Senior Stretch and Balance Class with an \$8 class fee would be raised approximately .30 cents.

A key component of Active Net supports the new vision of the Community Services Registration Team. The ability to offer mobile services at satellite locations and integrate with the RC2Go trailer will enable our front line staff an increased opportunity to promote and inform our residents about programs and events. The additional registration service functions include, Activity Registration, Facility Reservation, League Scheduling, Memberships and Point of Sale (POS). Each of these functions include upgraded features that will improve the overall registration process.

The anticipated launch of the new Active Net will be with our Spring 2016 session of programs; online registration beginning the third week of February.

FISCAL IMPACT

Funds totaling \$68,420 for essential computers were approved in the 15/16 fiscal year budget.

Respectfully submitted,

A handwritten signature in black ink that reads "Nettie Nielsen" followed by a horizontal line extending to the right.

Nettie Nielsen
Community Services Director

RESOLUTION NO. 15-144

A RESOLUTION OF THE CITY COUNCIL OF RANCHO CUCAMONGA, CALIFORNIA, ADOPTING AN UPDATED FEE SCHEDULE APPLICABLE TO COMMUNITY SERVICES DEPARTMENT AND AMENDING RESOLUTIONS NO. 14-003, 14-097, AND 14-223.

A. Recitals.

- 1. The California Government Code allows the City to establish fees and charges for municipal services, provided such fees and charges do not exceed the estimated reasonable cost to the City in providing the service to which the fee or charge applies.
- 2. Data indicating the estimated or actual cost to provide each service, for which the fees and charges set forth herein apply, was made available to the public at least ten (10) days prior to the date of the public hearing.
- 3. On July 15, 2015, City Council of the City of Rancho Cucamonga conducted a duly noticed public hearing on the amendment.
- 4. All legal prerequisites prior to the adoption of this Ordinance have occurred.

B. Resolution.

The City Council of the City of Rancho Cucamonga finds and resolves as follows:

- SECTION 1: The City Council hereby specifically finds that all of the facts set forth in the Recitals, Part A, of this resolution are true and correct.
- SECTION 2: The City Council hereby specifically finds that the fees and charges set forth do not exceed the estimated reasonable cost of providing the service for which the fee or charge be levied.
- SECTION 3: The City hereby adopts the following fees for services performed by the Community Services Department as noted below, and amends Resolutions 14-003, 14-097, 14-223 accordingly.
- SECTION 4 The City hereby adopts the following fees and policies related to services performed by the Community Services Department.

Active Net Transaction Fee

Fee Description	Fee Amount	Fee Effective Upon Approval
New fee required upon each Active Net financial transaction	3.75%	

SECTION 5: The fees set forth in this Resolution shall take effect upon the adoption of this resolution.

SECTION 6: The City Clerk shall certify to the adoption of this Resolution.

PASSED, APPROVED, AND ADOPTED this 15th day of July 2015.

L. Dennis Michael, Mayor

ATTEST:

Janice C. Reynolds, City Clerk

I, JANICE C. REYNOLDS, CITY CLERK of the City of Rancho Cucamonga, California, do hereby certify that the foregoing Resolution was duly passed, approved and adopted by the City Council of the City of Rancho Cucamonga, California, at a Regular Meeting of said City Council held on the 15th day of July 2015.

Executed this 16th day of July 2015, at Rancho Cucamonga, California.

Janice C. Reynolds, City Clerk



MEMORANDUM

ADMINISTRATIVE SERVICES DEPARTMENT

Date: July 15, 2015
To: Mayor and Members of the City Council
John R. Gillison, City Manager
From: Tamara L. Layne, Finance Director
Subject: **Continuance of Advertised Public Hearing – Taxicab Service Permit – American Cab**

At the request of the applicant, the hearing originally advertised for the July 15, 2015 City Council meeting to consider the public interest, convenience, and necessity in granting a Taxicab Service Permit to American Cab has been continued to the August 5, 2015 City Council meeting.

MEMORANDUM

ADMINISTRATIVE SERVICES DEPARTMENT



Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Tamara L. Layne, Finance Director

Subject: **Continuance of Advertised Public Hearing – Taxicab Service Permit – Rykal, LLC
dba Yellow Cab**

At the request of the applicant, the hearing originally advertised for the July 15, 2015 City Council meeting to consider the public interest, convenience, and necessity in granting a Taxicab Service Permit to Rykal, LLC dba Yellow Cab has been continued to the August 5, 2015 City Council meeting.



STAFF REPORT

CITY MANAGER'S OFFICE

Date: July 15, 2015

To: Mayor and Members of the City Council

From: John R. Gillison, City Manager

Subject: UPDATE ON 2015 CITY COUNCIL GOALS

In January 2015 the City Council held a workshop to review the status and achievements of goals set in prior years, as well as establish new goals.

As can be seen on the attached July 2015 Goals update, many of the goals established by the City Council have been completed, or are near completion.

Staff will provide a more detailed review of the goals during the presentation to the City Council.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "JR Gillison", is written over the typed name.

John R. Gillison
City Manager

ACTIVE OBJECTIVES - JULY 2015

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
<p>PUBLIC SAFETY Proactively develop public safety programs and facilities to meet community needs</p>						
A1	Complete construction drawings for a training facility at Jersey Station (174).	Fire District	2011	June 2012	Due to the elimination of RDA, this project is now funded by the Fire District.	A contract was awarded for a Construction Management firm won May 6, 2015. The project was presented to the Planning Design Review Committee on May 19, 2015 and approved. Plans will be submitted to the City to start the plan check process in early July
A2	Create a Rancho Cucamonga Animal Care and Adoption Center Foundation and Endowment Fund to fundraise for enhanced animal care services and facilities in the community.	Animal Services	2013	June 2014	This will require staff time to form a Foundation and to provide on-going support.	Staff is finalizing the administrative portions of the newly formed Animal Center Foundation and will host a first official meeting and present potential Board Members to City Council during Fall 2015.
A3	Prepare for Council consideration a strategy to implement a Pilot Community Cat program as part of the implementation of the Animal Center Strategic Plan.	Animal Center	2014	July 2014	In addition to staff time, any direct costs for this program will be provided through existing and on-going fundraising efforts.	COMPLETED: Staff is presenting the updates for the Community Cat program to the City Council on July 15, 2015. Staff is recommending the City Council approve a Community Cat program to address healthy feral cats in the community.
A4	Implement programs to provide security and prevent crime on the Pacific Electric Trail.	Police Department	2010	June 2016	Costs will be developed through the 15/16 Budget and services will be provided through a partnership of proposed Park Rangers and Police personnel	COMPLETED: The Park Rangers have been trained and integrated with Police Staff and are now awaiting radio contract signing. Once this final step is completed they will begin field work. In addition, the zero emission motorcycles have been accepted by the County as of June 3, 2015 and patrol's can now be implemented.
A5	Fire Station 178	Fire District	2008	January 2016	Revenue that has been set aside for land acquisition	The Fire District is negotiating with a land owner for a possible site acquisition in the desired area.
<p>PARKS AND RECREATION DEVELOPMENT Proceed with planning and development of major park and recreational projects</p>						
A6	Complete construction drawings for the Southwest Park project funded by the 2008 Statewide Park Development and Community Revitalization Program.	Community Services	2011	June 2012	All design and construction funding will be provided through the grant.	Design is on schedule and construction drawings have begun with completion and expected construction bid in the Fall 2015. The City has issued an RFP for a contractor to dismantle the redwood structures on the site and preserve some of the materials for use in this or other projects. City is in the process of filing a Labor Compliance Program with the State Department of Industrial Relations, a requirement of the grant.
A7	Develop a prioritized list of potential options for the replacement of the RC Family Sports Center, including funding and timelines for City Council review.	Community Services	2014	March 2015	Costs can not be determined at this time. Once a replacement option is selected, costs will be identified in the approval process.	COMPLETED: Staff and the design team have completed a conceptual floor plan and site plan for Lot G at the Epicenter for a gymnasium complex with 3 indoor and 3 outdoor courts. This plan was presented to City Council on May 20, 2015 and direction was given to pursue a gym facility location in Lot G.
A8	Develop plan for enhancements to the Cultural Center Courtyard that include shade and seating, directional signage from parking areas and design work for future capital improvements.	Community Services	2014	March 2015	Estimated funding requests for 2014/15 of \$50,000- \$60,000 to include site furnishings, shade, signage and design work for future improvements.	Victoria Garden has held discussions on improvements in the North Mainstreet and Cultural Center Courtyard with the City and a design charrette is being scheduled. Funding allocated for design in FY 2014/15 has been re-appropriated to the 2015/16 CIP.
A9	Develop and deploy a traffic incident dashboard that allows public safety to identify traffic trends in "relative" real-time so that public safety can respond appropriately and timely.	Police	2015	December 2015	None	COMPLETED: Traffic Dashboard has been deployed and is in use. Analytics to determine effectiveness will be done later in the year.

ACTIVE OBJECTIVES - JULY 2015

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
A10	Develop and deploy a transient/homeless/panhandler incident dashboard that allows the appropriate personnel to identify, respond, investigate and document efforts to address the issue.	Police and Planning	2015	September 2015	Undetermined costs associated with the purchase of tablet(s) and cellular service. Funding source will be the 15/16 Police Department budget.	COMPLETED: Dashboard has been deployed and is in use. A survey of staff users to determine effectiveness will be done later in the year.
A11	Review the Fire District 2005 Strategic Plan.	Fire District	2015	March 2016	None	The Fire District ha reviewed the objectives, principles and standards of the 2005 Strategic Plan. An update will be provided on the status (completed, in progress or future) on the goals and projects outlined in the 2005 plan, along with additional recommendations.
A12	Explore the feasibility of additional measures that allow the Police Department to limit pedestrian access during the Thoroughbred holiday lights display.	City Managers Office	2015	August 2015	None	The City Attorney's Office provided staff with a legal analysis that provides a path for limiting pedestrian access. The City Attorney will be preparing a draft ordinance and it is staff's intent to bring to City Council's consideration upon the conclusion of the 2015 holiday season.
A13	After the completion of the construction drawings for Southwest Cucamonga Park, conduct a bid process and award a construction contract.	Community Services	2015	December 2015	\$3.9 million Prop 84 Grant is funding design and construction. Site remediation is funded from Fund 120.	Construction drawings are on track with an expected completion of September 2015. A complete bid packet will be prepared and posted in Fall 2015 and it is anticipated that a construction contract award would occur in early 2016.
A14	Select a location, develop a project timeline, construction plans and budget for a city-owned gymnasium to replace the RC Family Sports Center.	Community Services	2015	December 2015	Undetermined budget and funding sources at this time. Likely a combination of several funds with estimated construction budget of \$12-15 million.	On May 20, 2015 the City Council directed staff to pursue Lot G at the Epicenter as the preferred location for a city-owned gymnasium. A contract for architectural services has been awarded to RJM Design Group with completion of the site plans expected in July 2015. A preliminary budget with identified funding sources has been prepared and is part of the CIP budget for 2015/16.
ENHANCING PREMIER COMMUNITY STATUS As the community matures, undertake programs and projects to enhance Rancho Cucamonga's position as the premier community in our region						
A15	Prepare and present to City Council a long term Economic Development Strategy which optimizes the value and contribution of all city and public safety departments and capitalizes on GIS technology in promoting the City as the premier business community of the Inland Empire.	Community Development	2013	June 2014	Staff Time	COMPLETED: The City Council adopted the updated Economic Development Strategy in March 2015. Staff has begun working on the near term objectives of the Strategy. The EDSP outlines the City's economic development efforts for the next 5 to 10 years.
A16	Negotiate updated joint use agreements with the elementary school districts.	Community Services	2011	June 2011	No additional costs expected at this time.	At the June 2015 School Superintendents meeting, staff informed the Superintendents that draft MOU's are being prepared and meetings could be scheduled in August, after school resumes.
A17	Complete the design drawings for a proposed widening of Hellman Avenue at the Metrolink Tracks, including a Traffic Signal at 8th Street, and construct the improvements.	Engineering	2014	March 2016	Transportation funding (124) and City Wide Infrastructure (198)	SCRRA has applied for Proposition 1B Trade Corridor Improvement Fund (TCIF) funding for the railroad improvements and expect that funding to be approved by the California Transportation Commission (CTC) by August 2015. The Railroad is working on their design portion and the City's design portion is 95% complete

ACTIVE OBJECTIVES - JULY 2015

P693

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
A18	Complete construction drawings for the redesign of Landscape Maintenance District 2, Landscape Maintenance District 4R and the Civic Center landscape so it is water and maintenance efficient.	Public Works	2014	June 2014	The design cost for LMD 2 is \$25,000 (funded from LMD 2 fund balance) and Civic Center is \$30,000 (funded from Capital Reserve (025). Maintenance costs are expected to be reduced significantly.	<p>LMD 4R – Redesign plans have been accepted, and to meet the current drought requirements, areas within LMD 4R are being identified to have these changes installed. Once the areas have been identified, cost proposals will be generated and turf rebates will be considered prior to installation where applicable.</p> <p>LMD 2 – Redesign plans have been accepted, and to meet the current drought requirements, areas within LMD 2 are being identified to have these changes installed. Once the areas have been identified and cost estimates received, funds will be requested from the district. Applicable areas will be considered for turf rebates.</p> <p>Civic Center – Initial concept drawings were approved and construction drawings are being prepared and are expected to be completed by July 2015. Reconstruction of the landscape will be done in phases, with the first phase taking place along Haven Avenue and Civic Center Drive and is planned to begin July 2015.</p> <p>In addition to the larger redesign projects, the City has been confronted with drought condition requirements. This means that water to turf in the center medians is being turned off and these areas will receive drought acceptable replacement landscape materials. We will also be considering turf areas in parks, paseos and along pathways for turf reduction and water savings. All these areas are being considered for turf rebates where applicable.</p>
A19	Explore the feasibility of purchasing the 17,000 existing City street lights from SCE and handling all of the operation and maintenance in-house. This would provide a significant cost savings to the City in the long run due to a lower streetlight tariff for the City from SCE.	RCMU/Engineering	2014	February 2015	Unknown at this time. Funding source will either come from bond financing, reserve fund borrowing or Purchase agreement. Feasibility Analysis will provide estimated ongoing cost.	In April 2015, SCE completed its field analysis of City streetlights. Determination of the final inventory and a "not to exceed" price offer from SCE is expected to be available by July 2015. Staff is currently working on operations and maintenance cost options and analysis and anticipates that a final cost and recommendation could be ready by December 2015.
A20	Position the City to improve its issuer credit rating from the current AA (by S&P) to AA+ or AAA in the next three years.	Finance	2014	December 2017	Contract cost is \$11,000; PO encumbered in FY 2014/15; no anticipated ongoing costs.	Staff is continuing to work with financial consultant during the remainder of calendar year 2015 to develop additional fiscal policies for the City and continue to identify additional steps which the City can proactively take to maximize its credit rating.
A21	Work with Metrolink to establish a cooperative agreement to allow the City to access the Metrolink right of way on an as needed basis for graffiti removal.	Public Works	2014	December 2014	Staff time	Staff met with representatives from Metrolink and SANBAG to discuss options for a cooperative agreement. A tentative plan has been reached. Metrolink requested a right-of-way permit be submitted and conceptual drawings for the construction of a new fence that would separate the graffiti abatement area from the train tracks. If this new fence is approved and installed, it would provide access to complete graffiti abatement at any time without the need for a permit or flagman.
A22	Develop a Communications Plan and Evaluation Plan, including an email GIS database, in order to identify the tools to measure effectiveness of Healthy RC Initiative as part of the Phase II of the Healthy RC Strategic Plan.	City Manager	2014	June 2015	Funding provided through grants	The City selected Strategic Services Group to develop the Healthy RC Evaluation Plan and will begin community engagement for the project this summer (including surveys, stakeholder interviews and focus groups). The Communications Plan is currently under review by the Communications Subcommittee.

ACTIVE OBJECTIVES - JULY 2015

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
A23	Develop a Public Art Master Plan to consider how significant art pieces can be incorporated into future public and private development, to include funding options for both art installation and long-term maintenance.	City Manager's Office and Planning	2015	June 2016	Staff time	Staff has collected sample ordinances and policies from other cities and is currently reviewing best practices.
A24	Create a Department of Innovation and Technology (DoIT) to build upon the City's success in GIS and investments in technology.	Administrative Services	2015	September 2015	No net increase in the number of personnel is proposed. Cost is offset by ongoing annual savings of \$150,000 from the outsourcing of network services in FY 14/15.	COMPLETED: Formation of the new DoIT is proposed in the FY 15/16 budget. Existing Administrative Services staff vacancies will be reorganized to provide for the Director and other staff with no net increase to FTE's in Admin Services. The new Department will be relocated to the Innovation Lab in late 2015, which will be in the Garden Level space previously occupied by Engineering.
A25	Develop and release an RFP for a Transit Oriented Development on City/SANBAG property at the Milliken Metrolink Station.	Planning and SANBAG	2015	June 2015	Staff Time.	COMPLETED: A cooperative Agreement between the City and SANBAG for the selection of a developer to develop a mixed-use, transit-oriented development at the Metrolink station was approved by the SANBAG board of Directors and the City Council on June 3, 2015. The RFQ will be released in early June 2015. It is anticipated that a developer will be selected the end of 2015.
A26	Develop a citywide performance measurement program that communicates service and program goals and objectives and reports out progress to the public through an interactive, online dashboard website.	City Manager's Office	2015	December 2015	Staff Time and General Fund costs of approximately \$40,000 for dashboard development and hosting	The Public Safety Dashboard was launched in April 2015 and details Police and Fire's performance measurements. Other City departments have submitted their proposed goals/measurements and staff with working with the consultant to develop the citywide dashboard.
A27	Develop a system to incorporate Health Impact Assessment tool(s) to measure and evaluate health impact of policies, programs, plans, strategies, and initiatives citywide.	City Manager's Office	2015	July 2015	Staff time	Staff is working with Human Impact Partners to develop both a decision-making process and a document that provides a systematic, reproducible, and interdisciplinary evaluation of the potential health effects of a proposed projects and policies.
A28	Determine the feasibility of further streamlining the development review process, such as eliminating the Technical Review Committee and/or simplifying review processes for minor activities (installations of driveways, etc.).	Planning	2015	December 2015	Staff Time	Staff has taken action to eliminate the Grading Committee review by incorporating the required analysis at the staff level. Staff also began a pilot program of approving minor development application requests (driveway, minor building modifications) over the counter. This pilot program has been very successful and staff will be working on a Development Code amendment so this streamlined process can be implemented permanently.
A29	Update the Community Development and Fire District's plan check and inspection fees to ensure cost recovery and present the information to Council for consideration.	Building & Safety	2015	December 2015	No operating costs at this time.	Preliminary work of collecting and tracking time for services for the different types of projects has been started. Staff will be reviewing the collected information in late September 2015 with the revised Fee Resolution planned for a December 2015 City Council presentation.
A30	Implement the E-Plan process for the majority of the construction projects to streamline and coordinate the permit process with the applicants more effectively.	Building & Safety	2015	December 2015	No operating costs at this time.	Submittals under the E-Plan process have begun. To date, fifty-five (55) projects have been submitted and reviewed using the Acella system. Staff will be expanding the types of projects that can be submitted using E-Plan in the next six months.
A31	Complete construction drawings, finalize construction timeframe, operations budget, and plan of service, in order to begin the bid process for construction of Phase I of the second floor of the Library (VG).	Library	2015	March 2016	Construction costs are estimated at \$2.5 million. Funding will come from private donations/fundraising, grants and reserves.	To date, construction drawings have been completed and are in the plan check process. Library staff is working with the Engineering Services Department to prepare bid documents in order to put this project out to bid by Summer 2015. Anticipated start of construction is Fall of 2015. The plan of service and operations for the second floor space are also being refined.

ACTIVE OBJECTIVES - JULY 2015

P695

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
	MID AND LONG RANGE PLANNING Begin efforts to develop mid-range and long-term goals and vision for the City.					
A32	Develop and present to City Council a long term financial plan for the fiscal sustainability of the City's special districts (LMD's, SLD's, CFD's).	Administrative Services	2013	January 2014	Will require staff support and some cost for assessment district engineering.	Staff efforts continue to be focused on the creation of the new West-side Parks and Lighting District, which will be on the November 2015 ballot. At the conclusion of that effort (and depending upon the results), a draft long-term financial plan for all districts can be developed and presented to the Council in the first quarter of 2016.
A33	Review areas with industrial zoning along arterials for possible rezoning to permit more commercial/office uses. Example of one such area is Rochester/Jack Benny by Quakes Stadium.	Planning/Community Development	2013	September 2013	Staff Time	Analysis is ongoing for the development districts/zoning map to identify areas where additional commercial/office uses could be allowed. Expanding the coverage of the Industrial Commercial Overlay District (ICOD) and/or adding more uses that would be allowed within the specific districts are being investigated.
A34	Review the City's long-term objectives for the entire 6,000 acre Sphere area and identify development, mitigation, preservation and annexation potential.	City Manager/Community Development	2013	March 2014	Staff Time and some consultant support which will be proposed as part of the 13/14 budget process.	The City Council approved a Professional Service's Agreement with Sargent Town Planning on May 20, 2015, for the pre-zoning and annexation of the 4,100 acres project. An internal technical advisory committee has been established and a kick-off meeting and tour occurred on May 28, 2015 with staff, consultant, and other agencies representatives.
A35	Utilizing the SCAG Sustainability Planning Grant award, commence the development of a citywide sustainability action plan.	City Manager/Planning	2014	January 2016	SCAG Sustainability Planning Grant and staff time	In coordination with SCAG staff, a selection process was conducted in February 2015 and Raimi Associates was selected. SCAG has been in negotiations with the vendor to finalize contract terms and conditions. City staff is waiting for SCAG to issue the Notice to Proceed and will commence the kickoff of the sustainability action plan.
A36	Develop standards to address mixed use, high density, Transit Oriented Development and underperforming or underutilized areas and initiate a Development Code amendment to incorporate new development standards.	Planning	2014	July 2015	Staff Time	Staff has drafted language for the proposed mixed-use standards. A workshop will be held with the Planning Commission in July and the formal code changes are planned to be presented to the Planning Commission in August 2015. The Planning Commission recommendations are planned to be forwarded to the City Council in October/November 2015.
A37	Review the City's zoning districts and evaluate/investigate creating overlay districts or specific plan areas that will create villages or development districts in order to revitalize underperforming or underutilized areas and create synergy amongst the varying land uses.	Planning	2014	May 2016	Staff Time and may require some consultant support.	This goal will be initiated after the completion of Goal A36 regarding development of Mixed use standards. Research and analysis has begun to evaluate the concept of overlay districts.
A38	Review the possibility of an open data technology system that provides access to the City's budget and financial information in order to promote local government transparency and public trust.	Finance and City Manager's Office	2015	June 2016	Estimated costs unknown at this time.	The review of the options will be completed by December 2015. The City's newly-upgraded financial system, SunGard's OneSolution, has some ability to interface with Socrata's performance dashboard and Finance staff will be evaluating this as one option to providing an open financial data portal.

ACTIVE OBJECTIVES - JULY 2015

	Active Objectives	Lead Dept./Div.	Year Established	Original Estimated Completion Date	Funding Source and Ongoing Costs	July 2015 Status
A39	Initiate discussions with the Friends of the PE Trail to determine their interest in partnering on a long term relationship with the City to improve the Etiwanda Train Depot as an event venue and a trail head for the PE Trail.	City Manager's Office and Planning	2015	September 2015	Staff time to meet and develop partnership agreement if there is interest	Staff has met with representatives of the Friends of the PE Trail to discuss a non-exclusive Lease partnership for the Etiwanda Depot building. A draft outline of the goals of the partnership, as well as the roles and responsibilities for the City and the Friends, has been developed and the Friends are currently reviewing the outline with their organization.
A40	Explore the feasibility of entering into a large solar procurement for the installation of solar photovoltaic systems at five identified city facilities and develop a financing plan to pay for installation.	City Manager's Office	2015	June 2015	Installation costs estimated at \$5 million. Project financing to be presented as part of overall recommendations	COMPLETED: A vendor has been selected and City staff has negotiated a contract for the installation of solar photovoltaic systems at Central Park, Epicenter, Banyan Fire Station, Day Creek Fire Station. the contract is planned to be presented at the August 5, 2015 City Council meeting. A solar installation at the Metrolink facility is being deferred until the results of a possible Transit Oriented Development at this site can be evaluated.
	Other Objectives:					
	Begin multi-year process of revising and/or implementing major City documents and systems, including:					
A41	Develop a list of options and cost analysis for replacement in 2014/15 of the CLASS Software system including solutions for program registration, facility scheduling, on-line booking, and league scheduling.	Community Services	2014	December 2014	General Fund and Recreation 250 Fund. Costs to be determined based on type of solution that best meets requirements (hosted software versus web based).	COMPLETED - Community Services has completed its analysis of a proposal presented by the current vendor, Active Net, to upgrade our current CLASS system to the new web-based version. Active Net has been recommended to upgrade the software system to their new web-based system and a contract was awarded on July 1, 2015.
A42	Implement a new web based registration and facility booking system to replace CLASS, including updated policies, hardware, point of sale systems, purchasing mobile technology and explore the feasibility of including a mobile App for both CSD and the Playhouse.	Community Services and Administrative Services	2015	December 2015	Cost estimates for replacement of CLASS will be included in 2015/16 Budget and funded from GF with partial 250 Fund support.	The implementation phase of this goal has begun with the approval of the contract with Active Net for its web based software system. The new web-based system will make it possible for mobile registration to take place. Approximately \$70,000 in one time start up costs were approved as part of the 2015/16 budget. Start up, programming, training and testing will require approximately 6 months with an anticipated "go live" in January 2016. In addition, the feasibility of a mobile App for Playhouse staff is being reviewed as part of the implementation phase of this goal for next year (2016).

STAFF REPORT

ANIMAL CARE AND SERVICES



Date: July 15, 2015
To: Mayor and Members of the City Council
 John R. Gillison, City Manager
From: Veronica Fincher, Animal Services Director
Subject: Approval of a Permanent Community Cat Program

RECOMMENDATION

It is recommended that the City Council approve a Community Cat Program as standard policy for the placement of healthy feral cats.

BACKGROUND

In September of 2013, the City Council approved a five year Animal Center Strategic Plan that identified several action items to (1) reduce animal intake, (2) increase the quality of life of animals at the Center and (3) increase the live placement rate of dogs and cats. One of the approved action items was to pilot a Community Cat Program as an alternative for placing healthy feral cats and reducing their population in the City.

Current Trap Neuter Return Program:

Since 2006, The Animal Center has offered a Trap, Neuter and Return (TNR) program for feral cats. A feral cat is defined as an outdoor, free roaming cat that is "wild", not social, and not a pet cat owned by someone. Residents who are willing to become a caretaker of a feral cat they have trapped in our City can bring the animal to our Center to be spayed or neutered, vaccinated and returned to them for release back into the community at no charge.

However, the Center receives approximately 150 to 200 additional feral cats per year that do not have a caretaker willing to take responsibility for them. In the past, staff would solicit adopters who were interested in outdoor only cats for the purposes of rodent control (mostly barn cats). However, adopters for these types of cats were always in low demand and if all attempts to find placement were unsuccessful, the end result was unfortunately euthanasia.

Implementing a Community Cat Program:

Community Cat Programs are largely becoming the accepted practice to address feral cats by many humane and municipal organizations. The premise behind a Community Cat Program is healthy feral cats that have adapted to living with minimal intervention are spayed and neutered and returned to the location they came from. By returning them to familiar territory, other cats will not move in to the area to fill the void that was created. Additionally, since they are sterilized and not reproducing, the number of feral cats in the community will reduce over time.

In December of 2014, in addition to the TNR program, the Animal Center started a pilot Community Cat Program. Since that time, feral cats that entered our Animal Center and are not eligible for the TNR program are evaluated for the following criteria:

ANIMAL CENTER STAFF REPORT

- **Behavior:** is the cat truly feral as opposed to a scared cat that may be adoptable with time. Is the cat an age in which socialization and rehabilitation to become a pet cat is not possible?
- **Health:** is the cat in good body condition and overall health suggesting resources are available for it to thrive in the location it was living.
- **Environment:** is the location the cat came in from safe for the cat to go back to.

If all conditions are met, the feral cat is spayed or neutered, ear tipped, vaccinated against disease, treated for internal and external parasites and released back to the area it was found. Residents in the neighborhood are notified that the cat will come back and are given suggestions on how to humanely deter the cat from their property. By releasing the cat back to the environment it was already living in, the Center is accomplishing the following:

- Through spay and neuter, reduce the number of unwanted litters that are born to feral cats, therefore reducing the overall number of feral cats in the community.
- Reduce the number of healthy/treatable cats that may be euthanized.
- Reduce unwanted behaviors (by spaying and neutering) such as spraying, yowling, marking and fighting that cause feral cats to sometimes be considered a nuisance in the community.
- Microchip the cats and keep statistical information on the following: identify geographic regions where cats are residing for proactive targeted spay and neuter programs; identify community cats that may be returned to our Center with nuisance behavior; keep statistics on any undesired outcomes of our community cats to measure the program's success.

Since December 2014, 69 cats have been altered and placed back in the community. Of the 69, 1 cat has been returned to the Center for continued nuisance behavior and 1 cat has been picked up deceased. The general response from residents has been understanding and positive acceptance about the program objectives. A handful of residents have had questions and concerns that were addressed and resolved on an individual basis.

Respectfully submitted,



Veronica Fincher
Animal Services Director



STAFF REPORT

ANIMAL CARE AND SERVICES

Date: July 15, 2015

To: Mayor and Members of the City Council
John R. Gillison, City Manager

From: Veronica Fincher, Animal Services Director

Subject: **Approval of Additional Public Hours for the Rancho Cucamonga Animal Care and Adoption Center**

RECOMMENDATION

It is recommended that the City Council approve a change in the Animal Center business hours to open earlier Tuesday through Sunday, increasing public hours by 14% from 42 per week to 48 per week, and closing Mondays to improve facility maintenance including pending renovations of the Center.

BACKGROUND

Since the Animal Center opened in 2006, the normal business hours have been Monday through Friday 1pm to 7pm and Saturday and Sunday 12pm to 6pm. In total, the Center is currently open to the public 42 hours per week.

Staff recommends changing the business hours on Tuesday through Friday to 11am to 7pm and Saturday and Sunday 10am to 6pm, while closing Mondays (statistically, the Center's slowest business day). This would allow the Center to be open to the public 48 hours per week (six more hours than it is currently open).

Services that will be improved by the change in business hours:

- Improved customer service: closing Monday would increase the availability of office and adoption staff during other days of the week to help assist members of the public
- Improved facility maintenance and overall cleanliness: closing Monday would allow staff to have the ability to deep clean, organize, and conduct routine maintenance on a weekly basis which contributes to a healthier environment for our pets and visitors
- Improved enrichment programs and adoptions: by opening up earlier, visitors will have the opportunity to see dogs participate in playgroup and see them interact in a more natural fun environment
- Expanded public spay and neuter services: our targeted public spay and neuter services could be hosted on Mondays, minimizing the impact on normal services

Services not impacted by change in business hours:

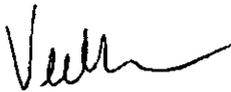
- Field Services: Animal Service Officers will continue to be available Monday through Sunday from 8am to 6pm for normal calls and 6pm to 8am for emergency services
- Stray and lost animals: although closed for normal services, staff will be available on Mondays to receive stray animals and assist the public in looking for their lost pets
- Adoptions: the available date for animals will be extended by one day (to accommodate being closed on Mondays) and therefore adoptions will not be impacted

ANIMAL CENTER STAFF REPORT

Comparison of Surrounding Animal Shelters:

Animal Shelter	Business Hours
Rancho Cucamonga Animal Services (proposed hours)	Closed Mondays Open 48 hours a week to the public
Inland Valley Humane Society	Closed Sundays Open 46 hours a week to public
Upland Animal Services	Open 7 days a week Open 42 hours a week to public
San Bernardino County – Devore	Open 7 days a week Open 57 hours a week to public
San Bernardino City Shelter	Closed Sunday and Monday Open 35 hours a week to public
Riverside County Shelter	Closed Sundays Open 41 hours to the public

Respectfully submitted,



Veronica Fincher
Animal Services Director