

LEMOORE
CALIFORNIA

JOINT LEMOORE CITY COUNCIL
★ LEMOORE REDEVELOPMENT
SUCCESSOR AGENCY MEETING
COUNCIL CHAMBER
429 "C" STREET
June 3, 2014

AGENDA

Please silence all electronic devices as a courtesy to those in attendance. Thank you.

5:30 pm STUDY SESSION

PUBLIC COMMENT

This time is reserved for members of the audience to address the City Council/Agency Board on items of interest that are not on the Agenda and are within the subject matter jurisdiction of the Council/Agency Board. It is recommended that speakers limit their comments to between 3 to 5 minutes each and it is requested that no comments be made during this period on items on the Agenda. Members of the public wishing to address the Council/Agency Board on items on the Agenda should notify the Mayor/Chairman when that Agenda item is called. The Council/Agency Board is prohibited by law from taking any action on matters discussed that are not on the Agenda, and no adverse conclusions should be drawn if the Council/Agency Board does not respond to public comment at this time. Speakers are asked to please use the microphone, and provide their name and address. Prior to addressing the Council/Agency Board, any handouts to be provided to City Clerk/Board Clerk who will distribute to Council/Agency Board and appropriate staff.

SS-1 Lease Agreement with Framework Racing (Simonson)

PUBLIC COMMENT – CLOSED SESSION ITEM(S)

Council will immediately convene into closed session after hearing any public comment on Closed Session. At 7:30pm the Council will recess into Open Session and then resume Closed Session at the end of the meeting to address outstanding items.

CLOSED SESSION

This time has been set aside for the City Council to meet in a closed session to discuss matters pursuant to Government Code Section 54956.9(d) (4). Based on the advice of the City Attorney, discussion in open session concerning these matters would prejudice the position of the City in this litigation. The Mayor will give an additional oral report regarding the Closed Session at the beginning of the next regular City Council meeting.

- 1. Conference with Labor Negotiator, Pursuant to Government Code Section 54957.6
Agency Negotiator: Susan Wells
Employee Organization: General Association of Service Employees**

In the event that not all the items on the closed session agenda have been deliberated in the time provided, the City Council may continue the closed session at the end of the regularly scheduled Council Meeting.

Please silence all electronic devices as a courtesy to those in attendance. Thank you.

7:30 pm REGULAR SESSION

- a. **CALL TO ORDER**
- b. **PLEDGE OF ALLEGIANCE**
- c. **INVOCATION**
- d. **CLOSED SESSION REPORT(S)**

CEREMONIAL / PRESENTATIONS – Section 1

No Ceremonial / Presentations.

PUBLIC COMMENT

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Items denoted with a ★ are Redevelopment Successor Agency items and will be acted upon by the Redevelopment Successor Agency Board. Agendas for all City Council/Redevelopment Successor Agency meetings are posted at least 72 hours prior to the meeting at the City Hall, 119 Fox St., Written communications from the public for the agenda must be received by Administrative Services no less than seven (7) days prior to the meeting date. The City of Lemoore complies with the Americans with Disabilities Act (ADA of 1990). The Council Chambers is accessible to the physically disabled. If you need special assistance, please call (559) 924-6705, at least 4 days prior to the meeting.

All items listed under Consent Calendar are considered to be routine and will be enacted by one motion. For discussion of any Consent Item, it will be made a part of the Regular Agenda at the request of any member of the City Council or any person in the audience.

CONSENT CALENDAR – Section 2

- 2-1 **Approval – Minutes – Regular Meeting – May 20, 2014**
- 2-2 **Approval – Warrant Register 13-14 – May 30, 2014**
- 2-3 **Approval – Grand Jury Response – Lemoore Golf Course**
- 2-4 **Approval – Bid Award – 2014 Bush Street Reconstruction Project**
- 2-5 **Approval – Resolution 2014-11 – Consolidation of Municipal Election with the County of Kings County and Candidates Statements**
- 2-6 **Approval – Grand Jury Response – Water Management by Hanford and Lemoore**
- 2-7 **Approval – Warrant Register – Chevron Project – May 30, 2014**

PUBLIC HEARINGS – Section 3

No Public Hearings

NEW BUSINESS – Section 4

- 4-1 Report and Recommendation – Lease Agreement with Framework Racing (Simonson)
- 4-2 Report and Recommendation – Lemoore Municipal Golf Course – Operating Options to Remove the Operating Cost Liabilities from the General Fund (Simonson)

DEPARTMENT AND CITY MANAGER REPORTS – Section 5

- 5-1 Department Reports
- 5-2 City Manager Reports

CITY COUNCIL REPORTS AND REQUESTS – Section 6

- 6-1 City Council Reports
- 6-2 City Council Requests

ADJOURNMENT

NOTICE: Pursuant to Government Code §54954.3(a), public comments may be directed to the legislative body concerning any item contained on the agenda for this meeting before or during consideration of the item. Those wishing to address Council on an item shall be limited to between 3-5 minutes and if a large group, the Mayor may request that individuals provide only new information not presented by another person.

Any writing or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection at the City Clerk's Counter at City Hall located at 119 Fox Street, Lemoore, CA during normal business hours. In addition, most documents will be posted on the City's website at www.lemoore.com.

Tentative Future Agenda Items

June 17rd

Public Hearing - Truck Route Update with Amendment to Lemoore Municipal Code 6-3-12 (Smith)
CrisCom Update (Smith)
Water Depths – Resolution 2014-XX (Wlaschin)

PUBLIC NOTIFICATION

I, Mary J. Venegas, City Clerk for the City of Lemoore, declare under penalty of perjury that I posted the above City Council/ Redevelopment Successor Agency Agenda for the meeting of June 3, 2014 at City Hall, 119 Fox Street St., Lemoore, CA, on May 30, 2014.



Mary J. Venegas
City Clerk

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



**Parks and Recreation
Department**
721 W. Cinnamon Dr.
Lemoore • CA 93245
Phone • (559) 924-6767
FAX • (559) 924-6772

Staff Report

STUDY
SESSION ITEM SS-1

To: Lemoore City Council
From: Joe Simonson, Parks and Recreation Director
Date: May 28, 2014
Subject: Lease Agreement with Framework Racing

Discussion:

At the May 20, 2014 study session, Council discussed a proposal from Framework Racing to enter into a lease with the City of Lemoore and construct a BMX track. Staff showed two proposed sites near Highway 41 and Idaho Avenue to be considered by Council. Discussion also took place regarding Framework Racing raising \$12,000 in order to put the lease with the City of Lemoore into effect. The initial proposal was to use the \$12,000 along with the City's \$25,000 to fund the initial cost of building the track. Framework Racing also informed Council that in order to solicit contributions from Corporations or major sponsors, a signed lease with the City must be in place. After discussion, Staff believes the consensus of Council was to go forward with option B with access off of Idaho Avenue, to allow Framework Racing to keep the \$12,000 raised for startup cost and to fund the \$37,000 initial build cost of the track.

Option B is located directly east of the Lemoore Raceway and in preliminary discussions with the owner of the Raceway, he was open to having a BMX track adjacent to his property. As discussed at last council meeting, parking and event dates would have to be coordinated and will be discussed at the July 8, 2014 Planning Commission Meeting. Framework Racing is on the agenda when the Planning Commission will consider their Conditional Use Permit. The owner of Lemoore Raceway will be notified that Framework Racing is on the agenda

A draft of the lease agreement is attached for Council to review.

Budget Impact:

Park and Recreation Impact Fees (Fund 074) estimated balance as of June 30, 2014 is \$1,260,204. If granted by City Council, funding expenditures would be \$37,000.

Recommendation:

For discussion only.

LEASE AGREEMENT

CITY OF LEMOORE AND FRAMEWORK RACING, INC.

This Lease Agreement (hereinafter "Agreement") is made by and between Framework Racing, Inc. (hereinafter "Lessee"), and City of Lemoore, a municipal corporation, (hereinafter "City"). City and Lessee are collectively referred to herein as "Parties."

RECITALS

- A. City owns real property located at _____ (hereinafter "Property");
- B. Lessee wishes to lease the Property to build and operate a bicycle motocross track sanctioned by the National Bicycle League. Lessee will have until July 1, 2015 to raise \$12,000 to put toward the production of the track. Once the funds are in place, the lease will become binding;

AGREEMENT

NOW THEREFORE, in consideration of the foregoing recitals and in consideration of the mutual obligations agreed to by the parties listed herein, City and Lessee agree as follows:

1. Lease of Property.

1.1 Lease. City owns in fee and hereby leases to Lessee, in "as is" condition the Property. A map depicting the Property is attached to this Agreement as Exhibit "A", and is incorporated as though fully set forth herein.

1.2 Conditions Precedent. This Agreement will become effective once Lessee has raised \$12,000.00 in funds as initial financing towards the production of a bicycle motocross track. Lessee will deposit the funds into a trust account subject to the purposes set forth in this Agreement. Lessee will provide proof to the City of the deposit. This deposit must be made by July 1, 2015. If Lessee fails to deposit the required funds and provide proof of the deposit to the City by this date, this Agreement will be rescinded.

1.3 Term of Lease. The term of this Agreement shall be for a period of ten (10) years. The Agreement may be extended for additional one year periods upon Lessee's written notice to City at least thirty days before the end of the ten year period, unless sooner terminated pursuant to the terms of this Agreement. Lessee understands that notwithstanding this provision, the City has the right to give thirty days notice to terminate the Agreement at any time.

1.4 Utilities. Lessee will be responsible for the cost of water, sewage, trash, gas and electricity arising from Lessee's use of the Property.

1.5 Rent. Lessee will pay One Dollar and No/100 (\$1.00) per year for the lease of the Property.

1.6 Improvements and Use of Property. It is understood that Lessee shall construct certain improvements on the Property. The improvements consist of a bicycle motocross sanctioned by the USA BMX – American Bicycle Association. Lessee shall adhere to all City, State and Federal laws regarding construction of the improvements, and agrees to obtain all necessary permits to construct said improvements. \$12,000 of the initial construction costs of the improvements will be borne by Lessee with \$2000 for fencing, \$1,500 for electrical hook up and \$8,500 for a starting gate. City shall be responsible for \$25,000 of initial construction costs after the \$12,000 commitment is funded by Lessee. This \$25,000 will pay for ground work, leveling and a fence. Lessee will use the Property for operation of a bicycle motocross track sanctioned by USA BMX – American Bicycle Association. Lessee may undertake improvements additional to above only (i) upon approval of the City, in its sole discretion, and (ii) at Lessee’s sole cost, expense and risk. Lessee shall be responsible for all required permits/approvals. Lessee is solely responsible for maintenance and repairs of the improvements and shall keep the improvements in good working order and safe conditions.

Lessee agrees to comply with all applicable laws, ordinances and regulations in connection with its use of the Property. Persons engaged by Lessee to provide labor and service shall not be deemed or considered employees, agents, or independent contractors of City.

Lessee shall not commit any waste or any public or private nuisance upon the Property. Lessee shall not do anything on the Property that will cause damage to the Property.

Insurance. Lessee agrees to obtain and maintain in full force and effect during the term of this Agreement insurance, against claims for injuries to persons or damages to property which may arise from or in connection with the use of the Property by Lessee as provided in this Agreement. Insurance is to be placed with insurers with a current A. M. Best’s rating of no less than A:VII. All insurance policies shall be subject to approval by City as to form and content. These requirements are subject to amendment or waiver if so approved in writing by City Council. Lessee agrees to provide City with copies of required policies upon request.

Lessee shall provide the following scope and limits of insurance:

- (a) Minimum Scope of Insurance: Coverage shall be at least as broad as:
 - (1) Insurance Services Office Form Commercial General Liability coverage (Occurrence Form CG 0001).
 - (2) Insurance Services Office form number CA 0001 covering Automobile Liability, including code 1, “any auto” and endorsement CA 0025, or equivalent forms subject to written approval of City.
 - (3) Workers’ Compensation insurance as required by the Labor Code of the State of California and Employer’s Liability insurance and covering all persons providing services on behalf of the Lessee and all risks to such persons under this Agreement.
- (b) Minimum Limits of Insurance: Lessee shall maintain limits of insurance no less

than:

- (1) General Liability: \$1,000,000 general aggregate for bodily injury, personal injury and property damage.
- (2) Automobile Liability: \$1,000,000 per accident for bodily injury and property damage.
- (3) Workers' Compensation and Employer's Liability: Workers' Compensation as required by the Labor Code of the State of California and Employers Liability limits of \$1,000,000 per accident.

(c) Other provisions: Insurance policies required by this Agreement shall contain the following provisions:

- (1) All Policies: Each insurance policy required by this Agreement shall be endorsed and state the coverage shall not be suspended, voided, canceled by the insurer or other party to this Agreement, reduced in coverage or in limits except after 30 days prior written notice by certified mail, return receipt requested has been given to City .
- (2) General Liability and Automobile Liability Coverage:
 - (i) City and their respective elected and appointed officers, officials, employees and volunteers are to be covered as additional insured as respects: liability arising out of activities Lessee performs; products and completed operations of Lessee; premises owned, occupied or used by Lessee; or automobiles owned, leased, hired or borrowed by Lessee. The coverage shall contain no special limitations on the scope of protection afforded to City, and its respective elected and appointed officers, officials or employees.
 - (ii) Lessee's insurance coverage shall be primary insurance with respect to City, and its respective elected and appointed officers, officials, employees and volunteers. Any insurance or self insurance maintained by City, and its respective elected and appointed officers, officials, employees or volunteers, shall apply in excess of, and not contribute with, Lessee's insurance.
 - (iii) Lessee's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.
 - (iv) Any failure to comply with the reporting or other provisions of the policies including breaches of warranties shall not affect coverage provided to City, and its respective elected and appointed officers, officials, employees or volunteers.
- (3) Employer's Liability Coverage: Unless the City Council otherwise agrees

in writing, the insurer shall agree to waive all rights of subrogation against City, and its respective elected and appointed officers, officials, employees and agents for losses arising from work performed by Lessee.

(d) Other Requirements: Lessee agrees to deposit with City, at or before the effective date of this Agreement, certificates of insurance necessary to satisfy City that the insurance provisions of this Agreement have been met. The City Attorney may require that Lessee furnish City with copies of original endorsements effecting coverage required by this section. The certificates and endorsements are to be signed by a person authorized by that insurer to bind coverage on its behalf. City reserves the right to inspect complete, certified copies of all required insurance policies at any time.

- (1) Lessee shall furnish certificates and endorsements from each subcontractor identical to those Lessee provides.
- (2) Any deductibles or self-insured retentions must be declared to and approved by City. At the option of City, either the insurer shall reduce or eliminate such deductibles or self-insured retentions as respects City or its respective elected or appointed officers, officials, employees and volunteers or the Lessee shall procure a bond guaranteeing payment of losses and related investigations, claim administration, defense expenses and claims.
- (3) The procuring of such required policy or policies of insurance shall not be construed to limit Lessee's liability hereunder or to fulfill the indemnification provisions and requirements of this Agreement.

1.8 Indemnification. Lessee shall indemnify, defend, and hold harmless City, its Council, officers, and employees from any and all costs, expenses (including reasonable attorney's fees and court costs), damages, claims, causes of action, losses or any other liabilities arising out of the negligent or wrongful acts, errors or omissions of Lessee, its agents, employees or contractors in the lease of the Property.

1.9 Assignment of Lease. No assignment or any interest in the lease shall be valid or operative unless City shall formally approve the assignee and assignee executes a lease agreement with City on the same terms or conditions as the assigned lease. Lessee shall not sublease without the written consent of City.

1.10 Condition of Land. Lessee specifically acknowledges that City is leasing the Property on an "As Is" basis, and that Lessee is not relying on any representations or warranties of any kind whatsoever, express or implied, from City, its agents or brokers as to any matters concerning the Property, including without limitation: the quality, nature, adequacy and physical condition of the Property, including the quality, nature, adequacy and physical condition of soils, geology and any groundwater; merchantability or fitness, suitability, value or adequacy of the Property for any particular purpose; the compliance of the Property or its operation with any applicable codes, laws, regulations, statutes, ordinances, covenants, conditions and restrictions of any governmental or quasi-governmental entity or of any other person or entity.

1.11 City's Right of Entry for Flood Protection. City and its representatives, shall have an unconditional right to enter and use the Property for water ponding capacity as may be needed by City to protect City against flooding.

2. Non Performance and Termination.

2.1 Any event of nonperformance by either party that is not cured within 30 days written notice thereof (or if not reasonably capable of cure within said 30 days when said cure is not commenced within the 30 day period and continued to completion of cure) shall be an event of default. Upon default, the non-defaulting party may, notwithstanding any other available right/remedy elect to terminate this Agreement.

2.2 Upon expiration or earlier termination of this Agreement, Lessee shall surrender the Property to City in as good a condition and repair as existed on the date of this Agreement, less reasonable wear and tear. All additions or improvements become the Property of the City at the conclusion of the lease.

3. Mutually Binding Terms.

3.1 Governing Law. Any controversy or claim arising out of, or relating to, this Agreement which cannot be amicably settled without court action shall be litigated either in the appropriate State court for Kings County, California, or as appropriate in the U.S. District Court for the Eastern District of California, located in Fresno County. The rights and obligations of the parties and all interpretations and performance of this Agreement shall be governed in all respects by the laws of the State of California.

3.2 Attorney's Fees. Both parties agree in the event it becomes necessary for the non-breaching party to enforce any of the provisions of this Agreement, the breaching party is to pay a reasonable amount as and for attorney's fees as may be determined by the Court.

3.3 Notice. Any notice or other communications required or permitted by this Agreement or by law to be served on or given to either party to this Agreement by the other party shall be in writing, and shall be deemed duly served and given when personally delivered to the party to whom it is directed or any managing employee of that party or, in lieu of personal service, when deposited in the United States mail, first-class postage prepaid, addressed as follows:

City:

**City of Lemoore
119 Fox St.
Lemoore, CA 93245
Attention: City Manager**

Lessee:

**Framework Racing Inc.
3340 Ticonderoga Ave.
Lemoore, CA 93245
Attention: Derek Weisser**

Either party may change its address for purposes of this section by giving written notice of the change to the other party in the manner provided in this section.

3.4 Entirety - Succession. This Agreement represents the entire agreement between the parties with respect to the subject matter hereof, superseding all prior negotiations,

representations, and contracts, and constitutes the entire agreement concerning City's leasing of the Property to Lessee.

3.5 Binding on Successors. All rights and liabilities herein given to, or imposed upon, the respective parties hereto shall extend to and bind the respective heirs, executors, administrators, successors and assigns of said parties. No rights, however, shall inure to the benefit of any assignee of Lessee unless the assignment of such assignee has been approved by City in writing as provided in Paragraph 1.8 of this Agreement.

3.6 Authority. All individuals executing this Agreement on behalf of that entity represent that they are authorized to execute and deliver this Agreement on behalf of that entity.

3.7 Sole Agreement. This Agreement constitutes the sole and only agreement between City and Lessee respecting the lease of the Property described in this Agreement. Any agreements or representations respecting the lease of said Property, not expressly set forth in this Agreement are null and void.

IN WITNESS THEREOF, the parties execute this Agreement on the date first above written:

“City”
CITY OF LEMOORE

“Lessee”
FRAMEWORK RACING. INC

y: _____
Jeff Laws
City Manager

y: _____
ts: _____
By: _____
Its: _____

Attachment: Exhibit “A” – Description of Property

May 20, 2014 Minutes
Study Session Joint City Council /
★ Redevelopment Successor Agency Meeting

CALL TO ORDER:

At 5:30 p.m. the meeting was called to order. At 5:31 p.m. a brief recess was called. Meeting was reconvened at 5:33 p.m.

ROLL CALL: Mayor/Chairman: SIEGEL
Mayor Pro Tem/Vice Chair: WYNNE
Council/Board Members: GORDON, NEAL, RODARMEL

City Staff and contract employees present: City Manager Laws; City Attorney Avedisian; Public Works/Planning Director Wlaschin; Parks and Recreation Director Simonson; Police Chief Smith; Fire Chief Gibson; Project Manager Holwell; City Clerk Venegas.

PUBLIC COMMENT

There was no public comment.

STUDY SESSION – Section SS

SS-1 Request for Lemoore BMX Track

Parks and Recreation Director Simonson presented the report. Lemoore Recreation Commission has accommodated many discussions with a group requesting a new BMX track in Lemoore and requested the group provide signatures of interest, solicit funds and materials and establish a 501c3 along with locating possible sites.

Tim Hurley spoke in support of a BMX track and presented a slide show with two different plans along with startup costs, future development, concerns, mitigations and ways to ensure success.

The Framework Racing/Lemoore BMX Raceway Group has provided staff with signatures of interested parties, held a Community Bike Safety Check in March, solicited funds and sponsors, provided a Cost Projection, initiated the 501c3 Non-profit status and provided two location options for proposal. The Framework Racing Group's current intent is to develop and maintain a BMX facility and has agreed to fund \$12,000 of the initial \$37,000 startup costs. The City would fund the remaining \$25,000 of the initial cost.

City Staff, at the direction of the Lemoore Recreation Commission, is requesting that City Council discuss the possibility of a lease agreement for property to Framework Racing, Inc. for a site to be determined.

Council Member Gordon requested financial IRS information from the group to be disseminated to Council for further review.

A Water Use for Maintenance handout was also given to all Council Members.

Council requested this item be brought back on June 3rd with a lease agreement and all particulars to study session along with an action item for the same date.

SS-2 Lemoore Police and Fire Dispatch Center Update

Parks and Recreation Director Simonson introduced Marty Dietz from Darden Architects. Mr. Dietz spoke on the project and presented a slide show with proposed site plan and floor plan. A summary of opinion of probable cost was provided with the staff report. Darden Architects has concluded that it would be advisable to plan and construct the Dispatch Center as a standalone addition to the existing Public Safety building. The project also addresses some needed site improvements to safety, security and access.

Police Chief Smith answered questions about future growth and presented the dispatch personnel costs associated with constructing a new dispatch center.

Fire Chief Gibson with the Lemoore Fire Department was present to answer any questions specific to the fire department.

Council directed Parks and Recreation Director and Police Chief Smith to proceed with the project. Project will be brought back at a later date with a firm to provide architectural drawings.

Police Chief Smith stated City of Hanford has provided phenomenal service to the Lemoore Police Department. From the police perspective, they have done a phenomenal job and the Lemoore Police Department would only be enhancing services with their own dispatch center.

PUBLIC COMMENT – CLOSED SESSION ITEMS

There was no public comment.

CLOSED SESSION

- 1. Conference with Real Property Negotiators, Government Code Section 54956.8**
Property: Lot 1 (2.03 Acres of vacant land; a Portion of APN 024-051-015
City Negotiators: City Manager Laws and City Attorney Avedisian
Negotiating Parties: Bennett & Bennett, Inc. on behalf of Gary and Maxine Bennett Trust
Under Negotiation: Price and Terms of Payment
- 2. Conference with Real Property Negotiators, Government Code Section 54956.8**
Property: Lot 6 – 0.80 ± acre of vacant land in the Lemoore Industrial Park;
APN 024-051-011
Negotiating Party: Shafiq Lakhani
Under Negotiation: Price and Terms of Payment

ADJOURNMENT

At 7:30 p.m. Council adjourned to the Regular Meeting.

May 20, 2014 Minutes
Regular Joint City Council /
★ Redevelopment Successor Agency Meeting

CALL TO ORDER:

At 7:32 p.m. the meeting was called to order.

ROLL CALL: Mayor/Chairman: SIEGEL
Mayor Pro Tem/Vice Chair: WYNNE
Council/Board Members: GORDON, NEAL, RODARMEL

City Staff and contract employees present: City Manager Laws; City Attorney Avedisian; Public Works/Planning Director Wlaschin; Parks and Recreation Director Simonson; Police Chief Smith; Project Manager Holwell; City Clerk Venegas.

ANNOUNCEMENT from Closed Session

There was no announcement.

CEREMONIAL / PRESENTATIONS – Section 1

1-1 Kings Regional Vision Plan

Kendall Flint with Flint Strategies, working with Kings County Association of Governments, presented a brief slide show on the Kings Regional Vision Plan. Terri King was also available to answer questions.

PUBLIC COMMENT

There was no public comment.

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CONSENT CALENDAR – Section 2

- 2-1 Approval – Minutes – Regular Meeting – May 6, 2014**
- 2-2 Approval – Warrant Register 13-14 – May 16, 2014**
- 2-3 Approval – Notice of Rejection – Guadalupe Perico**
- 2-4 Approval – Notice of Completion – Tract No. 872 Phases 2 and 3 – Heritage Acres – Wathen Castanos Hybrid Homes, Inc.**

Motion by Council Member Gordon, seconded by Council Member Wynne to approve the Consent Calendar as presented.

Ayes: Gordon, Wynne, Neal, Rodarmel, Siegel

PUBLIC HEARINGS – Section 3

There were no Public Hearings.

NEW BUSINESS – Section 4

4-1 Report and Recommendation – Lemoore Police Department Patch – New Design

Police Chief Smith presented the new patch design that a committee within the Police Department developed. He also passed around a sample of the new patch for Council to view. Police Chief Smith stated the current design of the Lemoore Police Department patch was implemented in 1989. The committee created a design that represents the City’s community values, offers historical meaning and displays a patriotic theme. The new patch would be implemented July 2014 to coincide with officer’s uniform allowance.

Motion by Council Member Rodarmel, seconded by Council Member Wynne to approve the new design of the Lemoore Police Department patch.

Ayes: Rodarmel, Wynne, Gordon, Neal, Siegel

DEPARTMENT AND CITY MANAGER REPORTS – Section 5

5-1 Department Reports

Parks and Recreation Director Simonson informed Council of the Senior Health and Fitness Day on Wednesday, May 28th from 8:30 a.m. to 11:30 a.m. at the Lemoore Recreation Center. A flyer was passed out to Council.

Police Chief Smith informed Council of the 18th annual Citizens’ Academy beginning July 16th at 6:30 p.m. This is a seven week process with class being held every Wednesday at 6:30pm. Once Citizens’ Academy is complete, recruitment for the Volunteers in Policing Academy will begin.

Police Chief Smith also thanked all who attended the Kings County Peace Officers Memorial on May 15th. He also thanked the Lemoore Fire Department for bringing out their new ladder truck and displaying the American flag. Thank you to keynote speakers Senator Vidak and Assemblyman Salas. Also, thank you to Mayor Siegel for leading the Pledge of Allegiance.

5-2 City Manager Reports

The Chamber is hosting a ribbon cutting for Ramblin’ Rose on May 29th at 2pm.

Quad Knopf has moved and they will have an open house on June 12th from 4-6pm. An address will be provided at a later time.

CITY COUNCIL REPORTS AND REQUESTS – Section 6

6-1 City Council Reports

No City Council Reports.

6-2 City Council Requests

Council Member Gordon requested the Budget Review Committee look into removing the palm trees at Heritage Park while they are reviewing the budget. He also said he enjoyed reading the Quarterly Sales tax reports.

Council Member Neal thanked Police Chief Smith for the graffiti removal at the park. He also thanked City Manager Laws for addressing the park issues. Council Member Neal requests more information about events happening in the city.

Council Member Rodarmel stated last Friday at the Farmer’s Market, he parked in the alley behind Plaza Park and went to the fruit stand. Went back to his car and the gate was locked. He had to walk all the way around to his car. He asked that a sign be placed on the gate to inform citizens that it will be locked during the event. City Manager Laws informed Council Member Rodarmel that the gate is locked only when alcohol is being served due to ABC requirements.

Council Member Rodarmel also stated Best Western Inn Suites received the Trip Advisor 2014 Certificate of Excellence.

Council Member Rodarmel informed Council that on June 21st the Lemoore Sportsman’s Club will host a three gun shoot. Everyone is welcome but a member to shoot. The fee is \$25 and includes lunch. Limited to the first 30 participants.

Mayor Pro Tem Wynn thanked Police Chief Smith for a great job with the Peace Officer Memorial.

Mayor Siegel informed Council he received a request from Lorenzo Neal inquiring about a green grass initiative. City Manager Laws stated he has an appointment with Mr. Neal next week to discuss.

ADJOURNMENT

At 8:15 p.m. the meeting adjourned.

ATTEST:

APPROVED:

Mary J. Venegas
City Clerk

William M. Siegel, Jr., Mayor

PEI
 DATE: 05/30/2014
 TIME: 10:48:58

CITY OF LEMOORE
 EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 1
 AUDIT11

SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
 ACCOUNTING PERIOD: 11/14

FUND - 001 - GENERAL FUND
 BUDGET UNIT - 4213 - CITY MANAGER

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									
11/14	05/30/14	21		I36271	5410 ALL IN ONE POSTE		101.88	.00	LABOR LAW POSTERS
TOTAL						.00	101.88	.00	
4310									
11/14	05/30/14	21		2014-05	6226 SUSAN WELLS		350.00	.00	PROF SERVICES MAY
TOTAL						.00	350.00	.00	
4330									
11/14	05/30/14	21		15279	6405 I DESIGN & PRINT		102.81	.00	500 BUS CARDS/LAWS
11/14	05/30/14	21		0000145708	0199 HANFORD SENTINEL		1,448.04	.00	PUBLIC NOTICE
TOTAL						.00	1,550.85	.00	
4340									
11/14	05/30/14	21		000005405245	5516 AT&T		28.71	.00	559-924-9003
TOTAL						.00	28.71	.00	
4360									
11/14	05/30/14	21		05212014	T563 BROOKE AUSTIN		41.14	.00	CDBG/HOME TRAINING
11/14	05/30/14	21		05072014	T563 BROOKE AUSTIN		46.14	.00	PER DIEM/REIMB/CALPER
11/14	05/30/14	21		05202014	6407 JENNIFER SCARBRO		46.14	.00	PER DIEM/REIMB/CALPER
TOTAL						.00	133.42	.00	
TOTAL					CITY MANAGER	.00	2,164.86	.00	

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FUND - 001 - GENERAL FUND
BUDGET UNIT - 4215 - FINANCE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		2-664-18702	0157 FEDERAL EXPRESS		23.54	.00	SHIPPING CHARGES/BILL
TOTAL					PROFESSIONAL CONTRACT SVC	.00	23.54	.00	
4340					UTILITIES				
11/14	05/30/14	21		000005405245	5516 AT&T		17.94	.00	559-924-9003
TOTAL					UTILITIES	.00	17.94	.00	
4360					TRAINING				
11/14	05/30/14	21		CALPERS	0239 JANE JOHNSON		46.14	.00	MLEAGE/TRNING/JOHNSON
TOTAL					TRAINING	.00	46.14	.00	
TOTAL					FINANCE	.00	87.62	.00	

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FUND - 001 - GENERAL FUND
BUDGET UNIT - 4216 - PLANNING

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		05142014	5561 KINGS COUNTY TRE		3,618.00	.00	LAFCO 13/14
TOTAL					PROFESSIONAL CONTRACT SVC	.00	3,618.00	.00	
TOTAL					PLANNING	.00	3,618.00	.00	

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FUND - 001 - GENERAL FUND
 BUDGET UNIT - 4221 - POLICE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									OPERATING SUPPLIES
11/14	05/30/14	21		4758	3010 THE ANIMAL HOUSE		75.20	.00	DOG FOOD
TOTAL						.00	75.20	.00	
4310									PROFESSIONAL CONTRACT SVC
11/14	05/30/14	21		960738	6068 TELECOM NETWORKI		315.00	.00	BAD EXTENSION/PORT
11/14	05/30/14	21		9403612836	5352 SHRED-IT USA- FR		132.13	.00	SHREDDING SERVICES
11/14	05/30/14	21		05142014	0057 RICHARD A BLAK,		350.00	.00	PRE-EMPLOY PSYCH TEST
11/14	05/30/14	21		78266093	1054 MOTOROLA		147.50	.00	JUNE SERVICES
11/14	05/30/14	21		05122014	1250 KINGS CO. SHERIF		38,807.49	.00	3RD QTR/ANIMAL SRVCS
11/14	05/30/14	21		05052014	1250 KINGS CO. SHERIF		7,129.70	.00	3RD QTR/NTF COSTS
11/14	05/30/14	21		05052014	1250 KINGS CO. SHERIF		5,700.00	.00	FY 13-14 GTF COSTS
11/14	05/30/14	21		001	5814 CITY OF HANFORD		41,268.45	.00	REIMBRSE/D.SMITH WAGE
11/14	05/30/14	21		269055	6377 THE CRISCOM COMP		1,500.00	.00	DISPATCH CENTER/JUNE
11/14	05/30/14	21		001-001227	5814 CITY OF HANFORD		13,902.61	.00	DISPATCH SRVCS/JUNE
11/14	05/30/14	21		36290	6406 STARNET DATA DES		643.54	.00	PD ROUTER
TOTAL						.00	109,896.42	.00	
4340									UTILITIES
11/14	05/30/14	21		000005405243	5516 AT&T		19.04	.00	559-924-3116
11/14	05/30/14	21		000005413508	5516 AT&T		186.33	.00	234-26-8470
11/14	05/30/14	21		9725353508	0116 VERIZON WIRELESS		258.51	.00	APR17-MAY16
TOTAL						.00	463.88	.00	
4360									TRAINING
11/14	05/30/14	21		JUNE10-21	6341 MICHAEL JOHNS		472.00	.00	PER DIEM/SWAT/JOHNS
11/14	05/30/14	21		JUNE10-21	6403 GOLDEN WEST COLL		645.00	.00	REGSTRTN/SWAT/JOHNS
11/14	05/30/14	21		JUNE10-21	6402 RESIDENCE INN BY		1,584.84	.00	LODGING/SWAT/JOHNS
11/14	05/30/14	21		MAY12-14	6387 CLIFFS RESORT		224.94	.00	BAL DUE/TEAM BLDG
TOTAL						.00	2,926.78	.00	
4380									RENTALS & LEASES
11/14	05/30/14	21		295069	1817 C.A. REDING COMP		307.23	.00	PD COPIER
11/14	05/30/14	21		253842967	5842 U.S. BANCORP EQ		793.17	.00	PD COPIER
TOTAL						.00	1,100.40	.00	
TOTAL						.00	114,462.68	.00	POLICE

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FUND - 001 - GENERAL FUND
BUDGET UNIT - 4224 - BUILDING INSPECTION

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4330									
11/14	05/30/14	21		1411020	0238 JOBS AVAILABLE		214.50	.00	AD/BLDG INSPECTOR
TOTAL						.00	214.50	.00	
TOTAL						.00	214.50	.00	

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FUND - 001 - GENERAL FUND
BUDGET UNIT - 4230 - PUBLIC WORKS

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		75402	0876 QUAD KNOFF, INC.		362.34	.00	GEN ENGINEERING SRVCS
TOTAL					PROFESSIONAL CONTRACT SVC	.00	362.34	.00	
TOTAL					PUBLIC WORKS	.00	362.34	.00	

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FUND - 001 - GENERAL FUND
 BUDGET UNIT - 4242 - RECREATION

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									OPERATING SUPPLIES
11/14	05/30/14	21		033440	2399 DEPARTMENT OF JU		30.00	.00	FINGERPRINTS
11/14	05/30/14	21		24273	6150 CLASSIC SOCCER		1,045.98	.00	JERSEYS/BASEBALL
11/14	05/30/14	21		24295	6150 CLASSIC SOCCER		718.10	.00	JERSEYS/SOCCER
11/14	05/30/14	21		18104	2045 BUDDY'S TROPHIES		1,118.27	.00	INDOOR SOCCER/MEDALS
TOTAL						.00	2,912.35	.00	OPERATING SUPPLIES
4310									PROFESSIONAL CONTRACT SVC
11/14	05/30/14	21		1438	6099 BOCKYN,LLC		250.00	.00	JUNE MAINTENANCE
11/14	05/30/14	21		MAY SUPPORT	5235 STATE DISBURSEME		241.50	.00	CHILD SUPPORT MAY
11/14	05/30/14	21		PEE WEE MAY	T1329 JENNIFER SHELDON		56.00	.00	MAY PEE WEE FIT/PAINT
11/14	05/30/14	21		CROSSFIT MAY	6257 RYAN ROCHA		5,996.50	.00	CROSSFIT MAY 14
11/14	05/30/14	21		KINDER-MAY	6229 TARA RODRIGUEZ		210.00	.00	KINDERMUSIK-MAY14
11/14	05/30/14	21		05272014	6410 JERONIMO LUCAS		507.50	.00	INDOOR SOCCER CLINICS
11/14	05/30/14	21		4/5/-5/3/14	6384 JAMES MENDES		98.00	.00	INDOOR SOCCER REFEREE
11/14	05/30/14	21		4/5-5/3/14	T1447 KALENA MELLOTT		224.00	.00	INDOOR SOCCER REFEREE
11/14	05/30/14	21		MAY CHEER	5674 JENNIFER MELENDE		518.00	.00	CHEERLEADING MAY
11/14	05/30/14	21		4/9/14-5/23	T1586 JOSE PEREZ		530.00	.00	REC CENTER ATTENDANT
11/14	05/30/14	21		03/31-05/05	0040 LARRY AVILA		634.00	.00	INDOOR SOCCER REF
11/14	05/30/14	21		MAY14-ZUMBA	5614 CHRISTINA DE LA		59.50	.00	ZUMBA-MAY 2014
11/14	05/30/14	21		ZUMBA MAY	6322 MELANIE TATCO		42.00	.00	KIDS ZUMBA-MAY14
11/14	05/30/14	21		KARATE MAY	6371 MANUEL VELARDE		105.00	.00	KARATE MAY14
11/14	05/30/14	21		MAY14-BOXING	5962 JASON GLASPIE		241.50	.00	MAY2014-BOXING
11/14	05/30/14	21		MAY14-CPR	6010 ERIC FERREIRA		384.93	.00	FIRST AID CPR-MAY14
11/14	05/30/14	21		MAY14-DRAMA	6280 CASEY VENEMA		175.00	.00	MAY14-DRAMA
TOTAL						.00	10,273.43	.00	PROFESSIONAL CONTRACT SVC
TOTAL						.00	13,185.78	.00	RECREATION
TOTAL						.00	198,464.19	-10,200.00	GENERAL FUND

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FUND - 028 - CITY GRANTS- CAP PROJ
BUDGET UNIT - 4726F - OUTDOOR FLEET MAINT FACIL

ACCOUNT DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4317								
11/14	05/30/14	21	001010319	0276 KLEINFELDER INC.		1,901.00	.00	C.N.G. FACILITY
TOTAL					.00	1,901.00	.00	
TOTAL					.00	1,901.00	.00	
TOTAL					.00	1,901.00	.00	

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FUND - 029 - GAS TAX SECTION 2105
BUDGET UNIT - 4729 - GAS TAX SECTION 2105

ACCOUNT DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4318			ENGINEERING/PLANNED	DEVEL				
11/14	05/30/14	21	75388	0876 QUAD KNOFF, INC.		904.77	.00	CIP5-ST. MAINTENANCE
TOTAL			ENGINEERING/PLANNED	DEVEL	.00	904.77	.00	
TOTAL	GAS TAX	SECTION 2105			.00	904.77	.00	
TOTAL	GAS TAX	SECTION 2105			.00	904.77	.00	

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FUND - 040 - FLEET MAINTENANCE
 BUDGET UNIT - 4265 - FLEET MAINTENANCE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									OPERATING SUPPLIES
11/14	05/30/14	21		42093	0634 TERMINAL AIR BRA		323.85	.00	BRAKE ROTOR
11/14	05/30/14	21		29273-00	6411 BRIDGEPORT MANUF		307.03	.00	YELLOW GRIPPER ROLLER
11/14	05/30/14	21		42092	0634 TERMINAL AIR BRA		453.53	.00	PADS SETS
11/14	05/30/14	21		F83127-001	0221 HYDRAULIC CONTRO		48.81	.00	CARTRIDGE/COIL
TOTAL						.00	1,133.22	.00	
4220F									OPERATING SUPPLIES FUEL
11/14	05/30/14	21		515142	0043 BURROWS & CASTAD		12,028.03	.00	CARDLOCK STATEMENT
TOTAL						.00	12,028.03	.00	
4230									REPAIR/MAINT SUPPLIES
11/14	05/30/14	21		F83121-001	0221 HYDRAULIC CONTRO		17.06	.00	PIPES/ELBOWS
11/14	05/30/14	21		61064	6146 HANFORD CHRYSLER		532.17	.00	STRUTS
11/14	05/30/14	21		40559	2000 J'S COMMUNICATIO		487.62	.00	MICROPHONE/P33
11/14	05/30/14	21		00238792	6412 B & B FLUID POWE		662.52	.00	POWER STEERING PUMP
11/14	05/30/14	21		5020684	2671 KELLER MOTORS		162.54	.00	MIRROR
11/14	05/30/14	21		50017400	0458 KELLER FORD LINC		-32.25	.00	RETURN
11/14	05/30/14	21		50017399	0458 KELLER FORD LINC		-107.50	.00	RETURN
11/14	05/30/14	21		50019602	0458 KELLER FORD LINC		590.18	.00	RADIO/CORE
11/14	05/30/14	21		41364	0634 TERMINAL AIR BRA		138.92	.00	VALVE PURGE
11/14	05/30/14	21		41395	0634 TERMINAL AIR BRA		-138.92	.00	RETURN VALVE PURGE
11/14	05/30/14	21		42164	5804 CHADS AUTO GLASS		183.25	.00	TRUCK 316 GLASS
11/14	05/30/14	21		1074249	6251 SEQUOIA EQUIPMEN		464.81	.00	HYDRAULIC TUBES
11/14	05/30/14	21		65094	0535 RUCKSTELL CALIF		59.71	.00	COIL/CARTRIDGE
TOTAL						.00	3,020.11	.00	
4350									REPAIR/MAINT SERVICES
11/14	05/30/14	21		42507	5804 CHADS AUTO GLASS		406.77	.00	P26 GLASS
11/14	05/30/14	21		801	6129 LEMOORE POWDER C		135.00	.00	BLAST/COAT BEDRAILS
11/14	05/30/14	21		844	6129 LEMOORE POWDER C		30.00	.00	BLAST/COAT BEACON
11/14	05/30/14	21		800777	0649 DAVE'S UPHOLSTRY		570.31	.00	MATERL/RECOVER SEATS
11/14	05/30/14	21		800781	0649 DAVE'S UPHOLSTRY		265.00	.00	REPAIR BENCH SEAT
11/14	05/30/14	21		LEMOORE5-14	6128 DEPARTMENT OF PU		224.00	.00	DPF CLEANING
11/14	05/30/14	21		57752	3088 JONES TOWING		228.00	.00	UNIT 351/TOW FRESNO
11/14	05/30/14	21		57637	3088 JONES TOWING		60.00	.00	UNIT 351 TOW
11/14	05/30/14	21		57641	3088 JONES TOWING		60.00	.00	TOW UNIT 351
TOTAL						.00	1,979.08	.00	
TOTAL						.00	18,160.44	.00	FLEET MAINTENANCE
TOTAL						.00	18,160.44	.00	FLEET MAINTENANCE

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FUND - 050 - WATER
 BUDGET UNIT - 4250 - WATER

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220					OPERATING SUPPLIES				
11/14	05/30/14	21	6759	-01 0002148	5335 ADVANCED FLOW ME		3,475.00	-3,475.00	HEAD ASSEMBLY W/ O RING
11/14	05/30/14	21	6759	-02 0002148	5335 ADVANCED FLOW ME		800.00	-800.00	LABOR
11/14	05/30/14	21	6759	-03 0002148	5335 ADVANCED FLOW ME		270.00	-270.00	MILEAGE
11/14	05/30/14	21	6759	-04 0002148	5335 ADVANCED FLOW ME		260.63	-260.63	SALES TAX
11/14	05/30/14	21	6759	-05 0002148	5335 ADVANCED FLOW ME		47.00	-47.00	FREIGHT
11/14	05/30/14	21		0992216	0188 FERGUSON ENTERPR		433.03	.00	METER BOXES/LIDS
11/14	05/30/14	21		892185	1277 GRAYLIFT, INC.		515.01	.00	SHELVING/SUPPORT
11/14	05/30/14	21		FO799664	6058 UNIVAR		1,709.96	.00	SODIUM,FUEL,MILL FEE
11/14	05/30/14	21		FO799665	6058 UNIVAR		1,503.13	.00	SODIUM,FUEL,MILL FEE
11/14	05/30/14	21		FO799412	6058 UNIVAR		1,448.53	.00	SODIUM,FUEL,MILL FEE
TOTAL					OPERATING SUPPLIES	.00	10,462.29	-4,852.63	
4230					REPAIR/MAINT SUPPLIES				
11/14	05/30/14	21		0994898	0188 FERGUSON ENTERPR		34.81	.00	RING GASKET
11/14	05/30/14	21		0994923	0188 FERGUSON ENTERPR		319.23	.00	HYDRANT MATERIALS
TOTAL					REPAIR/MAINT SUPPLIES	.00	354.04	.00	
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		001-001227	5814 CITY OF HANFORD		3,475.65	.00	DISPATCH SRVCS/JUNE
11/14	05/30/14	21		75402	0876 QUAD KNOFF, INC.		362.34	.00	GEN ENGINEERING SRVCS
TOTAL					PROFESSIONAL CONTRACT SVC	.00	3,837.99	.00	
4320					MEETINGS & DUES				
11/14	05/30/14	21		722330	T913 JAMES WEISER		30.00	.00	VCWA/J.WEISER
11/14	05/30/14	21		722328	2007 RICHARD PEREIRA		90.00	.00	VCWA/R.PEREIRA
11/14	05/30/14	21		722331	T737 PHILIP OCHOA		30.00	.00	VCWA/P.OCHOA
11/14	05/30/14	21		722325	T1477 VICTOR GONZALEZ		30.00	.00	VCWA/GONZALEZ
11/14	05/30/14	21		722327	2160 FRANK HERNANDEZ		30.00	.00	VCWA/F.HERNANDEZ
11/14	05/30/14	21		722318	6269 MATTHEW MARTINEZ		30.00	.00	REIMB/VCWA/MARTINEZ
11/14	05/30/14	21		722326	T1674 ALBERTO CAMACHO		30.00	.00	REIMBRSE/VCWA/CAMACHO
11/14	05/30/14	21		722339	T1351 STEVE ROSE		30.00	.00	REIMB/VCWA/S.ROSE
11/14	05/30/14	21		722338	T1639 JERAMY CLIMER		30.00	.00	VCWA/CLIMER
TOTAL					MEETINGS & DUES	.00	330.00	.00	
4340					UTILITIES				
11/14	05/30/14	21		MAY82600119*	0363 P G & E		63,167.67	.00	04/09/2014-05/08/2014
11/14	05/30/14	21		000005413509	5516 AT&T		96.19	.00	234-371-3714
11/14	05/30/14	21		APR-MAY	0423 THE GAS COMPANY		54.58	.00	04/23-05/22
TOTAL					UTILITIES	.00	63,318.44	.00	
4350					REPAIR/MAINT SERVICES				
11/14	05/30/14	21		5669	5868 CSI SERVICES, IN		397.50	.00	N TANK WRRNTY INSPECT
11/14	05/30/14	21		0002217	5335 ADVANCED FLOW ME		1,092.00	.00	METER MNTING HARDWARE
TOTAL					REPAIR/MAINT SERVICES	.00	1,489.50	.00	
TOTAL					WATER	.00	79,792.26	-4,852.63	

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FUND - 050 - WATER
BUDGET UNIT - 4250 - WATER

ACCOUNT DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4350								REPAIR/MAINT SERVICES

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 050 - WATER
BUDGET UNIT - 4251 - UTILITY OFFICE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4340					UTILITIES				
11/14	05/30/14	21		000005405245	5516 AT&T		13.16	.00	559-924-9003
TOTAL					UTILITIES	.00	13.16	.00	
TOTAL					UTILITY OFFICE	.00	13.16	.00	
TOTAL					WATER	.00	79,805.42	-4,852.63	

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 ACCOUNTING PERIOD: 11/14

FUND - 056 - REFUSE
 BUDGET UNIT - 4256 - REFUSE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									
				OPERATING SUPPLIES					
11/14	05/30/14	21	6772	-01	342470		5,160.00	-5,160.00	GREEN BODY/LIDS
11/14	05/30/14	21	6772	-02	342470		387.00	-387.00	SALES TAX
11/14	05/30/14	21	6772	-03	342470		1,670.00	-1,670.50	FREIGHT
TOTAL						.00	7,217.00	-7,217.50	
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		001-001227	5814		3,475.65	.00	DISPATCH SRVCS/JUNE
TOTAL						.00	3,475.65	.00	
TOTAL						.00	10,692.65	-7,217.50	
TOTAL						.00	10,692.65	-7,217.50	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
 ACCOUNTING PERIOD: 11/14

FUND - 060 - SEWER& STROM WTR DRAINAGE
 BUDGET UNIT - 4260 - SEWER

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		001-001227	5814 CITY OF HANFORD		3,475.65	.00	DISPATCH SRVCS/JUNE
11/14	05/30/14	21		75402	0876 QUAD KNOFF, INC.		362.34	.00	GEN ENGINEERING SRVCS
TOTAL					PROFESSIONAL CONTRACT SVC	.00	3,837.99	.00	
4320					MEETINGS & DUES				
11/14	05/30/14	21		05162014	0610 CSJ SECTION OF T		85.00	.00	CWEA MEETING /MAY 13
TOTAL					MEETINGS & DUES	.00	85.00	.00	
4350					REPAIR/MAINT SERVICES				
11/14	05/30/14	21		471970	2924 WESTERN PLUMBING		171.00	.00	REPAIR AC UNIT
TOTAL					REPAIR/MAINT SERVICES	.00	171.00	.00	
4825					MACHINERY & EQUIPMENT				
11/14	05/30/14	21		W32492-0414	5436 CHEVRON ENERGY S		4,750.00	.00	SEWER-SOLAR PROJECT
TOTAL					MACHINERY & EQUIPMENT	.00	4,750.00	.00	
TOTAL					SEWER	.00	8,843.99	.00	
TOTAL					SEWER& STROM WTR DRAINAGE	.00	8,843.99	.00	

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 ACCOUNTING PERIOD: 11/14

FUND - 074 - PARKS & RECREATION CAP
 BUDGET UNIT - 4730E - INSULATION & HVAC

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4317				CONSTRUCTION/IMPLEMENTA.					
11/14	05/30/14	21		431700	6415 AIRWORX		14,479.00	.00	CIP4-ROOF CURB
11/14	05/30/14	21		431700	6416 GOODMAN DISTRIBU		11,515.63	.00	CIP4-SUPPLY/ROOF CURB
11/14	05/30/14	21		14514	6409 PAUL DOMBROWSKI		350.00	.00	CIP4-INSTALL SKYLGHT1
11/14	05/30/14	21		54514	6409 PAUL DOMBROWSKI		388.00	.00	CIP4-INSTALL SKYLGHT2
11/14	05/30/14	21		05132014	6408 THOMAS DOMBROWSK		250.00	.00	CIP4-HEADERS SKYLGHT1
11/14	05/30/14	21		05142014	6408 THOMAS DOMBROWSK		250.00	.00	CIP4-HEADERS/SKYLGHT2
11/14	05/30/14	21		0775-0	2983 FRAZEE PAINT & W		-58.82	.00	CIP4-RETURN TAPE
11/14	05/30/14	21		0772-7	2983 FRAZEE PAINT & W		236.32	.00	CIP4-TAPE/PAINT
11/14	05/30/14	21		11535	2964 PYRAMID CABINET		2,100.00	.00	CIP4-CNTRTOP/DAYCAMP
11/14	05/30/14	21		11531	2964 PYRAMID CABINET		2,400.00	.00	CIP4-CABINETS/DAYCAMP
11/14	05/30/14	21		45603244-001	6404 SUNBELT RENTALS,		533.19	.00	CIP4-GRINDER DISC
11/14	05/30/14	21		11536	2964 PYRAMID CABINET		1,500.00	.00	CIP4-DESK/DAY CAMP
11/14	05/30/14	21		11547	2964 PYRAMID CABINET		1,280.00	.00	INSTALL CABINET
11/14	05/30/14	21		5098	1216 C.B.S. DOORS		1,924.04	.00	CIP4-DOORS
11/14	05/30/14	21		5114	1216 C.B.S. DOORS		1,645.21	.00	CIP4-DOOR LOCKS
11/14	05/30/14	21	6786	-01 98955	6273 CHILDS AND COMPA		2,733.19	-2,733.19	CIP5-DOOR/FRAMES
11/14	05/30/14	21	6786	-02 98955	6273 CHILDS AND COMPA		224.81	-224.81	CIP5-TAX
TOTAL				CONSTRUCTION/IMPLEMENTA.		.00	41,750.57	-2,958.00	
TOTAL				INSULATION & HVAC		.00	41,750.57	-2,958.00	

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ACCOUNTING PERIOD: 11/14

FUND - 074 - PARKS & RECREATION CAP
BUDGET UNIT - 4730G - REC OFFICE SP - CMC PH3

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4317									
11/14	05/30/14	21		960596	6068 TELECOM NETWORKI		502.50	.00	REPAIR BAD CABLE
TOTAL						.00	502.50	.00	
TOTAL						.00	502.50	.00	
TOTAL						.00	42,253.07	-2,958.00	

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ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4801 - LLMD ZONE 1 WESTFIELD

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		55.92	.00	LANDSCAPE/LGHTING
TOTAL						.00	55.92	.00	
TOTAL					LLMD ZONE 1 WESTFIELD	.00	55.92	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4803 - LLMD ZONE3 SILVA ESTATES

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		9.71	.00	LANDSCAPE/LGHTING
TOTAL					PROFESSIONAL CONTRACT SVC	.00	9.71	.00	
TOTAL					LLMD ZONE3 SILVA ESTATES	.00	9.71	.00	

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ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4805 - LLMD ZONE 5 WILDFLOWER

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		1.08	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	1.08	.00	
TOTAL				LLMD ZONE 5 WILDFLOWER		.00	1.08	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4806 - LLMD ZONE 6 CAPISTRANO

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		1.19	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	1.19	.00	
TOTAL				LLMD ZONE 6 CAPISTRANO		.00	1.19	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4807 - LLMD ZONE 7 SILVERADO

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
	11/14	05/30/14	21	75396	0876 QUAD KNOFF, INC.		2.49	.00	LANDSCAPE/LGHTING
TOTAL						.00	2.49	.00	
TOTAL					LLMD ZONE 7 SILVERADO	.00	2.49	.00	

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ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4808 - LLMD ZONE 8 CTRY.CLB.VILL

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		16.62	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	16.62	.00	
TOTAL				LLMD ZONE 8 CTRY.CLB.VILL		.00	16.62	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4809 - LLMD ZONE 9 LA DANTE ROSE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		75396	0876 QUAD KNOPF, INC.		3.75	.00	LANDSCAPE/LGHTING
TOTAL					PROFESSIONAL CONTRACT SVC	.00	3.75	.00	
TOTAL					LLMD ZONE 9 LA DANTE ROSE	.00	3.75	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4810 - LLMD ZONE 10 AVALON

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		11.39	.00	LANDSCAPE/LGHTING
TOTAL						.00	11.39	.00	
TOTAL						.00	11.39	.00	

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ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4811 - LLMD ZONE 11 SELF HELP EN

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOPF, INC.		1.15	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	1.15	.00	
TOTAL				LLMD ZONE 11 SELF HELP EN		.00	1.15	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4812 - LLMD ZONE 12 SUMMERWIND

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
	11/14	05/30/14	21	75396	0876 QUAD KNOFF, INC.		48.10	.00	LANDSCAPE/LGHTING
TOTAL						.00	48.10	.00	
TOTAL					LLMD ZONE 12 SUMMERWIND	.00	48.10	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4813 - LLMD ZONE 13 CORNERSTONE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
	11/14	05/30/14	21	75396	0876 QUAD KNOFF, INC.		2.98	.00	LANDSCAPE/LGHTING
TOTAL						.00	2.98	.00	
TOTAL					LLMD ZONE 13 CORNERSTONE	.00	2.98	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815A - PFMD ZONE 1 THE LANDING

ACCOUNT DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310			PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21	75396	0876 QUAD KNOFF, INC.		48.68	.00	LANDSCAPE/LGHTING
TOTAL			PROFESSIONAL CONTRACT SVC		.00	48.68	.00	
TOTAL			PFMD ZONE 1 THE LANDING		.00	48.68	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815B - PFMD ZONE 2 DEVANTE

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		148.94	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	148.94	.00	
TOTAL				PFMD ZONE 2 DEVANTE		.00	148.94	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815C - PFMD ZONE 3 SILVA 10

ACCOUNT DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310			PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21	75396	0876 QUAD KNOFF, INC.		42.76	.00	LANDSCAPE/LGHTING
TOTAL			PROFESSIONAL CONTRACT SVC		.00	42.76	.00	
TOTAL			PFMD ZONE 3 SILVA 10		.00	42.76	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815D - PFMD ZONE 4 PARKVIEW

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		12.04	.00	LANDSCAPE/LGHTING
TOTAL						.00	12.04	.00	
TOTAL						.00	12.04	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815E - PFMD EAST VILLAGE PARK

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310				PROFESSIONAL CONTRACT SVC					
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		61.90	.00	LANDSCAPE/LGHTING
TOTAL				PROFESSIONAL CONTRACT SVC		.00	61.90	.00	
TOTAL				PFMD EAST VILLAGE PARK		.00	61.90	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 078 - LLMD/PFMD
BUDGET UNIT - 4815F - SAGECREST ESTATES

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
11/14	05/30/14	21		75396	0876 QUAD KNOFF, INC.		12.80	.00	LANDSCAPE/LGHTING
TOTAL						.00	12.80	.00	
TOTAL					SAGECREST ESTATES	.00	12.80	.00	
TOTAL					LLMD/PFMD	.00	481.50	.00	

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SELECTION CRITERIA: transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 085 - PBIA
BUDGET UNIT - 4270 - PBIA

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
11/14	05/30/14	21		140501	6337 LEON SECURITY CO		240.00	.00	FRIDAY MRKT SECURITY
11/14	05/30/14	21		00083987	2914 AAA QUALITY SERV		276.55	.00	POTTY RENT/HOMECOMING
11/14	05/30/14	21		AO84229	5189 MUZAK		110.89	.00	MAY SERVICES
TOTAL					PROFESSIONAL CONTRACT SVC	.00	627.44	.00	
TOTAL					PBIA	.00	627.44	.00	
TOTAL					PBIA	.00	627.44	.00	
TOTAL REPORT						.00	362,134.47	-25,228.13	

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GENERAL LEDGER TRANSACTION ANALYSIS

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SELECTION CRITERIA: account.acct between '2000' and '2999' AND transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 001 - GENERAL FUND

ACCOUNT	DATE	T/C	REFERENCE	VENDOR/PAYER	DEBIT	CREDIT	DESCRIPTION
2020							
	11/14		05/30/14	5674 JENNIFER MELENDEZ	40.00		REPAYMENT#3
	11/14		05/30/14	0650 LORD'S UNIFORMS & TU		1,006.85	UNIFORMS/EXPLORERS
	11/14		05/30/14	0650 LORD'S UNIFORMS & TU		168.51	UNIFORMS
	11/14		05/30/14	2399 DEPARTMENT OF JUSTIC		851.00	FINGERPRINTS
TOTAL				ACCOUNTS PAYABLE	40.00	2,026.36	
2248							
	11/14		05/30/14	5674 JENNIFER MELENDEZ		40.00	REPAYMENT#3
TOTAL				RECREATION IN/OUT	.00	40.00	
2284							
	11/14		05/30/14	0650 LORD'S UNIFORMS & TU	1,006.85		UNIFORMS/EXPLORERS
	11/14		05/30/14	0650 LORD'S UNIFORMS & TU	168.51		UNIFORMS
TOTAL				POST EXPLORERS	1,175.36	.00	
2285							
	11/14		05/30/14	2399 DEPARTMENT OF JUSTIC	851.00		FINGERPRINTS
TOTAL				LIFE SCAN DEPOSITS--PD	851.00	.00	
TOTAL				GENERAL FUND	2,066.36	2,066.36	
TOTAL REPORT					2,066.36	2,066.36	

3 HD dollars doubled in error. (50\$ error). 

ETM - 362,134.4
PTM - 1,275.00
GLTM - 2,066.36
GLTM - 15,532.51
GLTM - 80.00
GLTM - 380,928.4

0*

PEI
DATE: 05/30/2014
TIME: 10:50:58

CITY OF LEMOORE
GENERAL LEDGER TRANSACTION ANALYSIS

PAGE NUMBER: 1
AUDIT311

SELECTION CRITERIA: account.acct between '1011' and '2021' AND transact.yr='14' and transact.batch='AC0603'
ACCOUNTING PERIOD: 11/14

FUND - 001 - GENERAL FUND

ACCOUNT	DATE	T/C	REFERENCE	VENDOR/PAYER	DEBIT	CREDIT	DESCRIPTION
1550							
	11/14	05/30/14	21	3022 FIRST BANKCARD	15,532.81		VISA BANK CARD
TOTAL					15,532.81	.00	
2020							
	11/14	05/30/14	21	3022 FIRST BANKCARD		15,532.81	VISA BANK CARD
TOTAL					.00	15,532.81	
TOTAL				GENERAL FUND	15,532.81	15,532.81	
TOTAL REPORT					15,532.81	15,532.81	

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Edward Neal
Willard Rodarmel



**Office of City
Manager**

119 Fox Street
Lemoore, CA 93245
Phone (559) 924-6700
FAX (559) 924-9003

Staff Report

ITEM NO. 2-3

To: Lemoore City Council
From: Jeff Laws, City Manager
Date: May 29, 2014
Subject: Grand Jury Response – Lemoore Golf Course

Discussion:

A copy of the Grand Jury report concerning the Lemoore Golf Course is attached for your review. In keeping with Penal Code Section 933 (c), the governing body of the public agency shall comment to the presiding judge of the Superior Court on the findings and recommendations.

Also attached is a draft response to the findings and recommendations respectfully submitted for your approval.

Budget Impact:

No budget impact at this time.

Recommendation:

That the Lemoore City Council, by motion, approve the response to the Grand Jury and authorize the Mayor to sign.



COUNTY OF KINGS
GRAND JURY
County of Kings Government Center
1400 W. Lacey Blvd.
Hanford, CA 93230

CITY CLERK'S OFFICE

MAY 28 2014

RECEIVED

KINGS COUNTY
GRAND JURY FINAL REPORT
2013-2014

I HEREBY ACKNOWLEDGE RECEIPT OF () COPY () COPIES
OF THE 2013- 2014 FINAL REPORT (s).

LEMOORE GOLF COURSE

I ACCEPT THAT I AM REQUIRED BY LAW (PC SECTION 933(c))
TO REPLY WITHIN 90 DAYS TO THE PRESIDING JUDGE.

THIS REPORT MAY BE PUBLISHED AFTER TWO WORKING DAYS OF
RECEIPT.

THIS COPY IS DIRECTED TO:

PRINT NAME:

J. R. LAWS

SIGNATURE:

[Handwritten Signature]

TITLE / POSITION:

CITY MANAGER

MONTH/DAY/YEAR:

5-28-14

TIME:

11:40

WITNESS:

[Handwritten Signature]
[Handwritten Signature]

LEMOORE GOLF COURSE

SYNOPSIS

The Lemoore Golf Course is the only public Golf Course in Kings County. As such, it provides a significant addition to the recreational facilities in the County. However, the financial history of the Course has been the subject of controversy for the Lemoore City Council and the public. Loans obtained by the City of Lemoore on behalf of the Golf Course have been managed ineffectively and not in a manner conducive to expedient repayment.

WHY THE GRAND JURY INVESTIGATED

Public Interest and Citizens' complaints regarding confusion concerning Golf Course finances.

AUTHORITY

California Penal Code §925(a) The Grand Jury may at any time examine the books and records of any incorporated city.

METHOD OF INVESTIGATION

The Grand Jury interviewed several employees of the City and Golf Course staff, examined financial documents of both the City and the Golf Course, and reviewed minutes of and attended Lemoore City Council meetings.

BACKGROUND AND FACTS

The Lemoore Golf Course began as a nine-hole course in 1928. A feasibility study was conducted in 1989 to expand to 18 holes, and in 1991 a loan was taken out of approximately \$4.125 million and the Golf Course was expanded. In 1995 the decision was made to refinance the initial loan, and the total owed from the Golf Course after the refinance to the City increased to \$4.215 million. For the first three years after the refinance, interest only was paid. Thereafter, annual payments of \$250,000 were to be made to cover principal payments and interest.

In 2000, a second loan of approximately \$242,000 was taken out for the purpose of building a golf cart barn. In 2004 a third loan in the amount of \$300,000 was taken out for improvements to the Golf Course. These expenses were not tied to existing loans. Payment amounts were denoted by invoice.

In 2005, the Redevelopment Agency (RDA) lent money to the City to cover Golf Course loan debt, creating a fourth loan. New payment schedules were established taking this and other debts into account. However, in 2012, the dissolution of RDA programs statewide necessitated a change in financing. As the Successor Agency to the RDA, the City Council required that those funds used to repay the Golf Course loans be paid into the Successor Agency fund.

In 2013, the City paid \$1.4 million out of the general fund to pay debt owed on behalf of the Golf Course. This saved money in interest. The City intended that Golf Course revenue was to reimburse this payment. The Successor Agency, which consisted of the Lemoore City Council, did not establish a payment schedule based on accurate numbers until 2014, due to errors made by the previous Financial Department. Prior to this schedule, payment amounts were decided by the City on a yearly basis with no consistent pattern.

Payments were made from the Golf Course revenue to reduce the outstanding debt to the City, but these payments were not standardized until the most recent payment schedule was established in 2014. Funds were transferred from Golf Course revenue and paid to the City. After these monies were transferred to the Golf Course fund, there was no standard procedure of using those monies to retire the debts associated with the Golf Course. Throughout this time, interest continued to accumulate.

According to the most recent payment schedule, the Golf Course continues to make payments to the City to pay off the primary debt (\$4.215 mil.) while also paying off the 2000 and 2004 debts. The RDA loan will not begin to be repaid until 2021, after the other loans are paid off in full. Payments of \$250,000 are made annually to address the primary debt to the city. The delayed RDA repayment will increase total principal and interest payments to \$300,000 yearly.

According to both Golf Course and City records, the Golf Course has been sustaining itself on revenue alone from at least 2007. The City does not pay management or Golf Course expenses out of the general fund. Payments were made to the City from the Golf Course, but until the newest payment schedule was created, regular payments to reduce debt owed to the City were not clearly detailed and documented. City officials have stated that the Golf Course has not been able to support itself, and that it was not making a profit. However, financial reports show conclusions at odds with these claims.

The Lemoore City Council faced controversy starting in July of 2013, when a potential buyer expressed interest in purchasing the Golf Course. Subsequent City Council meetings involved a large number of public comments from Kings County residents, most of whom expressed opposition to the prospect of a sale.

City officials expressed concern that local, private entities could plan to build a golf course of their own if the Lemoore Golf Course was not sold, creating competition and making it even more difficult for the Golf Course to pay off its debts. As of the writing of this report, there is no confirmation of this actually occurring.

At present, the Golf Course is supporting its expenses out of its revenue, including debt payments to the City. However, in the event of a very large and urgent expense, such as a well drying up, it would be in danger of either needing to use City general fund resources or having to take out another loan. To prevent this from happening, the City Council considered selling the Golf Course, or even writing a new lease agreement, since the current manager's contract is set to expire soon. Either action could potentially save the City money. Current management of the Golf Course presented a new proposal to the City Council for a lease, and negotiations have yet to be settled as of the writing of this report. The City Council is currently drafting a Request for Proposal (RFP) for a new lease agreement.

Four options for disposal of the Golf Course debt have been mentioned in City Council meetings:

- Keep the Golf Course and continue debt payments according to the current debt repayment plan
- Lease the Golf Course to a private organization
- Sell the Golf Course to a private organization
- Put to a city vote the possibility of making the Golf Course a community service district, supported by tax money

The Grand Jury received testimony stating that due to disorganized management of funds and records over the years, the financial history and debt situation of the Golf Course became a convoluted and confusing topic to work with for City officials, as well as for much of the public, leading sometimes to incorrect assumptions. The current Lemoore City Finance Department developed a clearer picture of the situation and history of the financial records of previous years.

FINDINGS AND RECOMMENDATIONS

Finding 1

The Grand Jury found that former Lemoore City Councils failed to effectively address the debts associated with the Lemoore Golf Course. Rather than paying the debt, the City Council made decisions to refinance and, at times, made interest-only payments or even no payments while interest continued to accumulate.

Recommendation 1

The City Council should continue its current process of analyzing the Golf Course finances and follow through on plans to retire the debts.

Finding 2

The Grand Jury found that although there is a perception that the Golf Course has been operating with a negative cash flow, the Golf Course is, in fact, supporting its own expenses from revenue and has been since at least 2007. This includes making payments on the debt, when requested by the City.

Recommendation 2

The City of Lemoore should make the citizens of Lemoore aware that the Golf Course has been able to sustain itself at the current debt level and, barring a large expense that would deplete emergency funds or a significant drop in income, should be able to continue to do so according to financial documents.

Finding 3

The Grand Jury found that the Golf Course has been estimated to be able to pay off its debts unless a major unplanned expense occurs. If this were to occur, another loan might need to be taken out, which would create an even larger debt problem for the Golf Course and, by extension, the City.

Recommendation 3

A contingency fund for major unforeseen expenses should be established, and a secondary plan should be established if the City chooses not to sell and absolve itself of responsibility for the Golf Course.

COMMENTS

Previous Grand Jury reports state that the City of Lemoore has an excellent recreation program. The Golf Course is a part of this. In no place is it stated that recreation must run at a profit.

There is no record of the Golf Course being formally appraised by the City. It is thus difficult to assess what action might be most financially responsible.

RESPONSE REQUIRED

California Penal Code §933(c) Within 90 days of receipt of a report the public agency shall submit its response to the Presiding Judge.

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Edward Neal
Willard Rodarmel



**Office of City
Manager**

119 Fox Street
Lemoore, CA 93245
Phone (559) 924-6700
FAX (559) 924-9003

May 30, 2014

Honorable Thomas DeSantos
Kings County Superior Court
1426 South Drive
Hanford, CA 93230

Dear Judge DeSantos:

The City of Lemoore has received the Grand Jury Report titled "Lemoore Golf Course." As requested, we are providing the following comments to the recommendations contained in the report.

Finding 1:

The Grand Jury found that former Lemoore City Councils failed to effectively address the debts associated with the Lemoore Golf Course. Rather than paying the debt, the City Council made decisions to refinance and, at time, made interest only payments or even no payments while interest continued to accumulate.

Recommendation 1:

The City Council should continue its current process of analyzing the Golf Course finances and follow through on plans to retire the debts.

City Comment:

The City has no comment.

Finding 2:

The Grand Jury found that although there is a perception that the Golf Course has been operating with a negative cash flow, the Golf Course is, in fact, supporting its own expenses from revenue and has been since at least 2007. This includes making payments on the debt, when requested by the City.

Recommendation 2:

The City of Lemoore should make the citizens of Lemoore aware that the Golf Course has been able to sustain itself at the current debt level and, barring a large expense that would deplete emergency funds or a significant drop in income, should be able to continue to do so according to financial documents.

City Comments:

The City of Lemoore does not necessarily agree with the findings of the Grand Jury on this issue because the Golf Course has only been able to make both the operations and debt payments during three budget years. Those budget years are 2009/2010, 2011/2012, 2012/2013. During the budget years of 2005/2006, 2006/2007, 2007/2008, 2008/2009, and 2010/2011, the golf course was unable to make the debt service payments on the golf course requiring the general fund to make up the short fall.

Finding 3:

The Grand Jury found that the Golf Course has been estimated to be able to pay off its debts unless a major unplanned expense occurs. If this were to occur, another loan might need to be taken out, which would create an even larger debt problem for the Golf Course and, by extension, the City.

Recommendation 3:

A contingency fund for major unforeseen expenses should be established, and a secondary plan should be established if the City chooses not to sell and absolve itself of responsibility for the Golf Course.

City Comments:

The City has no comment.

Respectfully submitted,

William M. Siegel, Jr.
Mayor

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



**Maintenance &
Fleet Divisions**
711 W. Cinnamon Dr.
Lemoore * CA 93245
Phone *(559) 924-6739
FAX * (559) 924-6808

Staff Report

ITEM

2-4

To: Lemoore City Council
From: Joe Simonson, Parks and Recreation Director
Date: May 29, 2014
Subject: Bid Award – 2014 Bush Street Reconstruction Project

Discussion:

Quad Knopf received five bids as noted below, at the bid opening for the City of Lemoore 2014 Bush Street Reconstruction Project.

Contractor	Bid Amount
Bush Engineering	627,185.00
B & B Construction Services	643,492.00
Cen Cal Paving	649,814.00
Lee's Paving	698,027.00
W. Jackson Baker	749,976.50

Staff is recommending the project be awarded to Bush Engineering in the amount of \$627,185.00. The project is scheduled to begin in June and end in September 2014.

Budget Impact:

The 2014 Bush Street Reconstruction Project will be funded in the amount of \$627,185.00 through the (065) Street Capital Fund account which has a projected balance of \$1,316,300 in the 2013-2015 Capital Improvement Budget.

Recommendation:

That the City Council, by motion, award the bid to Bush Engineering for the 2014 Bush Street Reconstruction Project in the amount of \$627,185.00 and authorize the City Manager to sign the agreement and contracts.

CITY OF LEMOORE
2014 BUSH STREET RECONSTRUCTION PROJECT

**Notice to Contractors, Bid Proposal,
General Provisions, Special Provisions,
Technical Specifications and
Contract Forms**



QUAD KNOFF, INC.
5110 W. Cypress Avenue
Visalia, California 93277
559-733-0440

MAY 2014

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LOCAL PREFERENCE REQUEST

The City of Lemoore, in Ordinance 2013-03, has enacted a local bidding preference. The details are as follows:

"Local City Vendor" means a vendor, contractor, or consultant who has a valid physical business address located within the boundaries of the City of Lemoore, at least six months prior to bid or proposal opening date, from which the vendor, contractor, or consultant operates or performs business on a day-to-day basis, and holds a valid business license issued by the City of Lemoore, and, if applicable, records sales tax in the City of Lemoore. Post office boxes are not verifiable and shall not be used for the purpose of establishing such physical address.

"Local 93245 Vendor" means a vendor, contractor, or consultant who has a valid physical business address located outside the City of Lemoore but within the 93245 zip code, at least six months prior to bid or proposal opening date, from which the vendor, contractor, or consultant operates or performs business on a day-to-day basis, and holds a valid business license issued by the City of Lemoore. Post office boxes are not verifiable and shall not be used for the purpose of establishing such physical address.

1. If the vendor that submits the lowest responsive bid or quote is not a Local City Vendor as defined herein, the lowest responsive bid or quote submitted by a Local City Vendor that is within five percent (5%) of the lowest bid or quote may be deemed to be the lowest bidder. If the low bid for the project is \$250,000 or under, the bid may be awarded to the local bidder outright. However, if the low bid is over \$250,000, said Local City Vendor may elect to reduce its bid or quote to match the bid or quote of the lowest bidder, in writing, within one business day (excluding weekends and holidays) of being notified of their status by the City.
2. If the vendor that submits the lowest responsive bid or quote is not a Local Vendor as defined herein, the lowest responsive bid or quote submitted by a Local 93245 Vendor that is within three percent (3%) of the lowest bid or quote may be deemed to be the lowest bidder. If the low bid for the project is under \$250,000, the bid may be awarded to the local bidder outright. However, if the low bid is \$250,000 or over, said Local 93245 Vendor may elect to reduce its bid or quote to match the bid or quote of the lowest bidder, in writing, within one business day (excluding weekends and holidays) of being notified of their status by the City. For the purposes of matching, the total local bid will be reduced to the amount of the low bid, and each line item of the local bid will be reduced by the percentage difference between the low bid and the local bid.
3. If the lowest Local Vendor within the indicated percent of the lowest bid or quote does not elect to reduce its bid or quote to match the bid or quote of the lowest bidder, then the next lowest Local Vendor shall be given the opportunity to match the bid or quote of the lowest bidder as set forth above, providing that this Local Vendor is also within five percent (5%) or three percent (3%), as applicable, of the lowest bid or quote that has been deemed responsive.

4. In all of the above scenarios, local bidders within City limits are given priority over local bidders outside of City limits but inside the 93245 zip code.
5. In order for a Local Vendor to be eligible to claim the preference, the Local Vendor must request the preference in the solicitation and provide a copy of its current business license issued by the City.
6. The vendor, contractor, or consultant will also, to the extent legally possible, solicit proposals for subcontractors and subcontractors for work associated with the proposed contract from local firms as opportunities occur and hire qualified local firms whenever feasible.

_____ I wish to be considered as a Local City Vendor and have attached a copy of my current City of Lemoore business license.

_____ I wish to be considered as a Local 93245 Vendor and have attached a copy of my current City of Lemoore business license.

Physical Address of Business:

Authorized Signature: _____

LOCAL PREFERENCE REQUEST

The City of Lemoore, in Ordinance 2013-03, has enacted a local bidding preference. The details are as follows:

"Local City Vendor" means a vendor, contractor, or consultant who has a valid physical business address located within the boundaries of the City of Lemoore, at least six months prior to bid or proposal opening date, from which the vendor, contractor, or consultant operates or performs business on a day-to-day basis, and holds a valid business license issued by the City of Lemoore, and, if applicable, records sales tax in the City of Lemoore. Post office boxes are not verifiable and shall not be used for the purpose of establishing such physical address.

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2. If the vendor that submits the lowest responsive bid or quote is not a Local Vendor as defined herein, the lowest responsive bid or quote submitted by a Local 93245 Vendor that is within three percent (3%) of the lowest bid or quote may be deemed to be the lowest bidder. If the low bid for the project is under \$250,000, the bid may be awarded to the local bidder outright. However, if the low bid is \$250,000 or over, said Local 93245 Vendor may elect to reduce its bid or quote to match the bid or quote of the lowest bidder, in writing, within one business day (excluding weekends and holidays) of being notified of their status by the City. For the purposes of matching, the total local bid will be reduced to the amount of the low bid, and each line item of the local bid will be reduced by the percentage difference between the low bid and the local bid.
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4. In all of the above scenarios, local bidders within City limits are given priority over local bidders outside of City limits but inside the 93245 zip code.
5. In order for a Local Vendor to be eligible to claim the preference, the Local Vendor must request the preference in the solicitation and provide a copy of its current business license issued by the City.
6. The vendor, contractor, or consultant will also, to the extent legally possible, solicit proposals for subcontractors and subcontractors for work associated with the proposed contract from local firms as opportunities occur and hire qualified local firms whenever feasible.

_____ I wish to be considered as a Local City Vendor and have attached a copy of my current City of Lemoore business license.

_____ I wish to be considered as a Local 93245 Vendor and have attached a copy of my current City of Lemoore business license.

Physical Address of Business:

Authorized Signature: _____

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



**Office of the
City Clerk**

119 Fox Street
Lemoore ♦ CA 93245
Phone ♦ (559) 924-6700
FAX ♦ (559) 924-9003

Staff Report

ITEM 2-5

To: Lemoore City Council
From: Janie Venegas, City Clerk
Date: May 29, 2014
Subject: Resolution 2014-11 – Consolidation of the November 4, 2014
Municipal Election with the County of Kings

Discussion:

Attached for Council review is the Resolution required to begin the process for the consolidated Municipal Election on November 4, 2014.

Resolution 2014-11 requests the Board of Supervisors to consolidate the election, authorizes the County Clerk to provide election services to the City of Lemoore, and sets forth the specific services requested. The Resolution also provides for candidates' statements and sets guidelines for the statements.

The two Council Member seats that will be open are those of John Gordon and Willard Rodarmel. The nomination period begins on Monday, July 14, 2014 and closes on Friday, August 8, 2014; unless an incumbent eligible for re-election does not file nomination documents prior to 5:00 p.m. on August 8, 2014. The filing period would then be extended to August 13, 2014. Nomination papers, election information and Fair Political Practices Forms will be available in the City Clerk's office beginning Monday, July 14, 2014.

Budget Impact:

Based on an estimate received from Kings County Election Department, \$5,500.00 has been included in the proposed 2014-2015 City Manager's Budget to cover the cost of the November 2014 election.

Recommendation:

That the City Council, by motion, approve Resolution 2014-11 as required for the conduct of the Municipal Election on November 4, 2014.

RESOLUTION NO. 2014-11

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE
CALLING GENERAL MUNICIPAL ELECTION CONSOLIDATION WITH KINGS
COUNTY TO THE CONDUCT OF THE MUNICIPAL ELECTION
TO BE HELD IN THE CITY OF LEMOORE, NOVEMBER 4, 2014, AND
APPROPRIATING FUNDS TO PAY FOR SAID SERVICES**

At a Regular Meeting of the City Council of the City of Lemoore duly called and held on June 3, 2014 at 7:30 p.m. on said day, it was moved by Council Member _____, seconded by Council Member _____ and carried that the following Resolution be adopted:

WHEREAS, the next Statewide General Election will take place on November 4, 2014; and

WHEREAS, the City of Lemoore will hold a Regular Municipal Election on Tuesday, November 4, 2014 for the election of two (2) seats, each for a full four-year term currently held by,

John Gordon, elected at large.
Willard Rodarmel, elected at large.

; and

WHEREAS, the City Council of the City of Lemoore has enacted Ordinance 8307 pursuant to Government Code Section 36503.5 requiring its General Municipal Election to be held on the same day as the Statewide General Election; and

WHEREAS, said Ordinance has been approved by the Kings County Board of Supervisors; and

WHEREAS, Section 10002 of the Elections Code of the State of California provides that the governing body of the City may by resolution request the Board of Supervisors of the County to permit the County Clerk to render special services to the City relating to the conduct of elections; and

WHEREAS, it is the desire of the City Council of the City of Lemoore that the Kings County Clerk be permitted to render specified services to the City of Lemoore relating to its conduct of the November 4, 2014 election and consolidate said election being held by other jurisdictions within the City of Lemoore on November 4, 2014.

WHEREAS, it is the desire of the City Council of the City of Lemoore as follows:

1. Pursuant to Section 10002 of the Elections Code of the State of California, the City of Lemoore hereby requests the Kings County Board of Supervisors to permit the Kings County Clerk to render to the City of Lemoore the services specified on Exhibit "A" attached hereto and incorporated herein relating to the conduct of the Municipal Election on November 4, 2014, and to consolidate said election with other elections being held by other jurisdictions within the City of Lemoore.

2. The City Clerk of the City of Lemoore is hereby authorized and directed to forward a certified copy of this resolution to the Kings County Board of Supervisors and upon notification of the granting of such permission, supply the County Clerk with any and all other information that may be necessary in connection with the conduct of such election.

3. For and in consideration of the election services to be rendered by the Kings County Clerk, the City of Lemoore agrees to pay to Kings County the City's proportionate share of the reasonable expenses of said election, said share to consist of all expenses directly related to the conduct of the City of Lemoore's Municipal Election and also the City of Lemoore's proportionate share of the expenses for election services rendered by Kings County that are being shared equally with other jurisdictions, if any, in the City of Lemoore on November 4, 2014.

4. In the event a tie vote has been determined and certified by the County Clerk, a successful candidate will be chosen by lot certification of the election results.

NOW, THEREFORE, BE IT RESOLVED that the City of Lemoore hereby requests the Board of Supervisors of the County of Kings to consolidate the Municipal Election and the Statewide General Election on November 4, 2014 which may be held in whole or in part of the territory of the City of Lemoore as provided in Elections Code Sections 10400, 10402 and 10403; and

BE IT FURTHER RESOLVED that all candidates are to pay for the publication of the Candidate's Statement, pursuant to Elections Code Section 13307. The limitation on the number of words that a candidate may use in his/her Candidate's Statement of Qualifications is 200 words; and

BE IT FURTHER RESOLVED that a sum be appropriated and set aside from the General Funds of the City of Lemoore to reimburse the County of Kings for the actual costs incurred by the County Elections Official of the County of Kings in conducting the general municipal election for the City of Lemoore.

* * * *

PASSED AND ADOPTED by the City Council of the City of Lemoore at a regular meeting held on the 3rd day of June 2014 by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

ATTEST:

APPROVED:

Mary Jane Venegas, City Clerk

William M. Siegel, Jr.

CERTIFICATE

STATE OF CALIFORNIA)
COUNTY OF KINGS) ss.
CITY OF LEMOORE)

I, Mary J. Venegas, City Clerk of the City of Lemoore do hereby certify the foregoing Resolution of the City Council of the City of Lemoore was duly passed and adopted at a Regular Meeting of the City Council held on June 3, 2014.

DATED: June 3, 2014

Mary J. Venegas
City Clerk

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Edward Neal
Willard Rodarmel



**Office of City
Manager**

119 Fox Street
Lemoore, CA 93245
Phone (559) 924-6700
FAX (559) 924-9003

Staff Report

ITEM NO. 2-6

To: Lemoore City Council
From: Jeff Laws, City Manager 
Date: May 30, 2014
Subject: Grand Jury Response – Water Management by Hanford and Lemoore

Discussion:

A copy of the Grand Jury report concerning our Water Management Plan is attached for your review. In keeping with Penal Code Section 933 (c), the governing body of the public agency shall comment to the presiding judge of the Superior Court on the findings and recommendations.

Also attached is a draft response to the findings and recommendations respectfully submitted for your approval.

Budget Impact:

No budget impact at this time.

Recommendation:

That the Lemoore City Council, by motion, approve the response to the Grand Jury and authorize the Mayor to sign.



COUNTY OF KINGS
GRAND JURY
County of Kings Government Center
1400 W. Lacey Blvd.
Hanford, CA 93230

CITY CLERK'S OFFICE

MAY 28 2014

RECEIVED

KINGS COUNTY
GRAND JURY FINAL REPORT
2013-2014

I HEREBY ACKNOWLEDGE RECEIPT OF () COPY () COPIES
OF THE 2013- 2014 FINAL REPORT (s).

WATER MANAGEMENT BY HANFORD AND LEMOORE

I ACCEPT THAT I AM REQUIRED BY LAW (PC SECTION 933(c))
TO REPLY WITHIN 90 DAYS TO THE PRESIDING JUDGE.

THIS REPORT MAY BE PUBLISHED AFTER TWO WORKING DAYS OF
RECEIPT.

THIS COPY IS DIRECTED TO:

PRINT NAME:

J. R. LAWS

SIGNATURE:

[Handwritten Signature]

TITLE / POSITION:

CITY MANAGER

MONTH/DAY/YEAR:

5-28-14

TIME: 11:40

WITNESS:

[Handwritten Signature]

[Handwritten Signature]

WATER MANAGEMENT BY HANFORD AND LEMOORE

WHY THE GRAND JURY INVESTIGATED

Public Interest

AUTHORITY

California Penal §925(a) The Grand Jury may at any time examine the books and records of any incorporated city in the county.

METHOD OF INVESTIGATION

The Grand Jury interviewed the Public Works Directors of the Cities of Lemoore and Hanford and reviewed information provided by the Directors.

BACKGROUND AND FACTS

Both Lemoore and Hanford operate their water functions as an enterprise. In other words, they are self-supporting. Water supply for both cities is from groundwater, and accessed through wells. Within each of the cities, the water usage of most homes and industries are metered, and restrictions apply to water usage for the purpose of conservation. Lemoore meters all of its properties and Hanford is in the process of completely metering all of its properties. The state of California is experiencing severe drought conditions, and both Lemoore and Hanford have ordinances in place to address the issues created by such conditions.

The Cities of Hanford and Lemoore both restrict landscape water usage and car-washing for their residents. Landscape watering is restricted to a three day per week schedule, which can be found on the websites of both cities. Residents are required to use a shutoff nozzle on their hoses if they choose to wash their cars at home, and it is recommended that they use car washes that recycle water. Both cities have reduced their water usage on parks, landscaping, etc.

Lemoore has a three-step plan in place to restrict outdoor watering to two days per week, one day, or even none, should the need arise. There are financial penalties in place for repeatedly violating water restrictions. The City measures changes in the water table and makes adjustments accordingly. Hanford does not have a similar plan in place.

Both cities employ water enforcement officers, who monitor outdoor water usage in the cities and issue notices of violations when ordinances which require restricted watering are in place.

FINDINGS AND RECOMMENDATIONS

Finding

At the time of the interview with the Hanford Public Works Director, the Grand Jury was told that the City of Hanford does not have a contingency plan in place should the drought worsen.

Recommendation

The City of Hanford should consider the potential need for a similar plan to Lemoore's.

RESPONSE REQUIRED

California Penal Code §933(c) Within 90 days of receipt of a report the public agency shall submit its response to the Presiding Judge.

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Edward Neal
Willard Rodarmel



**Office of City
Manager**

119 Fox Street
Lemoore, CA 93245
Phone (559) 924-6700
FAX (559) 924-9003

May 30, 2014

Honorable Thomas DeSantos
Kings County Superior Court
1426 South Drive
Hanford, CA 93230

Dear Judge DeSantos:

The City of Lemoore has received the Grand jury Report titled "Water Management by Hanford and Lemoore." As requested, we are providing the following comments to the recommendations contained in the report.

Finding:

At the time of the interview with the Hanford Public Works Director, the Grand Jury was told that the City of Hanford does not have a contingency plan in place should the drought worsen.

Recommendation:

The City of Hanford should consider the potential need for a similar plan to Lemoore's.

City Comment:

The City has no comment.

Respectfully submitted,

William M. Siegel, Jr.
Mayor

PEI
 DATE: 05/30/2014
 TIME: 11:05:28

CITY OF LEMOORE
 EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 1
 AUDIT11

SELECTION CRITERIA: transact.yr='14' and transact.batch='CSP0603'
 ACCOUNTING PERIOD: 11/14

FUND - 050 - WATER
 BUDGET UNIT - 4250 - WATER

ACCOUNT	DATE	T/C	ENCUMBR	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4825					MACHINERY & EQUIPMENT				
11/14	05/30/14	21		W32492-0414*	5436 CHEVRON ENERGY S		539,767.18	.00	SOLAR/WATER PORTION
TOTAL					MACHINERY & EQUIPMENT	.00	539,767.18	.00	
TOTAL					WATER	.00	539,767.18	.00	
TOTAL					WATER	.00	539,767.18	.00	
TOTAL					REPORT	.00	539,767.18	.00	

Mayor

William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



**Parks and Recreation
Department**

721 W. Cinnamon Dr.
Lemoore • CA 93245
Phone • (559) 924-6767
FAX • (559) 924-6772

Staff Report

ITEM 4-1

To: Lemoore City Council
From: Joe Simonson, Parks and Recreation Director
Date: May 28, 2014
Subject: Lease Agreement with Framework Racing

Discussion:

At the May 20, 2014 study session, Council discussed a proposal from Framework Racing to enter into a lease with the City of Lemoore and construct a BMX track. Staff showed two proposed sites near Highway 41 and Idaho Avenue to be considered by Council. Discussion also took place regarding Framework Racing raising \$12,000 in order to put the lease with the City of Lemoore into effect. The initial proposal was to use the \$12,000 along with the City's \$25,000 to fund the initial cost of building the track. Framework Racing also informed Council that in order to solicit contributions from Corporations or major sponsors, a signed lease with the City must be in place. After discussion, Staff believes the consensus of Council was to go forward with option B with access off of Idaho Avenue, to allow Framework Racing to keep the \$12,000 raised for startup cost and to fund the \$37,000 initial build cost of the track.

Option B is located directly east of the Lemoore Raceway and in preliminary discussions with the owner of the Raceway, he was open to having a BMX track adjacent to his property. As discussed at last council meeting, parking and event dates would have to be coordinated and will be discussed at the July 8, 2014 Planning Commission Meeting. Framework Racing is on the agenda when the Planning Commission will consider their Conditional Use Permit. The owner of Lemoore Raceway will be notified that Framework Racing is on the agenda

A draft of the lease agreement is attached for Council to review.

Budget Impact:

Park and Recreation Impact Fees (Fund 074) estimated balance as of June 30, 2014 is \$1,260,204. If granted by City Council, funding expenditures would be \$37,000.

Recommendation:

That Council agree to lease the land located directly east of the Lemoore Raceway to Framework Racing and that the lease takes effect when Framework Racing has an account with \$12,000 controlled by its board.

LEASE AGREEMENT

CITY OF LEMOORE AND FRAMEWORK RACING, INC.

This Lease Agreement (hereinafter "Agreement") is made by and between Framework Racing, Inc. (hereinafter "Lessee"), and City of Lemoore, a municipal corporation, (hereinafter "City"). City and Lessee are collectively referred to herein as "Parties."

RECITALS

- A. City owns real property located at _____ (hereinafter "Property");
- B. Lessee wishes to lease the Property to build and operate a bicycle motocross track sanctioned by the National Bicycle League. Lessee will have until July 1, 2015 to raise \$12,000 to put toward the production of the track. Once the funds are in place, the lease will become binding;

AGREEMENT

NOW THEREFORE, in consideration of the foregoing recitals and in consideration of the mutual obligations agreed to by the parties listed herein, City and Lessee agree as follows:

1. Lease of Property.

1.1 Lease. City owns in fee and hereby leases to Lessee, in "as is" condition the Property. A map depicting the Property is attached to this Agreement as Exhibit "A", and is incorporated as though fully set forth herein.

1.2 Conditions Precedent. This Agreement will become effective once Lessee has raised \$12,000.00 in funds as initial financing towards the production of a bicycle motocross track. Lessee will deposit the funds into a trust account subject to the purposes set forth in this Agreement. Lessee will provide proof to the City of the deposit. This deposit must be made by July 1, 2015. If Lessee fails to deposit the required funds and provide proof of the deposit to the City by this date, this Agreement will be rescinded.

1.3 Term of Lease. The term of this Agreement shall be for a period of ten (10) years. The Agreement may be extended for additional one year periods upon Lessee's written notice to City at least thirty days before the end of the ten year period, unless sooner terminated pursuant to the terms of this Agreement. Lessee understands that notwithstanding this provision, the City has the right to give thirty days notice to terminate the Agreement at any time.

1.4 Utilities. Lessee will be responsible for the cost of water, sewage, trash, gas and electricity arising from Lessee's use of the Property.

1.5 Rent. Lessee will pay One Dollar and No/100 (\$1.00) per year for the lease of the Property.

1.6 Improvements and Use of Property. It is understood that Lessee shall construct certain improvements on the Property. The improvements consist of a bicycle motocross sanctioned by the USA BMX – American Bicycle Association. Lessee shall adhere to all City, State and Federal laws regarding construction of the improvements, and agrees to obtain all necessary permits to construct said improvements. \$12,000 of the initial construction costs of the improvements will be borne by Lessee with \$2000 for fencing, \$1,500 for electrical hook up and \$8,500 for a starting gate. City shall be responsible for \$25,000 of initial construction costs after the \$12,000 commitment is funded by Lessee. This \$25,000 will pay for ground work, leveling and a fence. Lessee will use the Property for operation of a bicycle motocross track sanctioned by USA BMX – American Bicycle Association. Lessee may undertake improvements additional to above only (i) upon approval of the City, in its sole discretion, and (ii) at Lessee’s sole cost, expense and risk. Lessee shall be responsible for all required permits/approvals. Lessee is solely responsible for maintenance and repairs of the improvements and shall keep the improvements in good working order and safe conditions.

Lessee agrees to comply with all applicable laws, ordinances and regulations in connection with its use of the Property. Persons engaged by Lessee to provide labor and service shall not be deemed or considered employees, agents, or independent contractors of City.

Lessee shall not commit any waste or any public or private nuisance upon the Property. Lessee shall not do anything on the Property that will cause damage to the Property.

Insurance. Lessee agrees to obtain and maintain in full force and effect during the term of this Agreement insurance, against claims for injuries to persons or damages to property which may arise from or in connection with the use of the Property by Lessee as provided in this Agreement. Insurance is to be placed with insurers with a current A. M. Best’s rating of no less than A:VII. All insurance policies shall be subject to approval by City as to form and content. These requirements are subject to amendment or waiver if so approved in writing by City Council. Lessee agrees to provide City with copies of required policies upon request.

Lessee shall provide the following scope and limits of insurance:

- (a) Minimum Scope of Insurance: Coverage shall be at least as broad as:
 - (1) Insurance Services Office Form Commercial General Liability coverage (Occurrence Form CG 0001).
 - (2) Insurance Services Office form number CA 0001 covering Automobile Liability, including code 1, “any auto” and endorsement CA 0025, or equivalent forms subject to written approval of City.
 - (3) Workers’ Compensation insurance as required by the Labor Code of the State of California and Employer’s Liability insurance and covering all persons providing services on behalf of the Lessee and all risks to such persons under this Agreement.
- (b) Minimum Limits of Insurance: Lessee shall maintain limits of insurance no less

than:

- (1) General Liability: \$1,000,000 general aggregate for bodily injury, personal injury and property damage.
- (2) Automobile Liability: \$1,000,000 per accident for bodily injury and property damage.
- (3) Workers' Compensation and Employer's Liability: Workers' Compensation as required by the Labor Code of the State of California and Employers Liability limits of \$1,000,000 per accident.

(c) Other provisions: Insurance policies required by this Agreement shall contain the following provisions:

- (1) All Policies: Each insurance policy required by this Agreement shall be endorsed and state the coverage shall not be suspended, voided, canceled by the insurer or other party to this Agreement, reduced in coverage or in limits except after 30 days prior written notice by certified mail, return receipt requested has been given to City .
- (2) General Liability and Automobile Liability Coverage:
 - (i) City and their respective elected and appointed officers, officials, employees and volunteers are to be covered as additional insured as respects: liability arising out of activities Lessee performs; products and completed operations of Lessee; premises owned, occupied or used by Lessee; or automobiles owned, leased, hired or borrowed by Lessee. The coverage shall contain no special limitations on the scope of protection afforded to City, and its respective elected and appointed officers, officials or employees.
 - (ii) Lessee's insurance coverage shall be primary insurance with respect to City, and its respective elected and appointed officers, officials, employees and volunteers. Any insurance or self insurance maintained by City, and its respective elected and appointed officers, officials, employees or volunteers, shall apply in excess of, and not contribute with, Lessee's insurance.
 - (iii) Lessee's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.
 - (iv) Any failure to comply with the reporting or other provisions of the policies including breaches of warranties shall not affect coverage provided to City, and its respective elected and appointed officers, officials, employees or volunteers.
- (3) Employer's Liability Coverage: Unless the City Council otherwise agrees

in writing, the insurer shall agree to waive all rights of subrogation against City, and its respective elected and appointed officers, officials, employees and agents for losses arising from work performed by Lessee.

(d) Other Requirements: Lessee agrees to deposit with City, at or before the effective date of this Agreement, certificates of insurance necessary to satisfy City that the insurance provisions of this Agreement have been met. The City Attorney may require that Lessee furnish City with copies of original endorsements effecting coverage required by this section. The certificates and endorsements are to be signed by a person authorized by that insurer to bind coverage on its behalf. City reserves the right to inspect complete, certified copies of all required insurance policies at any time.

- (1) Lessee shall furnish certificates and endorsements from each subcontractor identical to those Lessee provides.
- (2) Any deductibles or self-insured retentions must be declared to and approved by City. At the option of City, either the insurer shall reduce or eliminate such deductibles or self-insured retentions as respects City or its respective elected or appointed officers, officials, employees and volunteers or the Lessee shall procure a bond guaranteeing payment of losses and related investigations, claim administration, defense expenses and claims.
- (3) The procuring of such required policy or policies of insurance shall not be construed to limit Lessee's liability hereunder or to fulfill the indemnification provisions and requirements of this Agreement.

1.8 Indemnification. Lessee shall indemnify, defend, and hold harmless City, its Council, officers, and employees from any and all costs, expenses (including reasonable attorney's fees and court costs), damages, claims, causes of action, losses or any other liabilities arising out of the negligent or wrongful acts, errors or omissions of Lessee, its agents, employees or contractors in the lease of the Property.

1.9 Assignment of Lease. No assignment or any interest in the lease shall be valid or operative unless City shall formally approve the assignee and assignee executes a lease agreement with City on the same terms or conditions as the assigned lease. Lessee shall not sublease without the written consent of City.

1.10 Condition of Land. Lessee specifically acknowledges that City is leasing the Property on an "As Is" basis, and that Lessee is not relying on any representations or warranties of any kind whatsoever, express or implied, from City, its agents or brokers as to any matters concerning the Property, including without limitation: the quality, nature, adequacy and physical condition of the Property, including the quality, nature, adequacy and physical condition of soils, geology and any groundwater; merchantability or fitness, suitability, value or adequacy of the Property for any particular purpose; the compliance of the Property or its operation with any applicable codes, laws, regulations, statutes, ordinances, covenants, conditions and restrictions of any governmental or quasi-governmental entity or of any other person or entity.

1.11 City's Right of Entry for Flood Protection. City and its representatives, shall have an unconditional right to enter and use the Property for water ponding capacity as may be needed by City to protect City against flooding.

2. Non Performance and Termination.

2.1 Any event of nonperformance by either party that is not cured within 30 days written notice thereof (or if not reasonably capable of cure within said 30 days when said cure is not commenced within the 30 day period and continued to completion of cure) shall be an event of default. Upon default, the non-defaulting party may, notwithstanding any other available right/remedy elect to terminate this Agreement.

2.2 Upon expiration or earlier termination of this Agreement, Lessee shall surrender the Property to City in as good a condition and repair as existed on the date of this Agreement, less reasonable wear and tear. All additions or improvements become the Property of the City at the conclusion of the lease.

3. Mutually Binding Terms.

3.1 Governing Law. Any controversy or claim arising out of, or relating to, this Agreement which cannot be amicably settled without court action shall be litigated either in the appropriate State court for Kings County, California, or as appropriate in the U.S. District Court for the Eastern District of California, located in Fresno County. The rights and obligations of the parties and all interpretations and performance of this Agreement shall be governed in all respects by the laws of the State of California.

3.2 Attorney's Fees. Both parties agree in the event it becomes necessary for the non-breaching party to enforce any of the provisions of this Agreement, the breaching party is to pay a reasonable amount as and for attorney's fees as may be determined by the Court.

3.3 Notice. Any notice or other communications required or permitted by this Agreement or by law to be served on or given to either party to this Agreement by the other party shall be in writing, and shall be deemed duly served and given when personally delivered to the party to whom it is directed or any managing employee of that party or, in lieu of personal service, when deposited in the United States mail, first-class postage prepaid, addressed as follows:

City:

**City of Lemoore
119 Fox St.
Lemoore, CA 93245
Attention: City Manager**

Lessee:

**Framework Racing Inc.
3340 Ticonderoga Ave.
Lemoore, CA 93245
Attention: Derek Weisser**

Either party may change its address for purposes of this section by giving written notice of the change to the other party in the manner provided in this section.

3.4 Entirety - Succession. This Agreement represents the entire agreement between the parties with respect to the subject matter hereof, superseding all prior negotiations,

representations, and contracts, and constitutes the entire agreement concerning City's leasing of the Property to Lessee.

3.5 Binding on Successors. All rights and liabilities herein given to, or imposed upon, the respective parties hereto shall extend to and bind the respective heirs, executors, administrators, successors and assigns of said parties. No rights, however, shall inure to the benefit of any assignee of Lessee unless the assignment of such assignee has been approved by City in writing as provided in Paragraph 1.8 of this Agreement.

3.6 Authority. All individuals executing this Agreement on behalf of that entity represent that they are authorized to execute and deliver this Agreement on behalf of that entity.

3.7 Sole Agreement. This Agreement constitutes the sole and only agreement between City and Lessee respecting the lease of the Property described in this Agreement. Any agreements or representations respecting the lease of said Property, not expressly set forth in this Agreement are null and void.

IN WITNESS THEREOF, the parties execute this Agreement on the date first above written:

“City”
CITY OF LEMOORE

“Lessee”
FRAMEWORK RACING. INC

y: _____
Jeff Laws
City Manager

y: _____
ts: _____
By: _____
Its: _____

Attachment: Exhibit “A” – Description of Property

Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



Maintenance & Fleet Divisions

711 W. Cinnamon Dr.
Lemoore * CA 93245
Phone * (559) 924-6739
FAX * (559) 924-6808

Staff Report

ITEM 4-2

To: Lemoore City Council
From: Joe Simonson, Parks and Recreation Director
Date: May 30, 2014
Subject: Lemoore Municipal Golf Course – Operating Options to Remove the Operating Cost Liabilities from the General Fund

A handwritten signature in blue ink, likely belonging to Joe Simonson, the Parks and Recreation Director.

Discussion:

The Council has determined that the City's general fund cannot support the business operation of the Lemoore Municipal Golf Course. On February 4, 2014, the City Council instructed staff to disseminate a request for proposal (RFP) to lease the Golf Course. That RFP outlined the needs of the City to cover all costs associated with the golf operation which included paying back a 3.5 million dollar debt over 14 year period, have a capital improvement fund balance to cover any expected and unexpected expenses, as well as meeting normal business and maintenance operations.

As of close of the RFP period ending May 30, 2014, there was only one company that submitted a proposal to lease the Golf Course. The proposal does not meet the minimum requirements outlined by City Council in the RFP.

On December 3 and December 17, 2013, the City Council held public hearings to discuss the sale of the Golf Course property after receiving a proposal by the Tachi Yokut Tribe to purchase the Golf Course from the City for an amount of \$5 million. The Tribe agreed to put in writing that the Golf Course would remain a public Golf Course into perpetuity, allow local schools use of the course as currently available, and work with Lemoore Youth Golf and other similar programs to continue to promote future golf activity into infinity. Through numerous meetings and discussions the Lemoore elected officials have proposed other alternatives and have not brought the Tachi Yokut's proposal to purchase the Golf Course to a vote.

The Lemoore Golf Course is considered an asset to the community as long as the courses condition is maintained to a level of "medium" to "high" quality.

During the December 23, 2014 public meeting, City Council determined that changes to the current management contract with Rich Rhoads Golf, Inc. are needed. Mr. Rhoads has been given a written notice, to cancel the contract at the end of six months (June 30, 2014), instead of the contract date of June 30, 2015. To date, the Golf Course has transferred \$120,000 of the \$193,000 needed to meet this year's debt obligation which is due on June 30, 2014.

There are approaching time limits for each of the previously discussed options that City Council will need to direct staff to take action as shown below:

1. To accept or reject the lease proposal.
2. Direct staff how to proceed to maintain the asset of the Lemoore Golf Course.
3. Direct staff to bring back options to remove the risk to the general fund incurred by the Lemoore Golf Course.
4. Direct staff to procure a benefits assessment ballot.

Budget Impact:

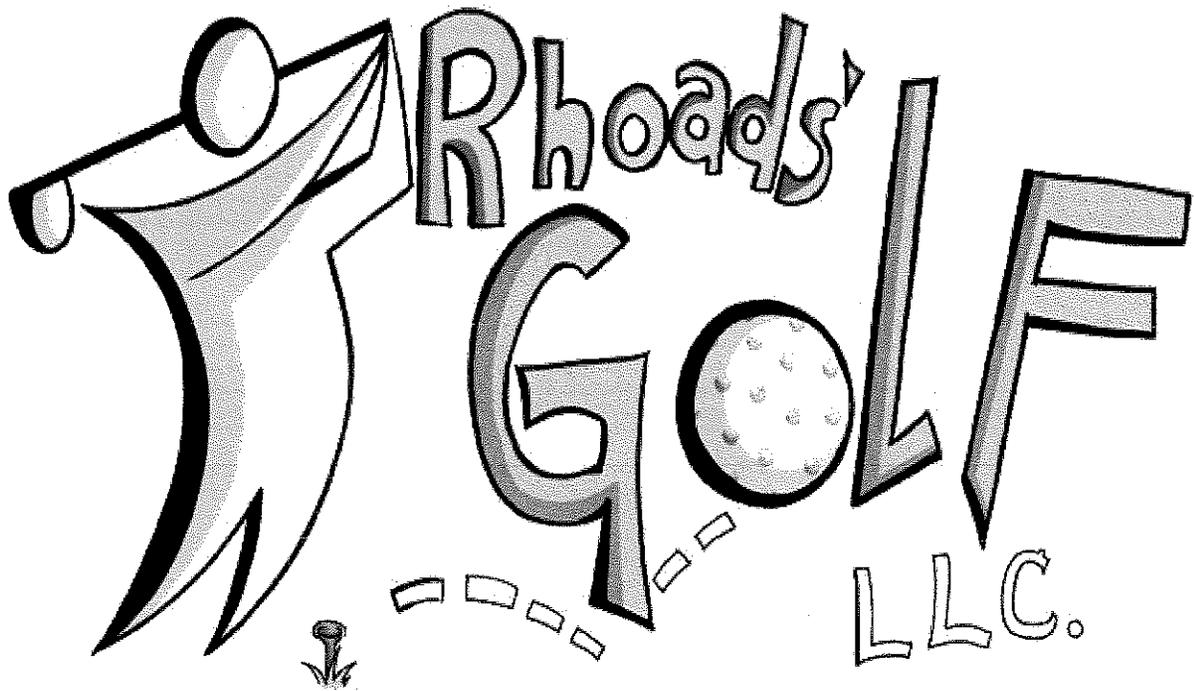
None.

Recommendation:

1. Reject the proposal to lease the Golf Course as stated and instruct staff to negotiate with the party to hopefully resolve the issue of removing the City from future liabilities. At the June 17th City Council meeting bring any changes to the proposal, if it meets the City's minimum requirements.
2. Direct staff to negotiate with any and all qualified golf management companies willing to work on a month to month contract to manage part or all of the Lemoore Municipal Golf Course operation.
3. Direct staff to author a ballot measure in which the population of Lemoore can decide to sell the Golf Course or pay for it using a special tax. This ballot measure will need to be approved by City Council a minimum of 88 days prior to the November 4, 2014 general election. This item would require a 2/3 vote by the voters in order to pass.
4. Direct staff to procure a benefits assessments ballot. Ballots would be sent out to all property owners within the City of Lemoore. This item would require a 50% agreement of items submitted to pass.

\$from LRA Fiscal Yr	Date	WT#	Amount	GC Deficit	GF Payoff	General Fund NR Balance	
						** 1,625,914.36	Beg Bal 7-1-05
						\$ (586,064.38)	Beginning Balance Adjustment 2012
2005/2006	3/30/2006	1006	\$ 300,000.00	\$ (184,974.55)	\$ 115,025.45	\$ (115,025.45)	\$ 1,510,888.91
2006/2007	2/2/2007	1246	\$ 200,000.00	\$ (63,516.39)	\$ 136,483.61	\$ (136,483.61)	\$ 1,374,405.30
2007/2008	2/15/2008	1458	\$ 200,000.00	\$ (17,559.17)	\$ 182,440.83	\$ (182,440.83)	\$ 1,191,964.47
2008/2009	3/13/2009	1711	\$ 200,000.00	\$ (3,024.79)	\$ 196,975.21	\$ (196,975.21)	\$ 994,989.26
2009/2010	7/16/2010	2056	\$ 200,000.00	\$	\$ 200,000.00	\$ (200,000.00)	\$ 794,989.26
2010/2011	3/11/2011	2226	\$ 200,000.00	\$ (147,420.28)	\$ 52,579.72	\$ (52,579.72)	\$ 742,409.54
2011/2012	1/12/2012	2373	\$ 200,000.00	\$	\$ 200,000.00	\$ (200,000.00)	\$ 542,409.54
2012/2013							
TOTALS			\$ 1,500,000.00	\$ (416,495.18)	\$ 1,083,504.82	\$ (43,654.84)	

** Notes Receivable as of July 1, 2005 / Recorded Fund 001 Acct 1300
(Advances from other funds / Recorded in Fund 101 Acct 2080)



RFP Lease Proposal for Lemoore Golf Course

2014



Proposer's Cover Sheet

Proposer: Rhoads Golf LLC
Address: 693 Avalon Drive, Lemoore, Ca. 93245

Primary Contact: Richard Rhoads
Title: Owner/PGA Professional
Email: richrhoads@gmail.com
Phone: (559) 469-6700

Person Authorized to sign contract: Richard Rhoads
Primary Owners: Sole owner; Richard Rhoads

Amount and Description of Deposit Proposed:

As opposed to a security deposit, a personal line of credit of \$100,000 will be available for any unforeseen or capital issues that may arise before capital accounts develop.

Monthly Lease Payments and Inclusions:

Rhoads Golf would make a lease payment of \$200,000 per year plus an additional amount to capital funds based on gross revenues. Payment is due quarterly.

Asset / Capital Improvement Proposed:

Capital improvement accounts will be created and will be as follows:

- One percent of gross revenue to a Pump and Irrigation Fund.
- One- half percent of gross revenue to Golf Course Improvements for the first four years that increases to 1 percent in year five.

Maintenance equipment replacement will start immediately with lease/purchasing. Used equipment with very few hours will be taken into consideration for purchase.

Considerations and a more in depth description of the lease proposal can be found on page 23 of this RFP.



Executive Summary

For more than 30 years Richard Rhoads has demonstrated the skills, knowledge and experience in managing golf facilities. Our main focus is managing a quality golf course with the emphasis on bottom line profits for our clients. This business plan leads the way. It renews the vision and strategic initiatives for Lemoore Golf Course by maintaining and improving the golf course, providing superior customer service, and developing new marketing plans to ensure a great golf experience for each player. It also provides a plan for improving our sales, gross margin and profitability. We are unique because the principle owner will be the PGA Golf Professional onsite which will ensure larger profits, guarantee lease payments and provide more opportunity for capital improvements. Most importantly, Rhoads has a proven track record at the Lemoore Golf Course. Richard Rhoads has been the operator of Lemoore Golf Course for the past 23 years and has a great understanding of the area, the people and what can be accomplished in a partnership with the City of Lemoore. In 2009 Rhoads established his own company, Rhoads Golf LLC. He individually took over the management contract which started in 2010. Rhoads was able to garnish over \$80,000 more profit than prior management in his first year. Rhoads is Lemoore based which will allow a direct and open line of communication with the city. We will be at the facility to answer questions and resolve issues.

Mission

We are dedicated to provide the best possible product for the City of Lemoore by providing a high quality golfing experience to all players. We will ensure customer satisfaction through a well maintained facility, which will be staffed with knowledgeable and experienced personnel. Rhoads Golf is dedicated to the City of Lemoore and will work diligently to insure the city's investment.

Company Philosophy

Rhoads Golf is an agile company focusing our resources to meet client goals. We recognize that each golf course is unique. We are determined to provide a quality customer experience with emphasis on the best possible outcome for the client. We constantly research efficiency methods to meet those goals. We will slowly improve the golf course conditions without huge capital expenditures to our clients. An onsite, skilled team will forge a strong business relationship that will serve the Lemoore community for many years to come.

Operational Strategy

Our strategy is to provide an enjoyable golfing experience to our customers while generating increasing revenues to cover operational, maintenance, capital expenses while satisfying our clients' needs. Our vision is broad in scope with well defined strategic initiatives. We will implement new marketing ideas to increase customer frequency which will generate increased



profits and in turn insure the lease payments. Rhoads Golf plans to initiate a Pump and Irrigation Fund and Golf Course Improvements fund. Contributions will be made on a quarterly basis based off a percent of gross revenues. Future improvements should include cart paths, maintain sand traps and improve the playability of the golf course. A line of credit will be established for any unforeseeable issues.

Operational Plan

Rhoads Golf LLC is a company that is solely owned by Richard Rhoads. He is a class A member of the Professional Golfers Association, he has a Masters in Business Administration and has been working in the golf industry since 1980. He has over 200 education hours in the PGA Professional Development Program. He will be the head golf professional onsite at the Lemoore Golf Course. This is what makes this organizational structure unique and beneficial to the city. It allows Rhoads Golf to save money by not paying excess expenses on other management positions. There will also be two golf professionals working at Lemoore Golf Course that will have direct access to Rhoads at any time. Staff will be instructed to have any unusual issues forwarded to him. Rhoads Golf is headquartered in Lemoore which will allow us to develop business relationships locally to keep tax dollars in Lemoore.

Golf Shop

The golf shop staff will include the Golf Professional, two hourly Assistant Professionals and a part time Shop Assistant. To continue to focus on increasing revenue, these professionals will be involved in the marketing plan and will provide golf instruction for players at all levels.

Golf Professional duties include:

- Daily operations of golf shop
- Marketing and promotion of play
- Teaching programs and clinics
- Supervising food prep, golf shop and range employees
- Inventory control
- Merchandising
- Planning and organizing all tournament play
- Completing daily operating reports
- Cash control
- General administrative duties
- Janitorial duties

Outside Staff responsibilities include:

- Golf carts will be cleaned daily and detailed monthly
- Scorecards and pencils will be put on carts daily



- Battery water levels checked every three weeks
- Balls will be picked up and cleaned daily
- Baskets will be picked up throughout the day
- Driving tee will be cleaned and straightened daily
- New range balls will be added when necessary
- Pro shop and work areas will be kept clean and free of trash

Pro Shop Plan

Richard Rhoads will be responsible for implementing the day to day transactions for the Lemoore Golf Course. This includes:

- Hiring, training and supervising all personnel
- Creating and monitoring annual budget and capital plans
- Writing job descriptions for all departments
- Accounts payables and billing
- Implementing golf course marketing plan
- Safety standards and meetings
- Procuring leases and purchases of golf carts and maintenance equipment
- Setting up all vendor accounts
- Managing all inventory levels for merchandise and food and beverage
- Special projects; supervised golf course contractor during the refurbishment of driving range, lakes, and cart path and greens additions.

Instruction

To continue the focus on increasing revenue, golf professionals will provide golf instruction for players at all levels. Get Golf Ready Clinics, golf academies and playing lessons will be vital in getting the customers on the course. The staff will be trained through the PGA and will attend teaching seminars to enhance their skills. The staff will promote more play for local business leagues, navy leagues, seniors, juniors, ladies, twilight golf, night golf, scrambles and outside tournaments.

Technology

It is our objective to stay up with the latest technology that will improve service of Lemoore Golf Course. Rhoads has recognized the impact of the internet and how it can affect tee time reservations as well as merchandising and marketing. Rhoads will use Course Trends for the Website and Tee Time Reservation System and Active Network's Jencess System for Inventory Management and Point of Sale.

Course Trends system allows Online Reservations and the collection of data to E-blast, text message and E-merchandise over the internet. The tee time reservation plan is to take times one week in advance. Times can be booked at the Golf Shop, over the telephone or online. Rhoads will use the E-blasting and E-merchandising for its marketing and sales. Employees will



continue to collect email addresses and grow the data base for use in all of the Course Trend capabilities. The system is capable of segmenting email addresses into categories such as gender, zip codes, cities, beginner, intermediates and expert players. Course Trends provides the use of new templates and a library full of marketing ideas. They also provide marketing ideas and service for the Lemoore Golf Course Website. The website will continue to provide customers specials and updated information about Lemoore Golf Course. Rhoads Golf will continue to possess the domain for Lemoore Golf Course and will continue to market under the Lemooregolf.com and Lemooregolfcourse.com website.

Point Of Sale

Rhoads Golf will use the Jencess System through Active Network for point of sale and inventory control. This Point of Sale system will be used for the entire operation. The system has the capabilities of:

- Pro Shop and Food and Beverage Inventory Management
- Cost of Goods Sold Reports
- Daily operating receipts
- Daily credit card totals
- Managerial audits (tracking register rings)
- Tracking Shop Credit and Gift Certificate ledgers
- Customer Profiles that tracks spending
- Employee Time clock
- Pricing labels and price scanning
- Tracking Loyalty points with rewards programs

Merchandising

Merchandising will be a definite advantage with Rhoads Golf. Rhoads has over 27 years experience in direct merchandising and has been trained by Professional Golf Association's Merchandiser of the Year, Ken Morton. Morton is known for his merchandising expertise and has won numerous PGA awards for his accomplishments. Rhoads has brought those concepts and ideas to Lemoore Golf Course. A great selection of merchandise will be provided and merchandise will be displayed in an attractive manner. Golf professionals will stay up with the latest technology and be trained to custom fit golf clubs. Golf professionals will gain product knowledge and be trained to develop customer relationships that will last and bring customers back to the facility.

Merchandising Plan

- Physical inventory will be taken once a month
- Lemoore will use an open to buy system which will help from being overstocked in a certain category
- Demo Days will give customers the opportunity to demonstrate all new golf equipment provided by the many vendors.



- All Golf Professionals will be trained to custom fit golf clubs and be familiar with all the technology involved in fitting and golf lessons
- Cost of merchandise will be kept at a minimum level of \$50,000 during the slower season and up to \$75,000 during the busy season. Total merchandise will also be monitored to correlate with slower economic times. It is our goal to turn the inventory 3 ½ times and to provide a 25 to 30 percent margin on sales.

Marshal Procedures

One of the most significant changes will be to the marshaling plan. Lemoore needs to expand the amount of marshals and put a positive spin on increasing the etiquette and pace of play. Marshals are expected to be polite while enforcing the rules. If players cannot make adjustments then the staff will take appropriate steps to keep the pace of play moving and not disrupt the timing of other players. The marshals will randomly give out rewards such as free buckets of balls for customers using good etiquette such as keeping their cart on the paths or staying outside the ropes. The amount of vouchers will be monitored by the pro shop and we feel that once the word gets out players will show much better etiquette on the course. The marshal's guideline for the pace of play will be:

- 10 minutes for a par 3
- 12 minutes for a par 4
- 14 minutes for a par 5

This will establish maximum time of 1 hour and 48 minutes for nine holes. All marshals will carry a watch to time players. Marshals will be trained to be courteous but will adhere to the golf course rules regarding etiquette on the golf course. Golf Professionals are also expected to marshal during times when marshals are not on duty. Marshals are expected to:

- Keep the pace of play moving using the time guideline
- Monitor players on back nine that may not have checked in
- Keep customers from playing with six players
- Keep carts on the cart paths
- Keep the carts outside the roped areas
- Fix ball marks on the greens and repair divots in the fairways
- Keep the ropes in position and repair if necessary
- Keep an eye out for possible damage to the course or golf carts

Counter Procedures

Golf Shop employees are expected to follow all daily procedures including:

- All employees are expected to be courteous and have a good attitude
- All customers will be handed a receipt
- Employees are expected to collect marketing data and promote play
- Shop employees are expected to handle the intercom system clearly and respectfully



- Telephone will have one rollover line and the staff is expected to answer the phone within three rings.
- Golf shop employees are expected to keep up with the janitorial duties during the day.

Golf Carts Procedures

- Customers will be required to sign for carts
- Golf carts will be clean when pulled out for the day
- Scorecards and pencils will be put on carts daily
- Golf carts will be cleaned before they are parked at night
- Battery water levels checked every three weeks
- Water will be purified through a water deionizer before put into batteries
- Carts will be rotated to equal the cart usage
- Carts will be detailed monthly

Driving Range Procedures

BBG diving services will be used for the driving range. The service will include retrieving golf balls from the water hazards. The course will allow BBG to clean, refurbish and stripe the golf balls. Lemoore Golf Course will get credit on the amount of range balls retrieved. Resale and range balls will then be purchased at a discounted amount.

Driving Range procedures include:

- Balls will be picked up and cleaned daily
- Baskets will be picked up throughout the day
- Driving tee will be cleaned and straightened daily
- New range balls will be added when necessary

Staff and Safety meetings

Maintenance and Clubhouse will hold monthly safety meetings. The goal is to provide a safe working environment by:

- Following all OSHA guidelines
- Protecting workers from injury
- Recognizing hazards at the work site
- Promoting safety
- Preventing loss of life
- Improving moral

Going Green



Rhoads Golf will implement policies on recycling. Papers, cans and cardboard will be recycled. Maintenance will be responsible in recycling used oils, old tires and proper disposal of chemicals. Motion activated switches will be used in bathroom and storage areas. Thermostats will be monitored year around.

Green waste will be chipped into mulch and be used in the flower beds and at the end of cart paths. We will completely support the city in their efforts to conserve energy and resources.

Advisory Committee

Rhoads golf will continue its advisory committee that meets to discuss the direction of the golf course. The committee will discuss the operations, condition of the course, possible marketing or any area that may improve the services at Lemoore Golf Course. The committee will meet 2 to 3 times per year. The committee will be well represented by golfers with common interests.

Food and Beverage

The cafe will include a full time cook and approximately five part time helpers. Richard Rhoads will also oversee the food and beverage manager. The Food and Beverage responsibilities include overseeing and training all employees. Part time kitchen staff will be trained to cook all menu items. Golf shop employees will cover busy times to reduce kitchen payroll. Part time workers will also be available to run the beverage cart.

Food and beverage responsibilities include:

- Daily opening and closing procedures
- Following all recipes and maintain flavor and consistency
- Cleanliness of all equipment, tools and physical surfaces
- Keeping inside and outside eating areas clean
- Following all laws and regulations pertaining to the café
- Taking inventory and controlling food waste
- Help promote tournament and regular play

Restaurant Plan

During Rhoads tenure there have been no citations from Kings County Environmental Health Services. Keeping the kitchen clean and providing the best food experience is a necessity for all employees. Rhoads will continue to hire and train short order cooks. Employees will be cross-trained to work in both pro shop and kitchen. Rhoads has experience with the menu and will cook during busy times.



Rhoads will maintain the food certificates and liquor license required by law. Rhoads has run tournaments with over 150 players and has catered food to over 200 customers including guests and helpers.

In order to manage the restaurant properly, Rhoads Golf will:

- Continually train employees on food preparation
- Supply a copy of food preparation procedures for all menu items
- Monitor consistency and quality of food
- Regularly check prices and food costs of vendors
- Conduct health and safety meetings
- Monitor food waste and spoilage
- Reinforce all ABC laws and regulations

The Point of Sale system will provide a full service food and beverage module including:

- Split checks and have multiple forms of payment
- Security with employee access and privileges
- Secure logins
- Tracking employee hours and performances
- Reconciling receipts with daily cash drawer
- Refund, discount and void transaction reports
- Up to the minute reports on daily transactions

Food and beverage inventory levels will be at \$3000 during the slow season and \$6000 during the busy season.

Maintenance Operations

Rhoads has supervised five green superintendents. Customers have acknowledged improvements that have been made with minimal costs. Rhoads has worked closely with the existing greens superintendent to prepare the golf course. Genaro Martinez will be an employee of Rhoads Golf as the greens superintendent. He has 22 years golf course experience and has been the superintendent for 14 years. He is a Class A member of the Golf Course Superintendents Association of America and holds a qualified applicator certificate with the Department of Pesticide Regulation Licensing Program.

The maintenance plan will stay consistent with our philosophy of continuing to improve the golf course with minimal costs. Our plan is to support the maintenance budget and to allow for constant improvement.

The maintenance staff will be structured as follows:



Greens Superintendent is responsible for entire property outside of clubhouse. Duties and responsibilities include:

- Inspects and evaluates the condition of the course
- Ensures the maintenance plan is carried out
- Directs amount and types of soil nutrients and fertilizers to be applied
- Ensures proper functioning of pumps and irrigation systems
- Responsible for pest management
- Inspects turf for fungus and insect damage and applies fungicide or pesticide
- Supervises the application of chemicals and calibrates sprayers
- Conducts training and safety programs
- Assures O.S.H.A. standards are met
- Prepares work schedules and monitors daily duties
- Plays the course to get the customers perspective
- Reviews daily expenditures versus the maintenance budget
- Interacts with the golf professional to maximize the number of rounds played and to schedule maintenance practices around customer play

Assistant superintendent responsibilities include:

- Ensuring all turf grass maintenance programs are carried out
- Supervise the safe use of all mechanical equipment
- Ensures safety guidelines are followed
- Helps maintain the golf course and ensures quality conditions
- Interacts with Superintendent and Golf Professional to make sure all duties are performed
- Fills in to perform all functions of golf course maintenance activities as needed

Mechanic responsibilities include:

- Preventative maintenance for all equipment
- Repairing all mowing equipment
- Repairing all golf carts
- Performing greens keeper duties when necessary

Irrigation Technician responsibilities include:

- Irrigation leaks
- Broken sprinkler head
- Leveling heads
- Adding irrigation and wire
- Replacing and setting clocks
- Monitoring wet and dry areas
- Watering hot spots
- Monitoring pumps and lakes
- Checking greens for irregularities



- Performing greens keeper duties when necessary

Greens keepers are responsible for the daily maintenance of the course. Rhoads Golf will hire six full time greens keepers and will have an extra part time worker during the busy season.

Their responsibilities include:

- Mow greens, tees, aprons, fairways and roughs
- Maintain sand traps and cart paths
- Change cups and move tee markers
- Fertilize when necessary
- Service restrooms, clean patio and parking lot
- Maintain all landscaped areas
- Clean machinery and help with preventative maintenance
- Help with irrigation or special projects

Maintenance Plan

To prepare the golf course as a major asset to the city and maintain it so that excellent playing conditions exist for the enjoyment of all players. Our goals are to continue to slowly improve the playability of the golf course without unnecessary expenditures or large capital output from the city. Rhoads Golf will employ a Class A member of the Golf Course Superintendents Association of America. The Greens Superintendent will hold a Qualified Applicator Certificate through the Department of Pesticide Regulation Licensing Certification Program.

There have been many compliments on the course this past year. Players have recognized the constant improvements completed by the maintenance crew. Rhoads Golf will make sure that the maintenance will equal the standards of any top quality public course.

Rhoads will also continue to use Mike Klein, an expert in turf grass and agronomy. At no charge he will continue to evaluate and test the water and soils. He has helped create maintenance schedules that continue to improve soil conditions. The following are some of the projects implemented:

- Deep drill aerification for deeper root growth on greens
- Applying proper fertilizers to maximize healthy greens
- Spaying out annual crab grass
- Spaying out Bermuda encroachment in greens
- Prevention of Poa annua grass in putting greens
- Spaying out pineapple weed in greens

Rhoads experience with capital projects includes:

- Supervising the refurbishment of 2 greens
- Overseeing construction of two new greens

- Enlargement of 5 putting greens
- Overseeing construction of 2 lakes
- Reconstruction of driving range tee and practice traps
- Cart path additions around tees and greens

Greens:

Green surfaces are the utmost importance when measuring a great golf course. The objective for Lemoore is to maintain a smooth, firm, uniform green with a consistent pace.

- Greens will be mowed daily with the following measurements on height. Summer height .140 of an inch. Lower in the fall, winter and spring at a height .125 of an inch
- Greens will be checked daily for any appearance of disease or damage
- Cups will be changed daily
- Superintendent will continue to take soil samples of all greens and stay on the existing program set forth by the results of the tests. This program has been successful in the past years by eliminating crabgrass, taking out the Bermuda encroachment, eliminating weeds and giving Lemoore some of the healthiest and best greens in the valley
- Green will be aerated and top dressed twice a year. They will be aerated in the spring with ¼ inch tines. The fall aeration will be with ½ x 10 inch deep drill tines. During this two day process each nine will be closed one day
- Greens will be spiked and top dressed when necessary
- Greens will be verticut when they show signs of thatch
- Greens will be irrigated as little as possible to promote deep rooting and minimal disease problems

Tees:

The teeing surface is to be smooth, firm, level and without weeds.

- Tee boxes will be mowed 3 times per week during the warm season and once per week during the dormant season
- Tee blocks are to be painted and will be moved daily
- Trash containers are to be emptied daily
- Tees will be aerated in the spring and fall to prevent unlevel tee boxes
- Leveling tee boxes will be a priority during our winter projects
- Tee signs will be presentable and repaired when damaged
- Ball washers will be clean and filled with water solution daily
- Tee boxes will be over seeded during the dormant winter months

Fairways:

The fairway turf is to be predominately Bermuda grass mowed to a level that can create firm, consistent good lies year around.

- Fairways will be mowed at a height of ¾ inch
- Fairways will be aerated twice a year



- Fairway will be fertilized during the spring and summer
- Turf will be irrigated to maximize the health of the grass
- Irrigation will be monitored regularly during the growing season
- Irrigation heads will be leveled for proper coverage

Rough:

The main objective is to keep the rough mowed at a consistent height that will serve the purpose of a penalty but will not affect the pace of play.

- Roughts will be mowed two times per week
- Roughts will be mowed at a height of 2 ½ inches
- Outer boundaries and out of bounds barriers will be kept neat and trimmed
- Out of bounds and water hazards will be marked and stakes will be painted
- Broadleaf weeds will be controlled and sprayed in spring and fall

Sand Bunkers:

The main objective of the sand bunkers is to have a consistent amount of sand in each bunker.

- Drains will continue to be cleaned and cleared for proper drainage. This will prevent the water from building up and compacting the sand
- Sand will be added as needed to keep consistency
- Sand will be raked daily except for bad weather during the winter season
- Sand bunker edges will be kept neatly trimmed
- Sand bunkers will have an adequate supply of rakes at each location

Trees

- Broken or dead limbs will be removed as necessary
- All trees will be trimmed to allow traffic from carts to clearly pass underneath
- New trees will be monitored for nutrition and tree wells will be maintained
- Tree maintenance will occur mostly in the winter
- Brush pile on the course will be chipped and cleaned up. Future waste will be cleared before it is able to become a problem.

Equipment and Safety

- Equipment will be maintained to operate safely
- All employees will be trained to operate equipment
- Maintenance will comply with all OSHA regulations
- Safety meetings will be held monthly

Cart Paths

- Wet areas and heavy use areas will be roped off to direct carts away from tees and greens
- Cart paths will be edged frequently
- Marshals will be trained to have players use carts paths wherever possible
- Marshals will be trained to prevent any cart damage



Irrigation and Lakes

- Every effort will be made to not over water and cause wet areas on the course
- Irrigation heads will be leveled to promote proper water patterns
- All leaks will be repaired as soon as possible
- Irrigation system will be used during non playing hours
- Pumps will have an annual service inspection
- Lakes will be edged and monitored for algae
- Fountains will be in good working order
- Satellite Irrigations systems should be explored (Great Water Saving tool)

Clubhouse and Surrounding Areas

- Clubhouse entrance and parking lot will be cleaned and maintained
- Trash will be removed from clubhouse grounds
- Flower beds will be maintained and weeded
- Cart paths will be edged and scatter bars will be used to prevent unusual wear
- Soft cart path surfaces will be kept level and free of potholes
- Restrooms will be cleaned and checked daily

Miscellaneous

- Staff will be trained to use proper golf maintenance etiquette with respect to players
- Aluminum, plastics, oils and cardboards will be recycled
- Motion activated switches will be used in bathroom and storage areas
- Thermostats will be monitored during summer and winter
- Maintenance staff will be trained to recognize problems or issues on the course
- Maintenance supervisor will report to the pro shop on a daily basis

Customer Service plan

Lemoore golf Course is committed to serving our customers by providing a high quality golfing experience with a knowledgeable and friendly staff. All employees are expected to understand the Lemoore Golf Course mission statement and be able to treat customers in a courteous and respectful manner. Employees will be given further training through a required customer service class given by FTM Leadership Services Inc.

The staff at Lemoore will engage customers by:

- Using a warm and sincere greeting using the guests name if possible
- Listening carefully to customer inquiries



- Fulfilling the guests needs
- Being courteous
- Using a warm thank you

Customer service guidelines need to be followed:

- Maintain a positive work environment
- Dress professionally wearing golf attire
- Keep the facility neat and clean
- Promote teamwork
- Exercise courtesy and follow through on all telephone conversations
- Promote the game of golf on and off the property
- Continue to gain knowledge in the industry
- Be responsible to resolve or follow up on complaints
- Promote facility functions
- Proper use of cell phones is expected, personal calls and texting are unacceptable
- Employees will pay for food and beverages as they order
- Maintain and protect the assets of the facility

Regular staff meetings will be held to discuss customer service and safety in the workplace and performance reviews of all employees will be given on an annual basis. We will provide a suggestion box to provide customers a chance to express any concerns with the golf course or the staff service.

Rhoads Golf is dedicated to staying up with the latest technology in the golf industry. Rhoads will regularly attend the PGA golf show that encompasses all of the latest product and marketing tools available. He will also attend PGA workshops to stay current with latest customer service and teambuilding training.

Marketing and Sales

For over 30 years, Richard Rhoads has helped develop and implement marketing plans as part of golf professional responsibilities. His philosophy is to continue what has proven effective, and keep innovating. Marketing dollars will be increased to focus on advertising, creating new players and starting new programs. Increase in marketing will allow the golf course to provide more effort to online marketing. It is critical that Lemoore continue to build on its website database and continue its efforts with text messaging services. Social media advertising will also be expanded.

We know we are selling a luxury product in the face of layoffs, and furloughs during an unstable economy. For economic survival, although we will continue to focus on all areas, we feel the most important aspect of increasing play is to concentrate on creating more golfers. Working with the local community, Lemoore Naval Air Station, Tachi Palace Hotel, Department of

Corrections, Pleasant Valley Hospital, Harris Ranch and potential customers within Kings County will be a priority.

We will concentrate on making the game less time consuming, focus more on fitness and make the game more family oriented. Customers are changing, and they want to focus on health and spend more time with their families. We will continue Get Golf Ready clinics, family golf academies, nine-hole groups, couples golf and short courses for beginners and juniors. We will teach families how to enjoy different formats with different levels of players. We will find quieter times for families and we will make the game more affordable during these times.

Rhoads will focus on marketing to existing golfers, golfers in Kings County, golfers within 50 miles and non-golfers or future golfers. We will continue to focus on the Website and the E-blast marketing program to be main source of marketing towards existing golfers. This marketing software has the capability to segment into genders, age, geographical location, beginners, advanced players and even those who play very little and those who play frequently.

Our market segmentation scheme allows for the following demographics:

- Men
- Ladies
- Juniors
- Seniors
- Beginning golfers

We will also segment by geographic areas:

- Lemoore
- Lemoore Naval Air Station
- Kings County
- Tulare and Fresno County

The staff at Lemoore will create programs to cater to every individual.

- Weekend putting and chipping clinics
- Recreation for Navy families
- Stay and Play packages with the local hotels and casino
- Business leagues
- The New Daily Golf Packages that include instruction, range balls, lunch and a round of golf.
- "Staycations"- families staying local for a three day summer golf vacation at Lemoore
- Play Golf America- Take your Daughter to the course, Family Month, Free Lesson Month

We will continue some of the successful programs such as:

- PGA Get Golf Ready and Patriot Day
- Lemoore city amateur tournament
- Kings county amateur tournament



- Junior linksters, junior summer camp and league
- Challenge Cup tour, fun events that require no handicap
- Demo days and fitness seminars
- Ladies and gents tournaments and couples golf
- Sirs, senior league
- Ladies Night, Ladies League and Free Ladies Beginners Golf Clinic
- PGA trade in trade up program
- PGA free lesson month
- Bounce back coupon promotions
- Rewards loyalty program
- Harris Ranch promotions
- Lunch with a bucket of balls

Junior Golf will continue to be a strong program. Rhoads has extensive experience in promoting junior golf. Rhoads received the Northern California Chapter Junior Leader Golf Award in 2011. Rhoads was involved with the initial fundraising for the Kings County Junior Golf Foundation. Rhoads is currently the president of the Kings County Junior Golf Foundation which provides golf scholarships for local student athletes.

It is our belief that junior golf is the best way to develop new players. Rhoads has established many junior programs at Lemoore and will continue to build and promote these programs. The current Saturday junior program has been built up from just a few juniors each week to over 100 different children participating during the year. The summer programs have gone from a few groups of juniors to taking over the whole front nine each week. Rhoads will continue to grow all junior programs.

- Lemoore Junior Travel League
- Summer Junior Camps
- Lemoore Summer Junior Golf League
- Lemoore Junior Open Premier golf tournament in the JGANC
- Lemoore Winter Golf Classic during winter break
- Spring 9-hole Junior Fun Tournament
- Junior Linksters Program year around on Saturday. Program has grown from one hour to three hours of classes on Saturday's.

The Lemoore Naval Base will continue to be an important target market. We have recently met with the deputy commander who has an interest in growing golf for the navy personnel. We are currently working with MWR to restructure the promotions on base and we have come to an agreement from both sides that more can be accomplished. Lemoore will continue to network with the gym on base. They have helped promote golf with the squadrons by advertising in the base paper and sending e-blasts to the military personnel. We will continue the successful programs such as:

- Captains Cup Golf



- Military Appreciation Days
- Battle of the Squadrons
- Navy Leagues and squadron tournaments
- Navy wives and Family clinics
- Welcome Home Receptions are regularly conducted and Lemoore will now promote the golf course through contests and giveaways.
- Clinics given on the base driving range
- NCGA and Lemoore Men's Club free membership

The Tachi Palace Hotel and Casino

Richard Rhoads has met with many different marketing executives from the Tachi Palace and will continue to build a rapport with the marketing department in an effort to benefit both businesses. Rhoads will continue to offer new and different ideas to improve promotions with the casino and the golf course. Several options should be considered:

- Stay and Play packages could be used to draw more customers to the area. Traveling customers from the golf course are always looking for more entertainment and many times we get customers from the casino that has a spouse that likes to play golf while the other gambles.
- Tachi Palace Annual Tournament. We have scheduled dates for the Annual Tachi palace golf tournament but they have always cancelled with Lemoore and chose other courses to travel further to other courses. Larger banquet facilities could be an issue.
- Lemoore Golf Course would like to hold an annual Pro-Am or Pro-Pro event that is sponsored by the palace. We would draw golf professionals and amateurs from other golf courses to play in the two day event which includes a night's stay and dinner and at the casino.
- Preprinted passes including green fee, cart, range balls could be offered. The hotel can issue these passes to gaming customers and the golf course will be reimbursed for those that are collected. The casino might want to prepay for the golf package and receive larger discounts based on the quantities purchased.

West Hills Community College and Grade Schools

Currently West Hills conducts their physical education golf class on the driving range and we collect a weekly fee for access to the facility. We will continue all programs that have been started with the West Hills Charter and other grade schools. Many of these junior golfers that are not yet in high school are joining the Lemoore Golf Course junior travel team.

Leprino Foods

There are two cheese factories in town and we will continue to provide tournament services to both facilities. We have also hosted a league match play and will continue to promote with both facilities.



Harris Ranch

There are over 1100 employees including all branches of Harris Ranch. We will run promotions with their employees and also through the hotel with their customers. Currently we offer a discount to a customer who travels from Harris Ranch to play the golf course. The front desk must call for the tee time and verify that a guest will be getting the discount

Pleasant Valley Hospital and Corrections

The hospital has over 1500 employees and the correction facility employs approximately 1200. We will continue to promote the golf course by providing a booth at the Pleasant Valley Health Fair. This will allow us to introduce the course and have golf contests to many future golfers.

Key Competitors

Lemoore's closest competition is Valley Oaks, Tulare Golf Course, Lakeview, Phoenix Sunrise and Ridge Creek in Dinuba. Phoenix Sunrise in Lemoore is a 9 hole course that is not considered to be maintained as well as our other closest competitors. Valley Oaks would be our closest and main competitor because it is only 20 minutes away and can easily draw players from Kings County. Their strengths are that they have 27 holes which provide more options for the players. They also have a larger clubhouse which will allow them to provide more service to larger groups. The golf course layouts are similar but Valley Oaks has more cart paths, which allows certain areas to be maintained better especially in the winter. Valley Oaks biggest strength is that they are located in a city that has a population of 127,000 people.

Tulare Golf Course is privately owned but is opened to the public. Tulare has a population of 49,000. Tulare's owner has paid for the course and has no outstanding debt on the land. Since Tulare has no outstanding debt, their net income can be used to upgrade the facility.

Ridge Creek in Dinuba has affected play from the surrounding courses. This course is an upscale golf course with rates that are higher than other public golf courses. They have larger discount plans for residents of Dinuba and provide yearly loyalty plans that promote continued play from outlying areas.

Golf Course Information

Course conditions

The golf course is in very good condition for the amount of maintenance spent on the course. Recently the sand traps have been refurbished and players are very happy with the golf course. The major obstacles that management faces are keeping the putting greens in great condition. The biggest problem is the Bermuda grass encroachment into the putting greens. Maintenance has been spraying the greens for this issue and will continue to kill off all encroachment. If this program is discontinued then the greens would slowly become unplayable to the point of having



to be replaced. The fairway weed prevention program will need to continue. It has worked very well on the back nine and will need to be continued for the entire course.

Maintenance Equipment:

The maintenance equipment is getting old and we have continued to keep it running with preventative maintenance. Most of the equipment will need to be replaced soon. The tractor is the newest piece and is expected to run for several years. New equipment that will have to be leased:

- Articulator rough mower
- Fairway mower
- Sand Pro
- Greens Mower

Equipment that will be needed within two years

- Tractor
- Articulator rough mower
- Fairway mower

Irrigation: well, pumps, motors

Pump Depth: approx 500 feet and Water Level approx 250 feet. Pump is set at 400 feet.

The city has discussed their concern about problems with wells and pumps in past meetings. In conversation with our pump company, lowering the pump is a possibility if we have more dry years. Rhoads Golf is taking this risk into consideration when proposing this lease.

FIVE AND TEN YEAR CAPITAL PLANS

Year one

Replace maintenance equipment that is no longer efficient or is costing more in parts and labor. Rhoads Golf proposes to start by lease/purchasing this equipment until funds are built up for new purchases.

Year two

Sand Traps: Many of the sand traps will need to be stripped down to the surface, create new drainage and replace the sand. An alternate solution is to continue adding new sand to the traps; however, without new drainage the sand will compact quickly making for less enjoyable golf. Computers and updated software will be to be purchased.

Years three through five



Cart Paths: Many cart paths continue to deteriorate and have areas of standing water that will not drain. When capital funds become available it will be a priority to repair and replace as needed. We would start with the worst paths around the tees and greens and then continue to extend the paths along the bumpiest fairways.

Special events area: In the future, considerations should be given to enhancing the patio area for outside events. Possibly extend the patio out with a new covering and stain or tile the concrete. New furniture should replace the old banquet tables.

Year six through ten

Trees: The golf course front nine has many old and overgrown trees. The staff will trim and remove all limbs and brush. We would have an arborist visit the site and recommend methods of pruning and controlling any future issues with the older trees. Continue to upgrade golf course and clubhouse.

Financial Information

Financial and Human Resources

Rhoads Golf LLC is solely owned by Richard Rhoads. Rhoads has been managing the Lemoore Golf Course for the past 23 years in which the last four years has been under Rhoads Golf LLC.

Rhoads Golf LLC FEIN # is 27-2566309 and the date of organization is December 8, 2009. There are currently no judgments against or pending litigation with Rhoads Golf LLC. Richard Rhoads has never been convicted of a crime.

Ten Year Projection Revenue

Maintenance and expenses will only increase due to expectations of inflation and continuing to update mowing equipment. We are projecting the Lemoore Golf Course budget based the following information. In the past ten years rounds have remained flat and many years have decreased. Therefore we have used a conservative 1- 2% increase in gross income
The ten year projected gross incomes after cost of goods sold:

2014/15	\$1,154,000
2015/16	\$1,165,540
2016/17	\$1,183,000
2017/18	\$1,194,830
2018/19	\$1,212,800
2019/20	\$1,237,000
2020/21	\$1,261,700
2021/22	\$1,286,300
2022/23	\$1,305,500
2023/24	\$1,330,000



The complete budgets for these projections for 2014/15 and the past three years financial statements are included in appendix 1.

Lease Considerations

After researching into different areas of the golf course, Rhoads Golf has come up with the following observations and considerations for leasing the Lemoore Golf Course.

Rhoads Golf would like to be considered for leasing. Taking into consideration the debt on the golf course, Rhoads Golf would assume that the city may look into a refinancing and extending their current loans in order to make the lease more viable. Even if the rounds and income were too drastically increase it would still not be financially sound decision to prepay a required security deposit of approximately \$700,000 and be able to make payments listed on the RFP's financial sheet enclosed.

An appropriate lease amount would have to bring the yearly lease payment down to \$200,000 to enable the lessee to make the appropriate purchases and still contribute to a capital improvement fund for the golf course. This would also allow for the risk of all other issues that may arise with an older golf course. The lease proposal would take into consideration that Rhoads Golf will have to replace most of the maintenance equipment as needed that would eventually become the property of the city of Lemoore.



Lease Proposal

Rhoads Golf proposes to enter into a 10 year lease agreement with the possibility of two five (5) year extensions. Rhoads Golf agrees to initially work with the current inventory of equipment and understands that the upkeep and replacement is the sole responsibility of the lessee and that those items will become property of the City upon completion of the contract.

As opposed to a security deposit, a personal line of credit of \$100,000 will be available for any unforeseen or capital issues that may arise before capital accounts develop.

Rhoads Golf would make a lease payment of \$200,000 per year plus an additional amount to capital funds based on gross revenues. Payment is due quarterly.

- One percent of gross revenue to a Pump and Irrigation Fund.
- One-half percent of gross revenue to Golf Course Improvements for the first four years that increases to one percent in year five.

It is recommended that the Pump and Irrigation fund be listed as a city fund. This money will be deposited into the current golf course capital account and its existing funds.

Maintenance equipment replacement will start with lease/purchasing. Used equipment with very few hours will be purchased.

Rhoads Golf would assume the complete daily operations and maintenance of the facility.

Course would remain a public facility with daily and monthly rates offered. Community tournaments and events will continue to be offered. Junior and Senior programs will continue to develop and be promoted.

Rhoads Golf will take inventory of Pro shop merchandise and Food and Beverage. Rhoads Golf will purchase this inventory.

Rhoads Golf would assume golf cart payments and be responsible for future leases on golf carts.

Rhoads Golf would assume the current lease on the 2009 John Deere tractor.

Clubhouse and Kitchen equipment would remain the city of Lemoore's and any equipment that would need replacement is the responsibility of Rhoads Golf.

Rhoads Golf would continue to own and maintain the ABC license



Rhoads Golf will be responsible for irrigation and pump repairs.

City of Lemoore owns and is responsible for any major repairs to the structure of the buildings

Water shares for the golf course will continue to be used by Rhoads Golf

Rhoads Golf is an Equal Opportunity Employer and will adhere to all federal and state laws and regulations. Rhoads Golf will not discriminate and we will comply with the cities drug free workplace requirements.



Appendix 1

2014

2015

Total

SUMMARY INCOME:

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Total
Green Fees	\$45,470	\$45,295	\$51,330	\$47,635	\$37,682	\$26,855	\$27,315	\$36,895	\$56,010	\$38,488	\$59,370	\$63,380	\$555,725
Monthly Tickets	\$13,100	\$12,500	\$12,725	\$11,675	\$9,425	\$9,230	\$8,600	\$7,900	\$13,780	\$13,930	\$14,380	\$14,830	\$142,075
Cart Fees	\$22,137	\$21,388	\$22,243	\$21,329	\$17,305	\$14,927	\$14,632	\$17,730	\$23,836	\$24,727	\$24,633	\$25,341	\$250,228
Other Golf Income	\$4,690	\$4,531	\$4,713	\$4,519	\$3,666	\$3,163	\$3,100	\$3,756	\$5,050	\$5,239	\$5,219	\$5,369	\$55,015
Sub-Total	\$85,397	\$83,714	\$91,011	\$85,158	\$68,078	\$54,175	\$53,647	\$66,281	\$98,676	\$102,384	\$103,602	\$108,920	\$1,001,043
Merchandise-Net	\$3,799	\$3,670	\$3,817	\$3,660	\$2,970	\$2,562	\$2,511	\$3,043	\$4,090	\$4,243	\$4,227	\$4,349	\$42,941
Food & Beverage-Net	\$9,793	\$9,462	\$9,840	\$9,435	\$7,655	\$6,603	\$6,473	\$7,843	\$10,544	\$10,939	\$10,897	\$11,210	\$110,694
Other Income													\$0
Gross Income	\$98,989	\$96,846	\$104,668	\$98,253	\$78,703	\$63,340	\$62,631	\$77,167	\$113,310	\$117,566	\$118,726	\$124,479	\$1,154,678

EXPENSES:

General & Admin.	\$5,847	\$5,247	\$5,447	\$4,647	\$5,097	\$4,797	\$4,147	\$4,797	\$4,397	\$6,047	\$6,647	\$5,557	\$62,674
Clubhouse	\$3,270	\$2,970	\$3,250	\$3,250	\$1,880	\$1,990	\$2,100	\$2,360	\$2,350	\$2,640	\$2,460	\$2,450	\$30,970
Golf Operations	\$8,458	\$9,228	\$7,728	\$7,218	\$5,942	\$4,829	\$4,829	\$5,310	\$8,984	\$7,524	\$8,686	\$7,786	\$86,522
Course Maintenance	\$39,258	\$44,108	\$44,858	\$37,578	\$30,048	\$26,918	\$25,868	\$29,468	\$39,758	\$43,658	\$41,558	\$38,108	\$441,186
Advertising & Promotion	\$1,500	\$1,800	\$1,300	\$800	\$1,500	\$1,500	\$1,500	\$1,500	\$1,300	\$800	\$1,100	\$1,500	\$16,100
Fixed Expenses	\$19,255	\$19,255	\$20,055	\$19,255	\$19,255	\$19,255	\$19,255	\$19,255	\$19,255	\$19,255	\$19,255	\$19,255	\$231,860
Food & Beverage	\$5,169	\$4,935	\$4,848	\$4,414	\$3,976	\$3,492	\$3,492	\$3,859	\$4,748	\$5,042	\$5,259	\$5,159	\$54,393
Asset Replacement	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$21,600
Lease Payment	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$16,667	\$200,004
TOTAL EXPENSES	\$101,224	\$106,010	\$105,953	\$95,629	\$86,165	\$81,248	\$79,658	\$85,016	\$99,259	\$103,433	\$103,432	\$98,282	\$1,145,309
(LOSS) INCOME	(\$2,235)	(\$9,164)	(\$1,285)	\$2,624	(\$7,462)	(\$17,908)	(\$17,027)	(\$7,849)	\$14,051	\$14,133	\$15,294	\$26,197	\$9,369

City of Lemoore/Rhoads Golf LLC
 dba Lemoore Municipal Golf Course
SUMMARY STATEMENT OF INCOME
 For the Twelve Months Ending June 30, 2013

This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year
REVENUES						
54,038.00	71,720.00	(17,682.00)	Green fees & mo. fees pg3	598,377.72	673,008.00	609,082.21
23,625.00	28,586.00	(4,961.00)	Cart fees pg3	272,354.50	297,027.00	303,875.50
5,832.86	6,353.00	(520.14)	Other Golf income pg	58,679.87	66,010.00	67,412.31
83,495.86	106,659.00	(23,163.14)	Subtotal Golf Operations	929,412.09	1,036,045.00	980,370.02
17,025.02	16,940.00	85.02	Merchandise pg4	181,711.64	176,016.00	193,480.62
21,014.82	22,022.00	(1,007.18)	Food & beverage pg5	212,886.17	228,821.00	222,272.97
2,124.22	0.00	2,124.22	Other Income (exp) pg9	7,443.07	0.00	(1,566.15)
123,659.92	145,621.00	(21,961.08)	Total Revenues	1,331,452.97	1,440,882.00	1,394,557.46
COST OF SALES						
12,272.44	12,366.00	(93.56)	COS-Merchandise pg4	136,148.68	128,492.00	143,098.55
8,727.54	9,249.00	(521.46)	COS-Food & beverage p	97,891.28	96,103.00	97,028.41
20,999.98	21,615.00	(615.02)	Total Cost of Sales	234,039.96	224,595.00	240,126.96
102,659.94	124,006.00	(21,346.06)	Gross Margin	1,097,413.01	1,216,287.00	1,154,430.50
EXPENSES						
4,690.30	5,159.00	(468.70)	Food & beverage pg5	53,039.86	54,076.00	58,076.38
4,350.16	5,296.50	(946.34)	General & administrative p	49,389.49	60,548.00	64,945.51
2,695.30	2,370.00	325.30	Clubhouse pg6	28,499.69	30,070.00	30,590.17
7,858.32	8,479.00	(620.68)	Golf Operation pg7	69,974.90	90,614.00	81,165.71
39,327.64	37,794.00	1,533.64	Course Maintenance pg8	415,562.99	433,238.00	450,753.42
1,160.71	2,100.00	(939.29)	Advertising & promotion	9,200.57	25,400.00	18,305.99
16,773.62	16,350.00	423.62	Fixed expenses pg9	189,533.96	198,200.00	181,919.34
9,516.50	9,500.00	16.50	Depreciation	109,607.62	114,000.00	116,803.60
86,372.55	87,048.50	(675.95)	Total Expenses	924,809.08	1,006,146.00	1,002,560.12
16,287.39	\$ 36,957.50	(20,670.11)	Net Income (loss)	172,603.93	210,141.00	151,870.38
This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year

Unaudited - See attached accountants' compilation report.

**City of Lemoore/Rhoads Golf LLC
dba Lemoore Municipal Golf Course
SUMMARY STATEMENT OF INCOME
For the Twelve Months Ending June 30, 2012**

This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year
REVENUES						
63,224.29	66,075.00	(2,850.71)	Green fees & mo. fees pg3	609,082.21	622,690.00	587,080.51
29,952.00	29,435.00	517.00	Cart fees pg3	303,875.50	300,937.00	300,882.00
7,734.00	6,938.00	796.00	Other Golf income pg	67,412.31	70,936.00	67,242.51
100,910.29	102,448.00	(1,537.71)	Subtotal Golf Operations	980,370.02	994,563.00	955,205.02
21,079.47	18,923.00	2,156.47	Merchandise pg4	193,480.62	193,464.00	194,655.08
23,416.66	21,866.00	1,550.66	Food & beverage pg5	222,272.97	223,553.00	212,806.46
(8,844.32)	0.00	(8,844.32)	Other Income (exp) pg9	(1,566.15)	0.00	9,682.36
136,562.10	143,237.00	(6,674.90)	Total Revenues	1,394,557.46	1,411,580.00	1,372,348.92
COST OF SALES						
16,840.56	13,814.00	3,026.56	COS-Merchandise pg4	143,098.55	141,229.00	144,551.72
9,005.84	9,184.00	(178.16)	COS-Food & beverage p	97,028.41	93,892.00	102,115.95
25,846.40	22,998.00	2,848.40	Total Cost of Sales	240,126.96	235,121.00	246,667.67
110,715.70	120,239.00	(9,523.30)	Gross Margin	1,154,430.50	1,176,459.00	1,125,681.25
EXPENSES						
7,008.74	4,920.00	2,088.74	Food & beverage pg5	58,076.38	49,710.00	46,233.43
7,159.94	4,377.37	2,782.57	General & administrative p	64,945.51	52,318.00	60,941.10
2,895.53	2,295.00	600.53	Clubhouse pg6	30,590.17	24,320.00	25,202.04
7,763.15	8,660.00	(896.85)	Golf Operation pg7	81,165.71	97,120.00	90,854.09
48,870.80	36,700.00	12,170.80	Course Maintenance pg8	450,753.42	424,200.00	415,104.96
709.59	2,595.00	(1,885.41)	Advertising & promotion	18,305.99	24,640.00	15,790.29
15,580.41	16,829.00	(1,248.59)	Fixed expenses pg9	181,919.34	198,671.00	189,896.44
10,281.40	10,500.00	(218.60)	Depreciation	116,803.60	126,000.00	122,453.04
100,269.56	86,876.37	13,393.19	Total Expenses	1,002,560.12	996,979.00	966,475.39
10,446.14	\$ 33,362.63	(22,916.49)	Net Income (loss)	151,870.38	179,480.00	159,205.86
This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year

Unaudited - See attached accountants' compilation report.

City of Lemoore/Rhoads Golf LLC
dba Lemoore Municipal Golf Course
SUMMARY STATEMENT OF INCOME
For the Twelve Months Ending June 30, 2011

This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year
REVENUES						
56,932.00	63,770.00	(6,838.00)	Green fees & mo. fees pg3	587,080.51	625,870.00	587,662.50
29,941.00	27,440.00	2,501.00	Cart fees pg3	300,882.00	290,535.00	308,789.80
6,194.84	6,664.00	(469.16)	Other Golf income pg	67,242.51	70,561.00	69,767.31
93,067.84	97,874.00	(4,806.16)	Subtotal Golf Operations	955,205.02	986,966.00	966,219.61
17,356.36	19,600.00	(2,243.64)	Merchandise pg4	194,655.08	207,525.00	182,531.15
22,805.65	21,560.00	1,245.65	Food & beverage pg5	212,806.46	228,280.00	226,377.64
2,162.92	0.00	2,162.92	Other Income (exp) pg9	9,682.36	0.00	9,372.04
135,392.77	139,034.00	(3,641.23)	Total Revenues	1,372,348.92	1,422,771.00	1,384,500.44
COST OF SALES						
13,628.54	14,308.00	(679.46)	COS-Merchandise pg4	144,551.72	151,493.00	144,562.28
10,552.52	9,055.00	1,497.52	COS-Food & beverage p	102,115.95	95,879.00	104,139.59
24,181.06	23,363.00	818.06	Total Cost of Sales	246,667.67	247,372.00	248,701.87
111,211.71	115,671.00	(4,459.29)	Gross Margin	1,125,681.25	1,175,399.00	1,135,798.57
EXPENSES						
4,934.13	5,210.00	(275.87)	Food & beverage pg5	46,233.43	54,450.00	52,638.33
6,414.97	4,359.00	2,055.97	General & administrative p	60,994.20	50,332.00	75,930.19
3,218.90	2,435.00	783.90	Clubhouse pg6	23,727.08	27,700.00	28,056.16
8,207.89	8,660.00	(452.11)	Golf Operation pg7	90,854.09	97,630.00	174,835.26
41,069.09	40,770.00	299.09	Course Maintenance pg8	410,147.79	417,340.00	448,018.88
1,101.31	2,695.00	(1,593.69)	Advertising & promotion	15,737.19	28,940.00	18,124.46
15,675.41	15,603.00	72.41	Fixed expenses pg9	189,633.10	187,236.00	126,210.49
9,557.04	10,500.00	(942.96)	Depreciation	122,453.04	126,000.00	129,403.06
90,178.74	90,232.00	(53.26)	Total Expenses	959,779.92	989,628.00	1,053,216.83
21,032.97	\$ 25,439.00	(4,406.03)	Net Income (loss)	165,901.33	185,771.00	82,581.74
This Month	Budget	Curr Mo Variance		YTD Actual	YTD Budget	YTD Prior Year

Unaudited - See attached accountants' compilation report.

Local Bidding Preference Option

The City of Lemoore, in Ordinance 2013-03, has enacted a local bidding preference. The details are as follows:

"Local City Vendor" means a vendor, contractor, or consultant who has a valid physical business address located within the boundaries of the City of Lemoore, at least six months prior to bid or proposal opening date, from which the vendor, contractor, or consultant operates or performs business on a day-to-day basis, and holds a valid business license issued by the City of Lemoore, and, if applicable, records sales tax in the City of Lemoore. Post office boxes are not verifiable and shall not be used for the purpose of establishing such physical address.

"Local 93245 Vendor" means a vendor, contractor, or consultant who has a valid physical business address located outside the City of Lemoore but within the 93245 zip code, at least six months prior to bid or proposal opening date, from which the vendor, contractor, or consultant operates or performs business on a day-to-day basis, and holds a valid business license issued by the City of Lemoore. Post office boxes are not verifiable and shall not be used for the purpose of establishing such physical address.

1. If the vendor that submits the lowest responsive bid or quote is not a Local City Vendor as defined herein, the lowest responsive bid or quote submitted by a Local City Vendor that is within five percent (5%) of the lowest bid or quote may be deemed to be the lowest bidder. If the low bid for the project is \$250,000 or under, the bid may be awarded to the local bidder outright. However, if the low bid is over \$250,000, said Local City Vendor may elect to reduce its bid or quote to match the bid or quote of the lowest bidder, in writing, within one business day (excluding weekends and holidays) of being notified of their status by the City.
2. If the vendor that submits the lowest responsive bid or quote is not a Local Vendor as defined herein, the lowest responsive bid or quote submitted by a Local 93245 Vendor that is within three percent (3%) of the lowest bid or quote may be deemed to be the lowest bidder. If the low bid for the project is under \$250,000, the bid may be awarded to the local bidder outright. However, if the low bid is \$250,000 or over, said Local 93245 Vendor may elect to reduce its bid or quote to match the bid or quote of the lowest bidder, in writing, within one business day (excluding weekends and holidays) of being notified of their status by the City. For the purposes of matching, the total local bid will be reduced to the amount of the low bid, and each line item of the local bid will be reduced by the percentage difference between the low bid and the local bid.
3. If the lowest Local Vendor within the indicated percent of the lowest bid or quote does not elect to reduce its bid or quote to match the bid or quote of the lowest bidder, then the next lowest Local Vendor shall be given the opportunity to match the bid or quote of the lowest bidder as set forth above, providing that this Local Vendor is also within five percent (5%) or three percent (3%), as applicable, of the lowest bid or quote that has been deemed responsive.

4. In all of the above scenarios, local bidders within City limits are given priority over local bidders outside of City limits but inside the 93245 zip code.
5. In order for a Local Vendor to be eligible to claim the preference, the Local Vendor must request the preference in the solicitation and provide a copy of its current business license issued by the City.
6. The vendor, contractor, or consultant will also, to the extent legally possible, solicit proposals for subcontractors and subcontractors for work associated with the proposed contract from local firms as opportunities occur and hire qualified local firms whenever feasible.

X I wish to be considered as a Local City Vendor and have attached a copy of my current City of Lemoore business license.

_____ I wish to be considered as a Local 93245 Vendor and have attached a copy of my current City of Lemoore business license.

Physical Address of Business:

Rhoads Golf LLC
693 Avalon Drive
Lemoore, Ca. 93245

Authorized Signature: _____



Mayor
William Siegel
Mayor Pro Tem
Lois Wynne
Council Members
John Gordon
Eddie Neal
Willard Rodarmel



**Office of the
City Manager**

119 Fox Street
Lemoore • CA 93245
Phone • (559) 924-6700
FAX • (559) 924-9003

To: Lemoore City Council
From: Jeff Laws, City Manager
Date: May 30, 2014
Subject: Activity Update

Reports

➤ Building Report

April 2014

CITY OF LEMOORE
BUILDING INSPECTION PERMITS REPORT

Description	PERMITS ISSUED		VALUATION	
	Current Month	Current Year to Date	Current Month	Year to Date
Res. Single Family - New	2	68	\$ 266,166.84	\$ 11,366,862.00
Res. Condo./PUD - New	0	0	\$ -	\$ -
Res. Multi-Family - New	0	1	\$ -	\$ 7,256,735.00
Apartment - New	0	0	\$ -	\$ -
Commercial / Industrial - New	0	0	\$ -	\$ 1,725,000.00
Alterations - Residential	49	337	\$ 291,241.00	\$ 3,644,690.31
Alterations - Commercial / Industrial	6	39	\$ 7,000.00	\$ 863,952.00
Swimming Pool	4	15	\$ 113,000.00	\$ 455,275.00
Bldg. Moved or Demolished	0	1	\$ -	\$ -
TOTALS	61	461	\$ 677,407.84	\$ 25,312,514.31

DWELLING UNITS

Description	Current Month	Current Year to Date	Location of Multi-Family Units	Last Year to Date
Single Family	2	68		84
Condo/PUD	0	0		0
Multi-Family	1	88	88 UNITS AT 341 N 19TH AVE	0
Apartments	0	0		0
TOTALS	3	156		84

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Permit #	A.P.N	Owner Information	Address	Work Description	Valuation	Building	Plumbing	Electrical	Mechanical	Seismic
1308-024	021-140-029	PALOMO, AIDA	856 CARLA DR	FRONT	3,000.00	125.00	0.00	0.00	0.00	0.50
1403-013	021-610-035	JACKSON, MICHAEL D & LISA A H/W	747 WENTWORTH CT	SOLAR, ROOF MOUNT SYSTEM,	18,360.00	125.00	0.00	15.00	0.00	1.84
1403-033	023-600-029	BUCKLEY, DAVID & SHERRI H/W	1355 ATLANTIC AVE	SOLAR, ROOF MOUNT SYSTEM 33 PANELS	33,000.00	125.00	0.00	15.00	0.00	3.30
1403-045	021-300-009	LEMOORE CAPITAL LP	1260 N LEMOORE AVE	SIGN FOR MEDICAL OFFICE	2,000.00	63.25	0.00	30.00	0.00	0.50
1403-050	021-800-042	WOODSIDE 06N LP	1006 NATION WAY	SWIMMING POOL	29,000.00	235.00	0.00	0.00	0.00	2.90
1403-055	023-020-006	HAMMOND, JAMES C 33.34%	750 E D ST	BATHROOM FOR SWIMMING AREA	4,800.00	100.50	63.00	19.50	0.00	0.50
1403-058	023-420-003	LAMBERT, HOWARD L LIVING TRUST	100 S 19 1/2 AVE	DESTRUCTION OF 8 MONITORING WELLS, 4 AIR SPARGE WELLS, AND 1 HORIZONTAL SOIL VAPOR EXTRACTION WELL.	0.00	0.00	20.00	0.00	0.00	0.00
1404-003	021-790-045	AGUIGUI, RICKY G & GENEDINE M B H/W	1003 FREEDOM DR	SOLAR ROOF MOUNTED SYSTEM, 24 PANELS	10,000.00	125.00	0.00	15.00	0.00	1.00
1404-004	021-830-030	WATHEN CASTANOS LEMOORE 872 LP	894 LEGEND DR	SOLAR, ROOF MOUNT SYSTEM, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-007	023-280-029	CERVANTEZ, RUDY & LISA A H/W	673 COTTONWOOD LN	A/C CHANGEOUT, 4 TON, 15 SEER	0.00	0.00	0.00	0.00	64.00	0.00
1404-008	020-013-022	FLORES, MARIA S 33.33%	625 FOX ST	WATER HEATER REPLACEMENT	0.00	0.00	27.00	0.00	0.00	0.00
1404-009	021-830-032	WATHEN CASTANOS LEMOORE 872 LP	906 LEGEND DR	SOLAR, ROOF MOUNT SYSTEM, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-010	021-830-023	WATHEN CASTANOS LEMOORE 872 LP	880 LEGEND DR	SOLAR, ROOF MOUNT SYSTEM, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-013	021-830-033	WATHEN CASTANOS LEMOORE 872 LP	910 LEGEND DR	SOLAR, ROOF MOUNT, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-014	021-830-044	WATHEN-CASTANOS	1054 GENEVA DR	SOLAR, ROOF MOUNT, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-015	021-830-040	WATHEN-CASTANOS	1038 GENEVA DR	SOLAR, ROOF MOUNT SYSTEM, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-016	023-360-012	DALEY ENTERPRISES INC	667 ACACIA DR	SFD, 1,835 SQ FT, AUBURN 4 PLAN, 2-CAR GARAGE	136,133.98	1,080.00	132.00	64.23	30.00	13.61

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1404-018	020-142-008	STUMBAUGH, DORIS C TRUST	35 FOLLETT ST	WATER HEATER REPLACEMENT, LOCATED OUT SIDE OF HOUSE IN ITS OWN CLOSET	0.00	0.00	27.00	0.00	0.00	0.00
1404-019	020-054-014	GKK STARS ACQUISITION LLC	338 W D ST	A/C CHANGEOUT, 1.5 TON, 14.3 SEER FOR BANK OF AMERICA	0.00	0.00	0.00	0.00	64.00	0.00
1404-021	023-060-004	DE LA CRUZ, ANDRES & IIDA M G H/W	840 TOLEDO ST	SOLAR, ROOF MOUNT SYSTEM, 21 PANELS	18,000.00	125.00	0.00	15.00	0.00	1.80
1404-022	023-620-020	LEAL, RIGOBERTO	1561 SPYGLASS DR	PATIO IN REAR OF HOUSE, 220 SQ FT	2,750.00	30.25	0.00	0.00	0.00	0.50
1404-023	021-800-038	WOODSIDE 06N LP	760 ARLINGTON AVE	TEMP POWER	0.00	0.00	0.00	30.00	0.00	0.00
1404-024	021-800-043	WOODSIDE 06N LP	1022 NATION WAY	TEMP POWER	0.00	0.00	0.00	30.00	0.00	0.00
1404-025	021-800-045	WOODSIDE 06N LP	1054 NATION WAY	TEMP POWER	0.00	0.00	0.00	30.00	0.00	0.00
1404-026	023-290-027	WATHEN-CASTANOS	1059 GENEVA DR	SFR, SINGLE STORY, 2 CAR GARAGE, 1,711 SQ, ELEV. A, WITH BAY WINDOW AT DINING, COVERED PATIO	130,032.86	1,050.00	111.00	74.89	30.00	13.00
1404-027	021-740-049	FAULKNER, RICHARD L	1649 BUTTERNUT ST	SOLAR, ROOF MOUNT SYSTEM	7,800.00	125.00	0.00	15.00	0.00	0.78
1404-028	023-410-019	GATELY, JOHN P	440 FAIRVIEW DR	TEAR OFF, RESHEET, 50 YR PRESIDENTIAL, 5/12 PITCH	13,300.00	105.00	0.00	0.00	0.00	1.33
1404-029	023-440-007	ANDRADE, JESUS	1756 HOMESTEAD WAY	SOLAR, ROOF MOUNT, SYSTEM	13,000.00	125.00	0.00	15.00	0.00	1.30
1404-030	021-460-014	LOPEZ, PABLO P & AURELIA MENDOZA H/W	327 W SPRING LN	SOLAR, ROOF MOUNT SYSTEM, 21 PANELS	11,603.00	125.00	0.00	15.00	0.00	1.16
1404-033	008-140-002	LEMOORE99 LLC 50%	161 W HNFD-ARM RD, UNIT A	(4) AC CHANGEOUTS, 13 SEER, (1)-5 TON, (1)-4 TON, (2)-3 TON	0.00	0.00	0.00	0.00	256.00	0.00
1404-034	021-210-015	MING, STEPHEN E & BETHANY G H/W	496 E. HAZELWOOD DR	TEAR OFF, RESHEET, 30 YR COMP, 6/12 PITCH	10,971.00	105.00	0.00	0.00	0.00	1.10
1404-037	023-610-016	DE LEON, RICARDO P & VANESSA P H/W	554 CANTERA AVE	SHOWER INSERT	5,000.00	100.50	27.00	0.00	0.00	0.50
1404-039	021-290-029	BOLEN, RANDAL D & RAMONA M H/W	1461 QUANDT DR	TEAR OFF, RESHEET, COMP 4/12 PITCH	7,000.00	105.00	0.00	0.00	0.00	0.70
1404-040	023-310-010	CARDOZA, LIONEL J 50%	1224 W BUSH ST, APT A	A/C CHANGEOUT, 2 TON, 14 SEER	0.00	0.00	0.00	0.00	64.00	0.00

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1404-041	020-172-039	ANACLETO, CLARENCE W & ELAINE I H/W	211 CHAMPION ST, Apt C	WATER HEATER CHANGEOUT.	0.00	0.00	27.00	0.00	0.00	0.00
1404-044	021-180-016	BETTERIDGE, STEVEN W & KIMBERLY J H/W	1461 MAPLE CT	A/C CHANGEOUT, 14 SEER, 3.5 TON	0.00	0.00	0.00	0.00	64.00	0.00
1404-045	021-280-040	OLIVEIRA, JEREMY T	337 E DEODAR LN	TEAR OFF, RESHEET 30 YR COMP	8,200.00	105.00	0.00	0.00	0.00	0.82
1404-047	021-600-090	BERNIER, MARCEL D & JULITA N TRUST	802 BRISTOL CIR	A/C CHANGEOUT, 3.5 TON, 13 SEER	0.00	0.00	0.00	0.00	64.00	0.00
1404-048	023-390-018	GIBSON, ARTHUR D & SUZANNE L H/W	572 PUFFIN LN	A/C CHANGEOUT, 4.0 TON, SEER	0.00	0.00	0.00	0.00	64.00	0.00
1404-049	020-191-031	NEW LIGHT TEMPLE APOSTOLIC MISSION	257 S HAMLET ST	A/C CHANGEOUT, 13 SEER, 5 TON	0.00	0.00	0.00	0.00	64.00	0.00
1404-050	014-690-002	WELSH, JERRY A & WENDY S H/W	706 MARIN DR	RESIDENTIAL SWIMMING POOL, 337 SQ FT	27,000.00	235.00	0.00	0.00	0.00	2.70
1404-053	023-370-024	DEPPEN, MATTHEW J & KIMBERLY A H/W	650 CONTENTA CT	A/C CHANGEOUT, 13 SEER 4 TON	0.00	0.00	0.00	0.00	64.00	0.00
1404-054	021-830-019	WATHEN CASTANOS LEMOORE 872 LP	1026 LEGEND PL	SOLAR, ROOF MOUNT SYSTEM, 20 PANELS	11,050.00	125.00	0.00	15.00	0.00	1.11
1404-055	020-212-021	HELLER, ERLINDA I 50%	1264 W BUSH ST	SOLAR, ROOF MOUNT SYSTEM, 12 PANELS, ELECTRICAL UPGRADE REQUIRED	6,630.00	125.00	0.00	33.50	0.00	0.66
1404-056	020-133-032	HERNANDEZ, CASSANDRA	90 S GRAND AVE	SOLAR, ROOF MOUNT SYSTEM, 17 PANELS	9,393.00	125.00	0.00	15.00	0.00	0.94
1404-057	023-280-065	DUKES, CARLTON & ELIZABETH H/W	929 CEDAR LN	SOLAR, ROOF MOUNT,	20,995.00	125.00	0.00	15.00	0.00	2.10
1404-058	023-580-007	VIRDEN, RITA	781 CRESCENT CT	WATER HEATER CHANGEOUT	0.00	0.00	27.00	0.00	0.00	0.00
1404-060	021-200-002	SECREASE, MARSHALL J 50%	595 MEADOW LN	SOLAR, ROOF MOUNT, 12 MODULES	10,699.00	125.00	0.00	15.00	0.00	1.07
1404-061	023-260-042	SWEET, CARROLL L & DEBBIE L H/W	1100 CEDAR LN	TEAR OFF, RESHEET, 30 YR COMP	7,450.00	105.00	0.00	0.00	0.00	0.75
1404-062	021-830-047	WATHEN-CASTANOS	1066 GENEVA DR	TEMP POWER	0.00	0.00	0.00	30.00	0.00	0.00
1404-063	021-180-062	SILVA, PHILIP & CLAUDETTE H/W	1383 BELINDA DR	TEAR OFF, RESHEET, 30 YR COMP	8,250.00	105.00	0.00	0.00	0.00	0.83
1404-064	023-360-043	PALACIO, EDISON	1783 BIG SUR DR	RESIDENTIAL SWIMMING POOL AND JACUZZI	12,000.00	360.00	0.00	0.00	0.00	1.20
1404-065	021-380-003	LEMOORE99 LLC 50%	161 W HNF-D-ARM RD	2 SIGNS FOR GOODWILL STORE	5,000.00	100.50	0.00	33.00	0.00	1.05

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1404-066	023-190-003	HUTCHINGS, RONALD R & CYNTHIA D H/W	756 MIKE LN	HVAC REPLACEMENT, 5 TON	0.00	0.00	0.00	0.00	64.00	0.00
1404-067	021-830-031	WATHEN CASTANOS LEMOORE 872 LP	896 LEGEND DR	SOLAR, ROOF MOUNT, 8 PANELS	4,420.00	125.00	0.00	15.00	0.00	0.50
1404-068	023-170-012	HUTCHINGS, RONALD R	930 W IONA AVE	HVAC CHANGEOUT, 2 TON	0.00	0.00	0.00	0.00	64.00	0.00
1404-069	023-600-061	FERGUSON, JASON	1435 ATLANTIC AVE	RESIDENTIAL POOL AND SPA	45,000.00	360.00	0.00	0.00	0.00	4.50
1404-071	021-510-015	BORREGO, JESS & LUETTA A H/W	553 BROOKSHIRE CT	REPLACING CONDENSOR	0.00	0.00	0.00	0.00	22.00	0.00
1404-072	021-200-002	SECREASE, MARSHALL J 50%	595 MEADOW LN	TEAR OFF, RESHEET, 30 YR COMP	8,000.00	105.00	0.00	0.00	0.00	0.80
1404-073	023-540-099	RODRIGUEZ, LISA	1315 CHIMNEY WAY	water heater changeout	0.00	0.00	27.00	0.00	0.00	0.00
1404-075	021-220-060	RUPPRECHT, LANCE B	356 SPRING LN	SOLAR, ROOF MOUNT SYSTEM	11,050.00	125.00	0.00	15.00	0.00	1.11
61 PERMITS					677,407.84	7,075.00	488.00	660.12	978.00	69.46