

LEMOORE

CALIFORNIA

LEMOORE CITY COUNCIL
COUNCIL CHAMBER
429 C STREET
April 18, 2023

MEETING AGENDA

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

5:30 p.m.

- a. CALL TO ORDER
- b. INVOCATION
- c. PLEDGE OF ALLEGIANCE
- d. ROLL CALL
- e. AGENDA APPROVAL, ADDITIONS, AND/OR DELETIONS

STUDY SESSION

SS-1 2022 Lemoore Police Department Annual Report (Kendall)

CLOSED SESSION

This item 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). The City Attorney will provide an oral report regarding the Closed Session.

- 1. Conference with Real Property Negotiators
Government Code Section 54956.8
Property: APN: 024-052-004
Agency Negotiator: Nathan Olson, City Manager
Negotiating Parties: Keller Williams Real Estate
Under Negotiation: Price and Terms
- 2. Government Code Section 54957.6
Conference with Labor Negotiator
Agency Designated Representatives: Mary Lerner, City Attorney and Michelle Speer, Assistant City Manager
Employee Organizations: General Association of Service Employees, Lemoore Police Officers Association, Lemoore Police Sergeants Unit, Police Professional Services Bargaining Unit, and Unrepresented

PUBLIC COMMENT

Public comment will be in accordance with the attached policy. This time is reserved for members of the audience to address the City Council on items of interest that are not on the Agenda and are within the subject matter jurisdiction of the Council. It is recommended that speakers limit their comments to three (3) minutes each and it is requested that no comments be made during this period on items on the Agenda. The Council is prohibited by law from taking any action on matters discussed that are not on the Agenda. Prior to addressing the Council, any handouts for Council will be provided to the City Clerk for distribution to the Council and appropriate staff. The public will have an opportunity to comment on items on the agenda once the item has been called and the Mayor opens the item to the public.

CEREMONIAL / PRESENTATION – Section 1

No Ceremonies or Presentations

DEPARTMENT AND CITY MANAGER REPORTS – Section 2

2-1 Department & City Manager Reports

CONSENT CALENDAR – Section 3

Items considered routine in nature are placed on the Consent Calendar. They will all be considered and voted upon in one vote as one item unless a Council member or member of the public requests individual consideration.

- 3-1 Approval – Minutes – Regular Meeting – April 4, 2023
- 3-2 Approval – Resolution 2023-10 – Intention to Annex and Include Additional Territories (Tract 820) In Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in Such Annexed Territories for Fiscal Year 2023-2024 and Thereafter
- 3-3 Approval – Resolution 2023-11 – Intention to Annex and Include Additional Territories (Tract 848) in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in Such Annexed Territories for Fiscal Year 2023-2024 and Thereafter

PUBLIC HEARINGS – Section 4

Report, discussion and/or other Council action will be taken.

- 4-1 Public Hearing – Abatement of Public Nuisance – 743 Quince Avenue (Santos)

NEW BUSINESS – Section 5

Report, discussion and/or other Council action will be taken.

- 5-1 Report and Recommendation – Council Member Liaison Appointments to Regional Boards and Commissions (Avalos)

BRIEF CITY COUNCIL REPORTS AND REQUESTS – Section 6

- 6-1 City Council Reports / Requests

ADJOURNMENT

Upcoming Council Meetings

- City Council Regular Meeting, Tuesday, May 2, 2023
- City Council Regular Meeting, Tuesday, May 16, 2023

Agendas for all City Council meetings are posted at least 72 hours prior to the meeting at the Council Chamber, 429 C Street and the Cinnamon Municipal Complex, 711 W. Cinnamon Drive. Written communications from the public for the agenda must be received by the City Clerk's Office 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 Chamber is accessible to the physically disabled. Should you need special assistance, please call (559) 924-6744, at least 4 business days prior to the meeting.

PUBLIC NOTIFICATION

I, Marisa Avalos, City Clerk for the City of Lemoore, declare under penalty of perjury that I posted the above Regular City Council Agenda for the meeting of April 18, 2023 at Council Chamber, 429 C Street and Cinnamon Municipal Complex, 711 W. Cinnamon Drive, Lemoore, CA on April 14, 2023.

//s//

Marisa Avalos, City Clerk



CITY COUNCIL REGULAR MEETING APRIL 18, 2023 @ 5:30 p.m.

The City Council will hold its public meetings in person, with a virtual option for public participation based on availability. The City of Lemoore utilizes Zoom teleconferencing technology for virtual public participation; however, the City makes no representation or warranty of any kind, regarding the adequacy, reliability, or availability of the use of this platform in this manner. Participation by members of the public through this means is at their own risk. (Zoom teleconferencing/attendance may not be available at all meetings.)

The meeting may be viewed through the following Zoom Meeting:

- Please click the link below to join the webinar:
- <https://us06web.zoom.us/j/89635241423?pwd=d2tJN3ZOaXZubmJ6eUt3WlJ4NHhSdz09>
- Meeting ID: 896 3524 1423
- Passcode: 410099
- Phone: +1 669 900 6833

If you wish to make a general public comment or public comment on a particular item on the agenda, **participants may do so via Zoom during the meeting** or by **submitting public comments by e-mail to: cityclerk@lemoore.com**. In the subject line of the e-mail, please state your name and the item you are commenting on. If you wish to submit a public comment on more than one agenda item, please send a separate e-mail for each item you are commenting on. Please be aware that written public comments, including your name, may become public information. Additional requirements for submitting public comments by e-mail are provided below.

General Public Comments & Comments on City Council Business Items

For general public comments and comments regarding specific City Council Business Items, public comments can be made via Zoom during the meeting or all public comments must be received by e-mail no later than 5:00 p.m. the day of the meeting. Comments received by this time will be read aloud by a staff member during the applicable agenda item, provided that such comments may be read within the normal three (3) minutes allotted to each speaker. Any portion of your comment extending past three (3) minutes may not be read aloud due to time restrictions. If a general public comment or comment on a business item is received after 5:00 p.m., efforts will be made to read your comment into the record. However, staff cannot guarantee that written comments received after 5:00 p.m. will be read. All written comments that are not read into the record will be made part of the meeting minutes, provided that such comments are received prior to the end of the City Council meeting.

Public Hearings

For public comment on a public hearing, all public comments must be received by the close of the public hearing period. All comments received by the close of the public hearing period will be read aloud by a staff member during the applicable agenda item, provided that such comments may be read within the normal three (3) minutes allotted to each speaker. Any portion of your comment extending past three (3) minutes may not be read aloud due to time restrictions. If a comment on a public hearing item is received after the close of the public hearing, such comment will be made part of the meeting minutes, provided that such comment is received prior to the end of the meeting.

PLEASE BE AWARE THAT ANY PUBLIC COMMENTS RECEIVED THAT DO NOT SPECIFY A PARTICULAR AGENDA ITEM WILL BE READ ALOUD DURING THE GENERAL PUBLIC COMMENT PORTION OF THE AGENDA.



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Staff Report

Item No: SS-1

To: Lemoore City Council

From: Mike Kendall, Chief of Police

Date: April 10, 2023

Meeting Date: April 18, 2023

Subject: 2022 Lemoore Police Department Annual Report

Strategic Initiative:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Safe & Vibrant Community | <input type="checkbox"/> Growing & Dynamic Economy |
| <input type="checkbox"/> Fiscally Sound Government | <input type="checkbox"/> Operational Excellence |
| <input type="checkbox"/> Community & Neighborhood Livability | <input type="checkbox"/> Not Applicable |

Proposed Motion:

Information only.

Subject/Discussion:

Presentation of the Lemoore Police Department 2022 Annual Report. The purpose of the Annual Report is to highlight the Department's significant achievements in serving the community and to present statistics and information to keep community members informed and involved. The active partnership of the residents and businesses is critical to the Department's mission and to the safety of our community. By sharing this information, staff hopes to strengthen these partnerships and identify ways to continually improve service.

Financial Consideration(s):

Not Applicable.

Alternatives or Pros/Cons:

Pros:

- Provides an opportunity for the City Council and community to receive an update from the Police Department.

Cons:

- None noted.

Commission/Board Recommendation:

Not Applicable.

Staff Recommendation:

Information Only.

Attachments:

- ☐ Resolution:
 - ☐ Ordinance:
 - ☐ Map
 - ☐ Contract
 - ☒ Other
- List: Annual Reports

Review:

- ☐ Asst. City Manager
- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/13/2023
04/12/2023
04/11/2023
04/11/2023

658

LEMOORE POLICE DEPARTMENT

ANNUAL REPORT 2022

Community Oriented
Community Driven
Dedicated to Excellence

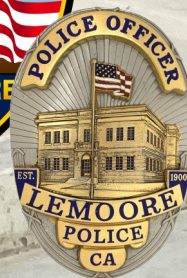


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The Lemoore Police Department is a professional agency which inspires trust and confidence of our community. We will work through partnerships within our community to improve the quality of life in the City of Lemoore and provide a safe community.

VISION



MISSION

The men and women of the Lemoore Police Department are dedicated to preserving the peace of our City and the protection of our citizens through proactive problem solving and community partnership.

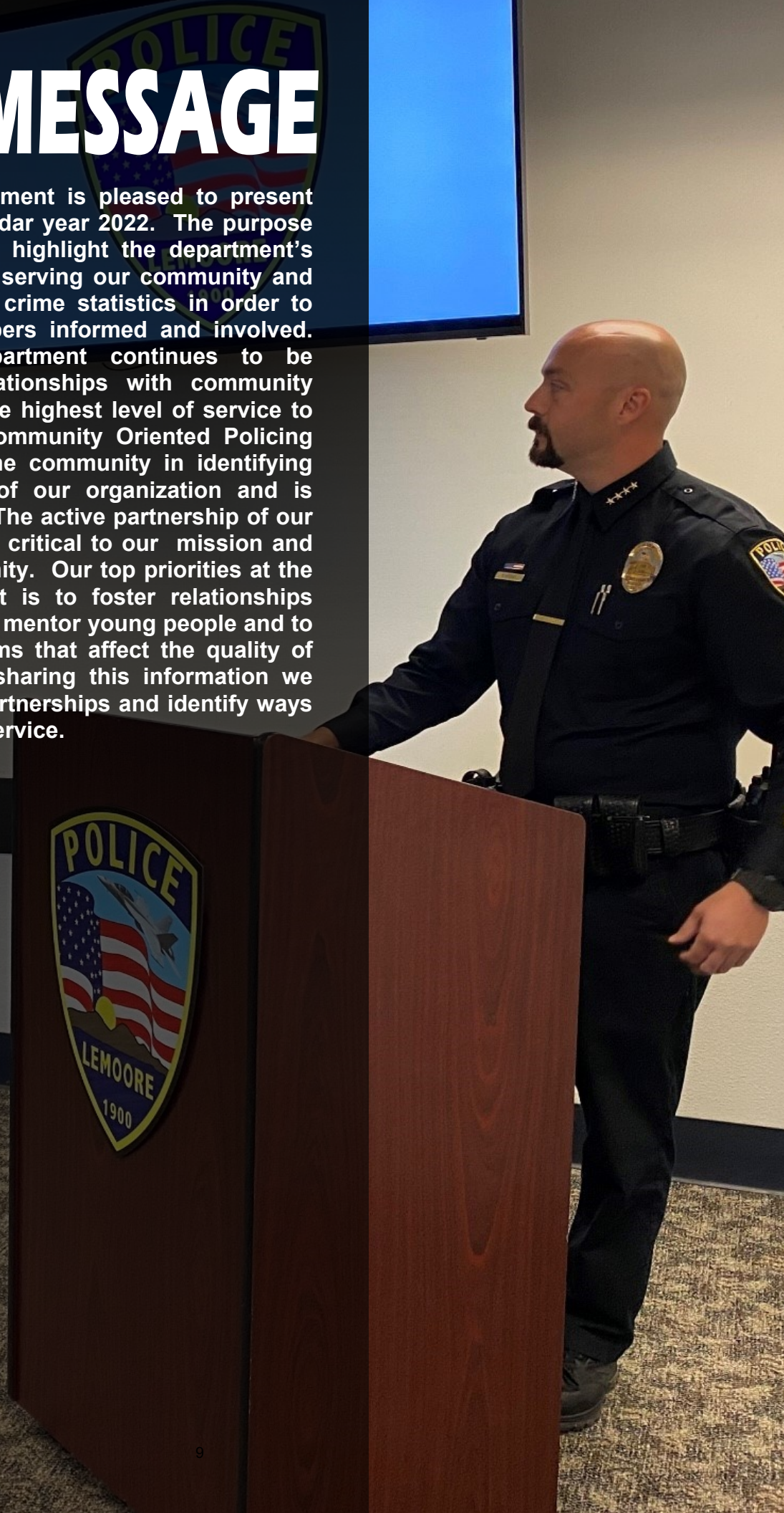
CHIEF'S MESSAGE

The Lemoore Police Department is pleased to present our Annual Report for calendar year 2022. The purpose of the Annual Report is to highlight the department's significant achievements in serving our community and to present information and crime statistics in order to keep our community members informed and involved. The Lemoore Police Department continues to be committed in building relationships with community members while providing the highest level of service to keep our citizens safe. Community Oriented Policing through partnership with the community in identifying problems is at the heart of our organization and is emphasized at every level. The active partnership of our residents and businesses is critical to our mission and to the safety of our community. Our top priorities at the Lemoore Police Department is to foster relationships through dignity and respect, mentor young people and to solve neighborhood problems that affect the quality of life of our residents. By sharing this information we hope to strengthen these partnerships and identify ways to continually improve our service.

Michael Kendall



Chief of Police



TRAFFIC

Traffic safety continues to be an area of public concern. Our department is sensitive to this issue and sets a high priority on responding to concerns and inquiries generated by the public.

The Speed Display Boards continue to be an important tool for promoting traffic safety awareness. Dedicated school patrol is used during the school season, including enforcement and fixed traffic control during peak times at West Hills College.

The Lemoore Police Department Traffic Unit is made up of two officers and overseen by a sergeant. The unit is Officer Steven McPherson and a vacant position at this time. Traffic enforcement officers receive extensive training in Traffic Accident Investigation, taxi cab inspections, child car seat installation and inspection, radar usage, conducting speed surveys, and motorcycle operation.

Traffic Citations	2021	2022	Difference
Moving Violations	508	650	28%
Parking	133	601	352%
Other Violations	115	224	95%
Warnings	333	409	23%
TOTAL	1089	1884	73%

YEAR	INJURY	NON-INJURY	HIT & RUN	FATAL	TOTAL
2018	50	56	62	1	169
2019	39	106	22	0	167
2020	29	40	28	1	99
2021	27	41	26	0	95
2022	39	37	31	1	112

QUICK STATS

Traffic Citations Issued: 1,884

Traffic Accidents Reported: 112

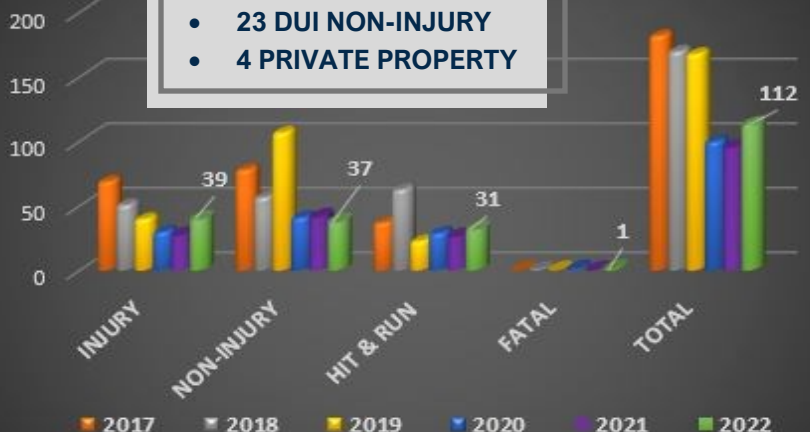
DUI's: 145

Felony Arrests: 351

Misdemeanor Arrests: 1,385

2022 totals include

- **5 DUI INJURY**
- **23 DUI NON-INJURY**
- **4 PRIVATE PROPERTY**



CRIME STATISTICS

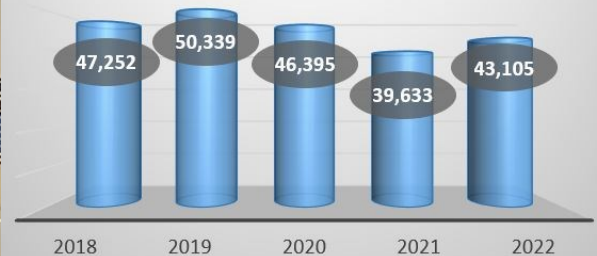
CALLS FOR SERVICE



43,105

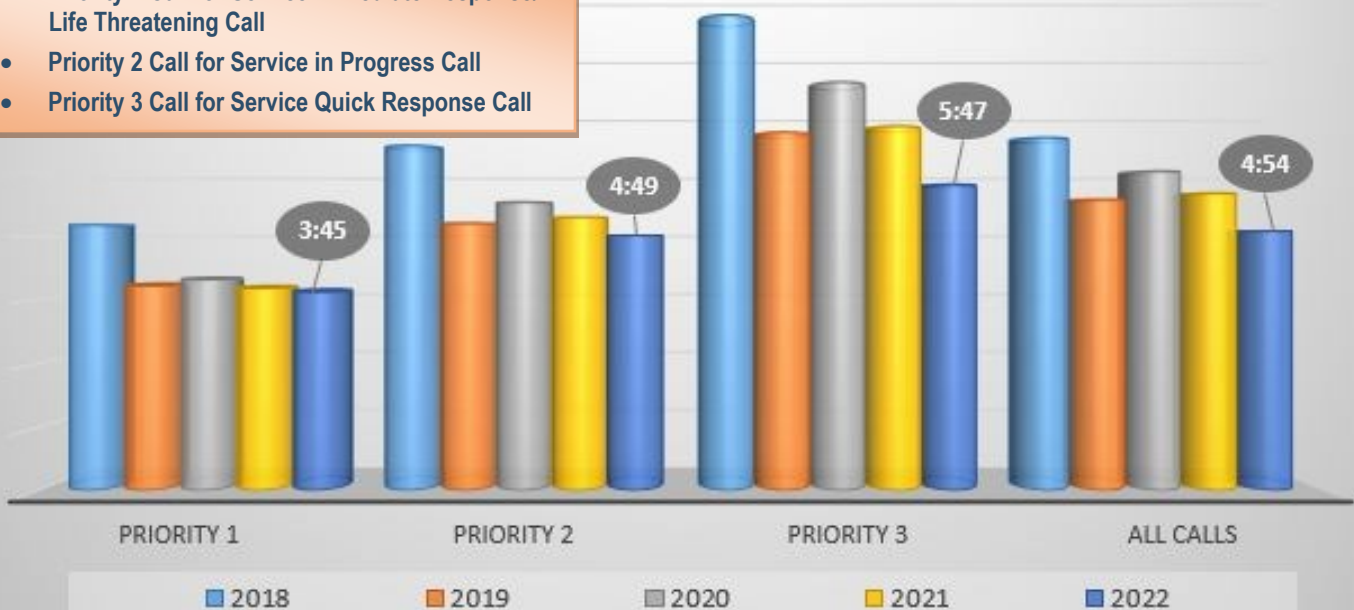
With the assistance of the Records Unit, the Lemoore Police Department fielded 43,105 calls for service in 2022. Almost a 9% increase over the 39,633 calls for service in 2021.

CALLS FOR SERVICE



2022 RESPONSE TIME

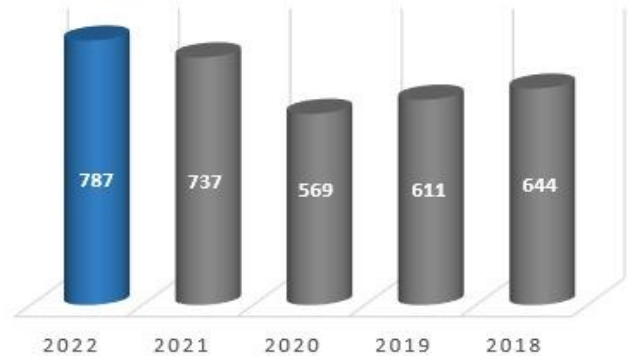
- Priority 1 Call for Service Immediate Response/ Life Threatening Call
- Priority 2 Call for Service in Progress Call
- Priority 3 Call for Service Quick Response Call



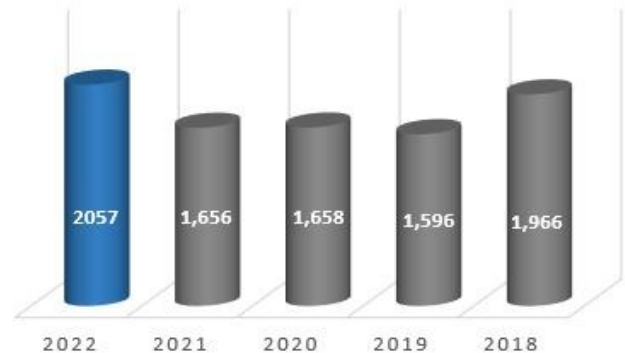
CRIME STATISTICS

	2022	2021	2020	2019	2018	2017
Homicide	0	2	1	1	0	3
Rape	20	23	15	17	18	20
Assault	416	326	295	320	303	308
Larceny	292	350	253	263	264	267
Auto Theft	75	76	49	37	52	75
Burglary	57	60	61	71	69	93
Robbery	7	13	12	14	20	21

FELONY CASES



MISDEMEANORS



REGISTERED SEX OFFENDERS

2022	2021	2020	2019	2018
51	49	60	60	52

Lemoore Detectives are responsible for sex registrations and monitoring of the registrants and their compliance to the registration requirements within the City of Lemoore. Sex Offenders are constantly registering in and out of our city limits. The City of Lemoore currently has approximately 51 registered sex offenders living within our city. In 2022, Detectives conducted compliance checks on all registrants.

ARREST & CONTROL

At this time the Lemoore Police Department has 4 POST certified Arrest & Control Instructors and 4 POST certified Impact Weapons Instructors. Two of our instructors were able to attend the Gracie Survival Tactics Instructor training this year. This program is a POST approved Jiu Jitsu based arrest and control training that the instructors will be incorporating into future LPD training sessions.



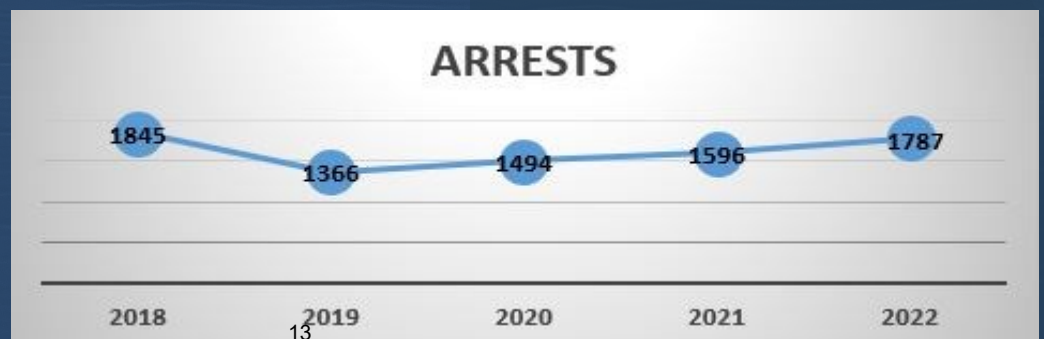
The Lemoore Police Department is very fortunate to have employee's specifically trained in weaponless defense and arrest and control tactics beneficial to law enforcement. Each of these trainers/instructors are passionate about their specialized knowledge or ability and are enthusiastic to teach other officers in the Department.

Peace Officer Standards and Training (POST) does not mandate training for law enforcement in arrest and control or impact weapons to maintain proficiency as it does with firearms training. Considering that each arrest involves some type of physical interaction with the person being arrested, officers need to be well versed in handcuffing, joint lock manipulation, pugilistic skills and ground submissions. POST does mandate officers attend a 24-hour Perishable Skills training every two years. Four of those hours are designated to the area of arrest and control. Every arrest has the potential to turn violent, requiring officers to rely on their training and experience. Not all arrests end in the usage of a firearm but do end in the officer controlling the subject with their hands.

The Lemoore Police Department currently conducts 8 hours of training as part of the orientation of new hired officers. The new hired officers spend 8 hours with the arrest and control instructors and the 8 hours is broken up into two segments. The first four hours of arrest and control consist of; joint lock manipulation, pugilistics and ground fighting. The second segment is 4 hours of impact weapons, straight baton, side handle baton and expandable baton.

In March of this year, the Lemoore Police Department conducted a department wide arrest and control training consisting of real-life scenarios the officers may encounter on the street. Multiple scenarios were set up which included the use of simunitions, alongside arrest and control techniques, in the training. Simunitions are paint marking firearm rounds that allow officers to experience realistic firearms situations safely.

Consider these statistics for the Lemoore Police Department:



DETECTIVES

The Detective Division consists of Sgt. John Henderson, Detective Cpl. Tanner Jacques, Detective Katarina Escobar, Lemoore High School Youth Development Officer Daniel Ortega, Liberty Middle School Officer Nicholas Gonzales, West Hills College School Resource Officer Steve Rossi, and POP Officer Zachary Rogers-Jones. There was a change of detective's mid way through the year as Corporal Maldonado left our department and Detective O'Barr was promoted. The clearance rate for cases was 98 percent.

In 2022, there were a number of major crimes which required extensive investigation and consumed a significant amount of time from the investigations division. Detective investigations entailed interviews, identifying witnesses, suspect interrogations, search warrants, arrest warrants, forensic interviews (MDICS), evidence preservation/collection, surveillance, and undercover operations. The purpose of the detective division is to investigate serious crimes that need investigative expertise and require a large amount of time. Detectives attend extensive additional training and schools such as Core Investigation, Search Warrant School, Homicide School, Sexual Assault School, Interview and Interrogation School, Child Endangerment/Abuse School, Officer Involved Shooting School, and Sex Offender/Registrant School. Most Detective courses are put on by the Institute of Criminal Investigations known as ICI. The majority of detective cases include rapes, lewd acts against children, shootings, stabbings, robberies, burglaries/thefts, stolen vehicles, homicides and attempted homicides, suspicious deaths, fraud, assaults w/ great bodily injuries, assault with deadly weapons, embezzlements, and stolen property reports. The following are just a few examples of the investigations that the Detectives and Youth Development Officers solved:

Throughout the year the team investigated numerous child pornography cases with the assistance of the ICAC task force (Internet Crimes Against Children) resulting in the arrest of suspects in possession of child porn. The team also participated in a prostitution sting targeting Lemoore that resulted in several arrests.

The Detectives Unit was assigned approximately 355 cases for investigation or follow up in 2022.

- May 22, 2022 - The team responded to the scene of a drive by shooting in the 700 block of N. Lemoore Ave. where a victim had been shot and wounded. The team identified a suspect and he was placed under arrest.
- May 29, 2022 - The team responded to the 600 block of Sonoma Ave. for a report of a subject being shot. Detectives responded and through the investigation they located a suspect and placed him under arrest.
- July 27, 2022 - The team responded to the 1200 block of Sierra Cir. for a report of a subject who had been shot. Detectives immediately identified a suspect, and he was taken into custody for attempted murder approx. 2 hours later.



YOUTH DEVELOPMENT OFFICERS

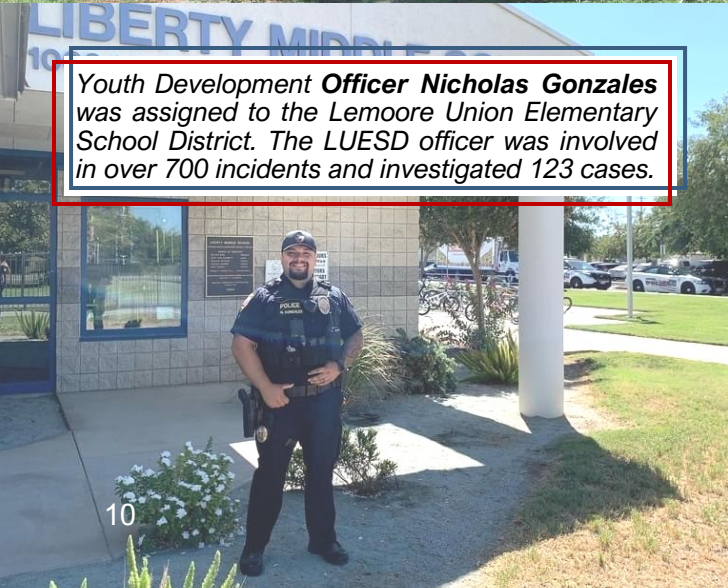
The Lemoore Police Department has one Youth Development Officer assigned to Lemoore High School, one YDO assigned to Liberty Middle School and Lemoore Elementary School District, and one School Resource Officer assigned to West Hills College. The School Officers are the liaisons between the elementary schools, middle schools, high school, and community college, with the Police Department.

The school officers also assisted the schools by ensuring the safety of the students and the public during special events such as graduations, sporting events, parades, and other events that required a team effort between the school staff and the police department.

Youth Development **Officer Daniel Ortega** was assigned to Lemoore High School as the YDO for 2022. The Youth Development Officer was involved in over 600 incidents and conducted 87 investigations.

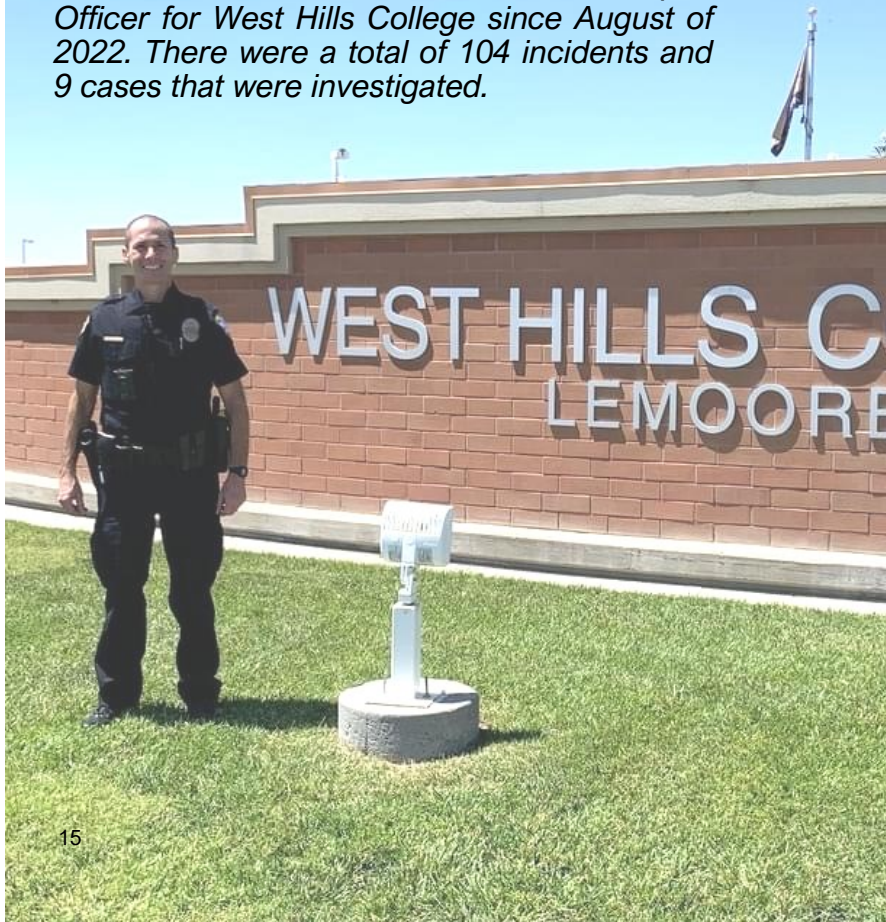


Youth Development **Officer Nicholas Gonzales** was assigned to the Lemoore Union Elementary School District. The LUESD officer was involved in over 700 incidents and investigated 123 cases.



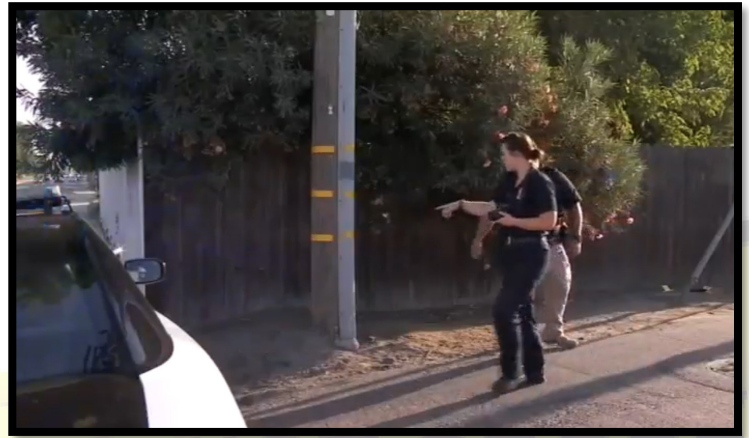
CAMPUS OFFICER

Officer Steve Rossi has been the Campus Officer for West Hills College since August of 2022. There were a total of 104 incidents and 9 cases that were investigated.



EVIDENCE

The Lemoore Police Department has one full time Evidence Technician, **Elizabeth Halstead**. She is responsible for receiving and storing all evidence seized by members of the department. She also handles found property turned in by citizens. Some additional responsibilities include federal firearm traces, major crime scene processing, evidence collection, and the proper disposal of evidence and found property items.



In 2022, our Evidence Technician processed over six thousand items of evidence. This evidence ranged from recovered firearms to narcotics turned in by Officers. Evidence Technician Halstead assisted LPD Detectives and patrol by processing crime scenes and numerous vehicles involved in major crimes. She also collected numerous sexual assault evidence kits and sent them off to the lab for DNA processing.

Evidence Technician Halstead responded to scenes where latent prints were recovered and collected other items that needed to be fumed for latent prints or processed for DNA. She worked closely with the Kings County District Attorney's Office by ensuring that all evidential items were made available for discovery for legal proceedings.

RANGE

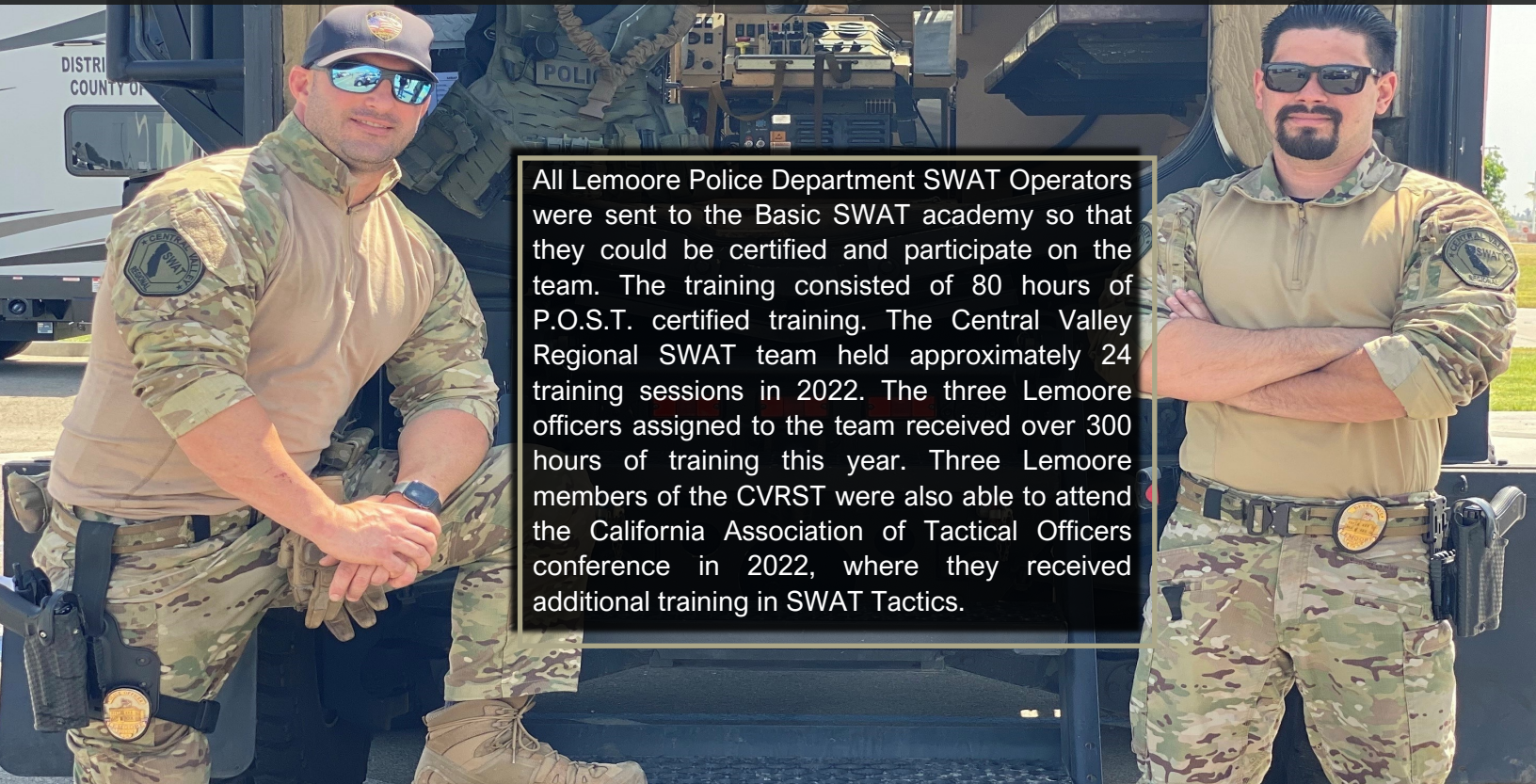
The Lemoore Police Department has a total of 5 Range masters. Range staff also consists of certified Armorer.

Range Staff provides firearms training to LPD officers, to include annual qualifications. The firearms training commonly consists of tactical responses, positional shooting, rifle deployment/transition, shooting while moving, shooting from cover, dominant and support hand shooting, and magazine reloads. Active Shooter training is conducted every year with simunitions. This year, active shooter training was conducted at the Lemoore High School.

SWAT

The Central Valley Regional SWAT team consists of designated police officers from three different agencies. These officers are chosen, trained, and equipped to work as a coordinated team and respond to critical incidents. Hanford, Lemoore, and Corcoran all provide officers to the team so that if the need arises in the region, the team can respond and handle the situation by focusing on the protection of life and property.

The Lemoore Police Department currently has three police officers assigned to the Central Valley Regional SWAT team. These officers train with the SWAT team twice a month for six hours at a time. Training includes and is not limited to handling barricaded subjects, hostage rescue, vehicle assaults, dignitary protection, range, and high-risk search warrants.



All Lemoore Police Department SWAT Operators were sent to the Basic SWAT academy so that they could be certified and participate on the team. The training consisted of 80 hours of P.O.S.T. certified training. The Central Valley Regional SWAT team held approximately 24 training sessions in 2022. The three Lemoore officers assigned to the team received over 300 hours of training this year. Three Lemoore members of the CVRST were also able to attend the California Association of Tactical Officers conference in 2022, where they received additional training in SWAT Tactics.

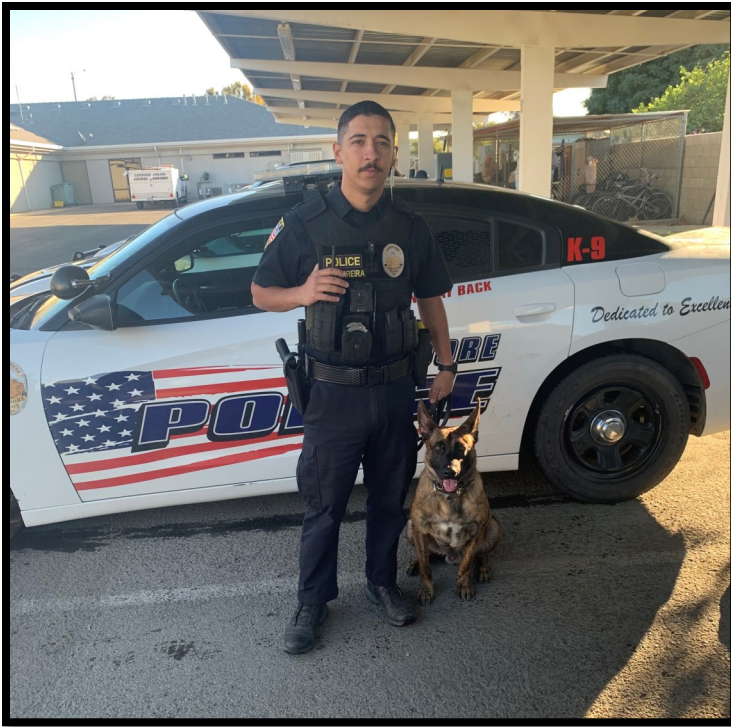
One of the greatest benefits of having SWAT officers in the department is that these officers share their training with the rest of the officers in the department. Some of the training that is shared includes individual movement techniques, weapon manipulation, team communication, tactical decision making, and leadership skills.

In 2022, the Central Valley Crisis Negotiation Team responded in conjunction with the Central Valley Regional SWAT Team to 8 Callouts. Three of those callouts were in the City of Lemoore.

CNT

The Central Valley Regional Crisis Negotiation Team (CNT) provides skilled verbal communicators who are utilized in an effort to de-escalate and effect safe surrender in critical situations where individuals have taken hostages, barricaded themselves, or have suicidal ideations. The team consists of law enforcement officers from the Hanford, Lemoore, and Corcoran Police Departments. CNT complements the SWAT team during high risk operations and is also used as a resource during other critical situations. CNT employs crisis intervention tactics, including de-escalation efforts, to peacefully resolve dangerous events.

CNT members train on a monthly basis and attend annual conferences to maintain their skillset and ensure that every effort is made to preserve life and safely resolve each situation.



In 2022, the K9 unit logged over 250 hours of training and had over 60 K9 utilizations.

The Lemoore Police Department began its canine unit in 2006 and has continued to maintain the highest standards for a canine unit since its inception. The canine unit serves many purposes and has many capabilities. These capabilities include searching for lost or missing children, searching for and apprehending wanted violent criminals, sniffing out illegal narcotics, searching for evidence or other articles in large open areas, and serving as a first line of defense when an officer or the K9 handler is violently attacked.

The K9 Unit consists of two teams. Corporal Trevino and his partner, "Rocket" and Corporal Ferreira and his partner, "Kilo."

In December of 2021, Corporal Jacques' K9 partner, "Diesel" retired after several outstanding years of service.

In August of 2022, Corporal Ferreira was selected as the next K9 handler. In October, Corporal Ferreira and his partner Kilo attended a 6-week K9 course and successfully graduated from the program. Corporal Ferreira and Kilo are now protecting the citizens of Lemoore.

In December of 2022, K9 Rocket successfully completed his yearly recertification for patrol and narcotic related functions. The K9 unit attended numerous community functions and conducted K9 demos at various events throughout the year to include National Night Out, and Red Ribbon Week.

K9 Kilo and Rocket recovered more than 50 grams of methamphetamine, 7 grams of heroin, and 2 grams of cocaine. They also had more than 10 arrests and surrenders.

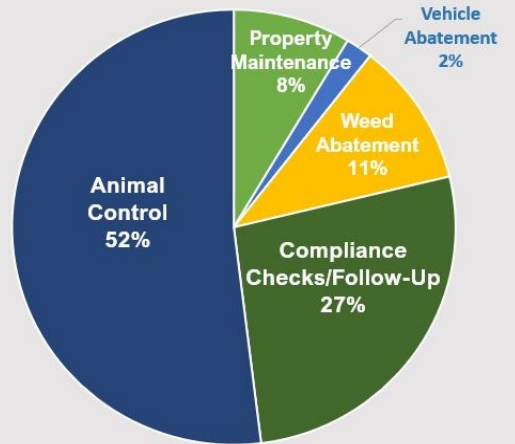
The canine unit, on a daily basis, serves as a deterrent to criminal activities, officer assaults, as well as fleeing arrest by their mere presence at the scenes of criminal activity which cannot be defined in numbers for statistical purposes. The Lemoore Police Department Canine Unit has met the challenge and has proven to be an asset to our community, officers, and fellow law enforcement agencies.

K-9 UNIT





Community Service Officer Calls for Service

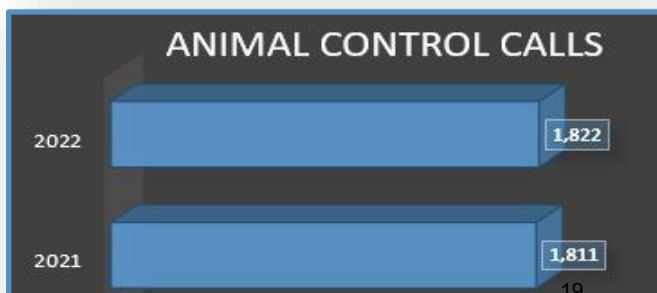


COMMUNITY SERVICE OFFICERS

Community Service Officers respond to public nuisance complaints such as yard maintenance, abandoned vehicles, illegal dumping, weed abatement, property maintenance, and animal control related issues. They educate the public and enforce municipal codes regarding these violations. Their primary goal is to gain voluntary compliance from the public or businesses. CSO's also manage crime prevention programs such as Crime Free Multi Housing and Neighborhood Watch programs. Furthermore, CSO's play a major role in organizing Community Oriented Policing events such as Red Ribbon Week and National Night Out.

In 2022, the Lemoore Police Department had three full time Community Service Officers. One of the CSO's primarily focuses on Animal Control to handle the following calls for service: Animal abuse, animal neglect, municipal code violations, barking dogs, loose animals, and sick/injured/dead animals. The Animal Control CSO is cross-trained in code enforcement and will fill that role when necessary. They also manage the Citizen's Academy, help with the Volunteers in Policing Program and other community oriented policing programs.

Community Service Officers handled a total of 3,506 Calls for Service in 2022.



CALLS FOR SERVICE



Property Maintenance
301



Vehicle Abatement
69



Weed Abatement
375



Compliance/Follow-Up
939



Animal Control
1,822

DRONE

The Lemoore Police Department Drone Program was established in 2018 and went live in 2019. The program consists of 6 drone operators. The drone is equipped with night vision capabilities. In 2022, a smaller drone was acquired with the capability of flying indoors. The drone was activated a total of 7 times in 2022. It assisted the police department and other agencies in multiple ways. The following are some calls for service where the drone was used in order to promote the safety of the public and the officers:

- Document crime scene of major incident
- Suspect fleeing from Officers after a vehicle pursuit
- Suspects fleeing from Officers.
- Locating missing persons

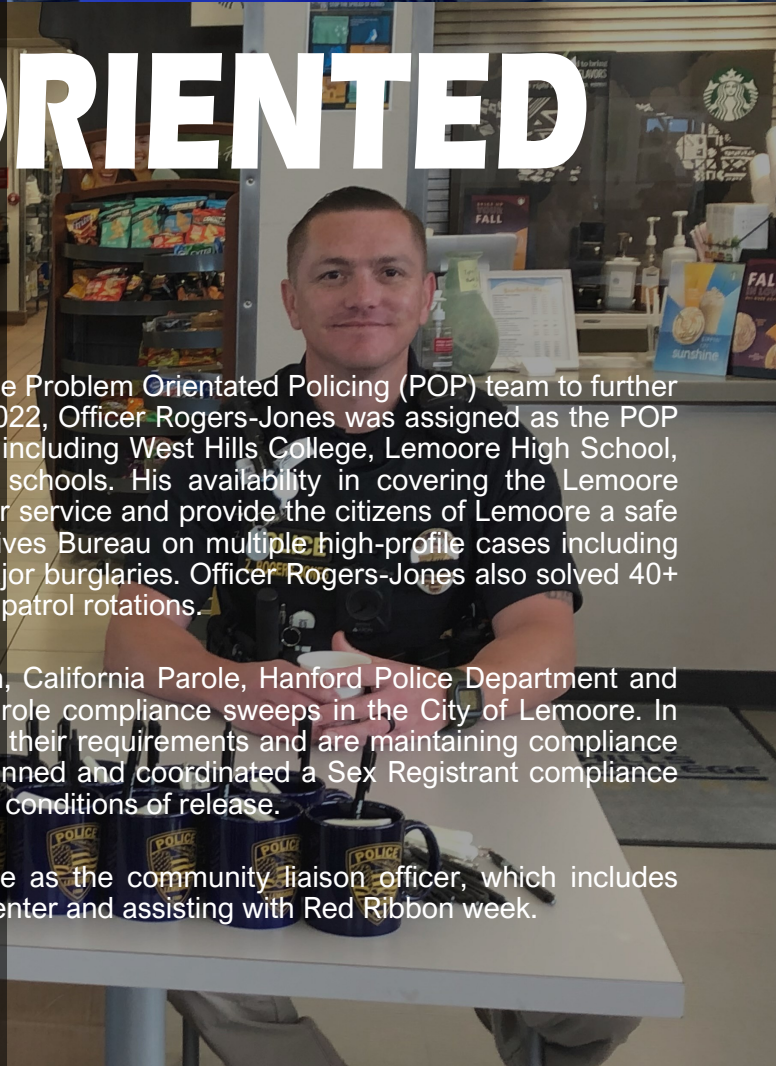


PROBLEM ORIENTED POLICING

On May 1, 2015, the Lemoore Police Department formed the Problem Oriented Policing (POP) team to further the mission and address the needs of the community. In 2022, Officer Rogers-Jones was assigned as the POP officer. He has assisted in covering Lemoore area schools including West Hills College, Lemoore High School, Liberty Middle School, and the surrounding elementary schools. His availability in covering the Lemoore schools ensures patrol units are available to handle calls for service and provide the citizens of Lemoore a safe community. Officer Rogers-Jones also assisted the Detectives Bureau on multiple high-profile cases including attempted homicides, shootings, stabbings, and various major burglaries. Officer Rogers-Jones also solved 40+ vandalism reports through proactive policing and late-night patrol rotations.

Officer Rogers-Jones worked with Kings County Probation, California Parole, Hanford Police Department and Kings County Jail Classifications to conduct Probation/ Parole compliance sweeps in the City of Lemoore. In doing so, he is ensuring those parties involved understand their requirements and are maintaining compliance with their respective agents. Officer Rogers-Jones also planned and coordinated a Sex Registrant compliance check to ensure all registrants are following their terms and conditions of release.

Furthermore, Officer Rogers-Jones also continued his role as the community liaison officer, which includes events such as Coffee with a Cop at the Lemoore Senior Center and assisting with Red Ribbon week.



FIELD TRAINING PROGRAM

The Lemoore Police Department Field Training Program provides a standardized program to facilitate the transition from an academic setting obtained in the police academy to the actual performance of general law enforcement duties.

The program's goal is to prepare new officers to perform in a patrol assignment and to possess all skills needed to operate safely and in a professional manner. A new officer will typically take 4 months to complete the program and be able to operate as a solo officer. Some of the topics that are covered during the training are the following:

- Officer Safety Procedures
- Search and Seizure
- Patrol Procedures
- Report Writing
- Investigations
- Agency Policy
- Traffic
- Community Relations







The Lemoore Police Department currently has 8 field training officers and one field training program coordinator. In 2022, the field training program had 5 trainees.

RESERVE PROGRAM

The Lemoore Police Reserve Unit was established to supplement and assist full time sworn police officers in their duties. The unit provides professional sworn reserve police officers who can augment full time police officers to meet and maintain staffing levels. The Reserve Program can also be a stepping stone into a full time police officer position. Other than the lateral position filled in 2018, full time police officer positions are hired from our Reserve pool. Reserve officers assist full time officers in the enforcement of laws and maintaining peace and order within the community making them a valuable asset to our community.



IN 2022, LEMOORE RESERVE OFFICERS:

-  Worked 3,618.5 hours
-  Responded to 3,564 Calls for Service
-  Took 401 cases
-  Made 792 Traffic Stops
-  Issued 228 citations
-  Made 248 arrests

Reserve police officers are required to work a minimum of 16 hours per month and are generally assigned to the Operation's Division to supplement patrol in various aspects of their day-to-day operation. Reserve officers may also be assigned to assist in the property room with evidence maintenance, assist in the investigation of major traffic collisions or major crime trends as well. The Reserve Unit is supervised by a Lemoore Police Department Sergeant who serves as the Reserve Coordinator. During 2022 Lemoore Police Department had 9 Level I Reserve Police Officers.

RECRUITMENT

7

Positions were filled in 2022.
4 Reserve Police Officers, 1
Records Technician, 1
Crossing Guard & 1 full time
Community Service Officer.

In 2022, The Lemoore Police Department actively conducted recruitment efforts by holding presentations at the Tulare-Kings Counties Basic Peace Officer Academy. The department held 6 different testing sessions for open full time and Reserve Officer Positions. A total of 37 candidates were interviewed for reserve officer positions and 9 officers were interviewed for full time positions.

Four reserve officers were hired in 2022. Three reserve officers were hired as full-time officers and 1 reserve officer is currently going through the field training program. The Recruitment and Retention team had two officers assigned to the Tulare-Kings Counties Basic Peace Officer Academy as Recruit Training Officers. The Recruit Training Officers assist academy instructors by training the cadets and providing leadership for the class. The RTO's have done a great job recruiting talented individuals and providing insight on the training provided for cadets.



Officer Frank Hernandez
Officer Sadie Risk
Officer Brandon Carcamo
Officer David Ortiz



Are you ready to pursue
your passion and make
a difference in our
community?

Apply at:
www.lemoore.com

TRAINING

During 2022, personnel received **3,912** hours of training with over 60 courses of instruction. This is a **26% increase** compared to the 3,105 hours in 2021. This number also includes over 400 hours of in house Firearms training as well as over 130 hours of Taser training. Other courses include but are not limited to:

POST Supervisory

Internal Affairs Investigations

Perishable Skills

ICI Core

ICI Homicide

ICI Child Abuse

Drug & Alcohol Influence Recognition

Sexual Assault for First Responders

Domestic Violence for Crisis Negotiator

Records Supervisor

Standard Field Sobriety

Crime Scene Investigation

Behavioral Analysis Training Institute (BATI)

Improvised Explosive Device Recognition

Active Shooter

Fentanyl Safety & Awareness

Outlaw Motorcycle Gangs

Field Training Officer Update

K9 Case Law Update

Legislative Update

Drone Training

Traffic Collision

Interview and Interrogation

Campus Law Enforcement

Less Lethal Instructor

Terrorism Liaison Officer

Use of Force

CONTACT TEAM

- Create a safe environment as possible.
- Extra teams as needed



EXPLORERS

Lemoore Police Explorer Post #1097 is open to young men and women between the ages 14 (and completed the 8th grade) and not yet 21-years-old with an interest in learning more about careers in the field of Law Enforcement. The program provides career orientation experiences, leadership opportunities, and community service activities. Lemoore Police Department combines classroom and practical training with Ride-Alongs in police vehicles and exposure to Community Policing. Explorers develop leadership skills, interpersonal communication skills, respect for police officers and other explorers, and learn Law Enforcement Protocols.

The Lemoore Police Explorers have been actively recruiting new members from Lemoore High School to recruit during their freshman orientation as well as the public safety classes. We also actively recruit at West Hills College for incoming students who are interested in a career in Law Enforcement. We have done several presentations to the Law Enforcement club and several of our Explorer's are currently active members.

This year we had the opportunity to participate in several activities which assisted the Lemoore Recreation Department's Shamrock Shuffle, 4th of July and Veterans Day 5K runs. We have assisted with traffic control at the Turkey Trot and Kings Fair in Hanford in partnership with other local Explorer posts. Explorers in Post 1097 have also participated in Reason for the Season and Presents on Patrol.

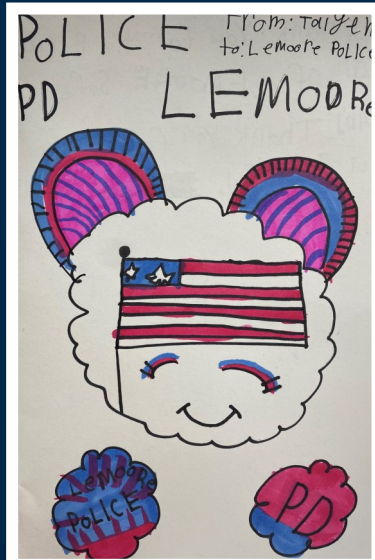
This fall, through recruitment efforts, the post has maintained a roster of 10-15 Explorers and we expect to continue growing with community support. Most recently the Post has gone international with the addition of three foreign exchange students from Armenia, Serbia, and Pakistan.

The Lemoore Police Department's Police Activities League began in June of 2015. Lemoore PAL programs include a CrossFit Kids and Afterschool Program. PAL also partners with our local Boxing and Wrestling programs. All of our PAL programs have the same mission, which is as follows; PAL is aimed at reaching out to teenagers and young adults providing them with direction. The program also builds relationships between police officers and the youth. Lemoore PAL has not only seen a success from the participants in the program but from the community volunteers who have logged countless hours with the program to ensure it is a successful one. Lemoore Police Officers volunteer their personal time to assist as coaches, mentors, and board members.

PAL

LEMOORE

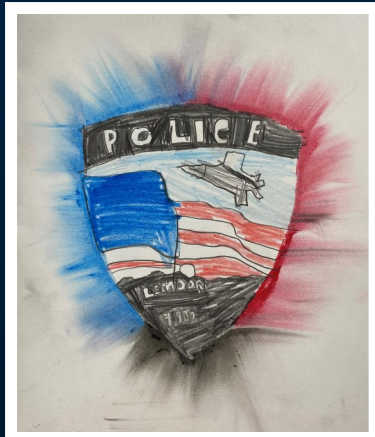




COMMUNITY OUTREACH

Our Community Relations/Crime Prevention Program continues to be a successful part of our law enforcement efforts within the community. The Community Service Officers are actively involved in the community projects and events.

Much of our attention is focused on the Neighborhood Watch Program. We currently have **99** active Neighborhood Watch Groups and Crime Free Multi-Housing Managers. We continue to take a proactive approach and work as partners with the community in solving crime and disorder issues that affect our quality of life.



Social Media posts include community events, traffic alerts, press releases, major arrests as well as staff recognition and accomplishments.





COMMUNITY OUTREACH

The Lemoore Police Department takes pride in connecting with those we serve and recognizes the importance of strong community relations. Our success relies on a partnership with the community in hopes of improving trust and identifying the needs and concerns of our citizens. In 2022, community outreach efforts included events such as National Night Out, Red Ribbon Week, Lemoore PD Shoe Drive, Santa for Seniors, and most notably Reason for the Season and Presents on Patrol.



IN 2022

Reason for the Season

donated to

67 FAMILIES

210 CHILDREN

Presents on Patrol

donated to

12 FAMILIES

33 CHILDREN



21



26



CHAPLAINS

The Lemoore Chaplains Program was established in 1996 to provide aid and comfort to those in need and to provide a calm and thoughtful presence in times of stress, hardship, and grief. These volunteers provide 24/7 chaplaincy services to officers, civilian employees, and family members of the Lemoore Police Department.

Chaplains also assist officers in dealing with the incredible stress following critical incidents and other traumatic events on or off-duty. The Chaplains are very proactive meeting with the officers at roll calls, as well as being present on the street with the officers in their daily realm.

Our Chaplains continue to offer the following services:

- Respond to unattended deaths
- Deliver death notification
- Respond to house and apartment fires
- Help with coordinating Red Cross services
- Visit sick and injured officers and their family members
- Counsel and make referrals
- Help with end-of-life care and decisions
- Help arrange assistance for those terminally ill
- Support the survivors of officers killed in the line of duty
- Officiate over police wakes and funerals
- Provide the invocation at various official events



VOLUNTEERS

In 2022, the Lemoore Police Department VIPs donated 3,497.5 hours of service to the Department and our community.

The department is truly fortunate to have the free services from a few dozen Volunteers in Policing. The Volunteers in Policing program was implemented in 1997. Graduates of the Citizens Academy volunteer hours to pick up and deliver mail, drive patrol cars for service or repair, make patrol checks, perform clerical work, work radar, finger printing, provide traffic control at crime scenes and support functions with special enforcement operations, and other tasks as required. Currently there are 17 Lemoore Police Department Volunteers in Policing.

Since its inception in 1997, Lemoore Police Department VIPs have donated **113,335.5** hours of service.



Fallen Officer, Jonathan Diaz, was honored at the California Peace Officers' Memorial in Sacramento.



In May 2022, the Lemoore Police Department hosted the Kings County Peace Officers' Memorial in Hanford.

CONCLUSION



It is with great pride that this annual report reflects the hard work that the employees of the Lemoore Police Department have preformed during the 2022 year. We continue to work hard to achieve the goal of quality of life improvement for our citizens. We truly appreciate the support given to us by the Lemoore City Council and the citizens of Lemoore. We will continue to work hard and ensure the City of Lemoore remains a safe community to live, work, and enjoy.

While our mission of protecting people and crime prevention remains the same, like all organizations, we are facing many new challenges in accomplishing that mission. To ensure the Lemoore Police Department adapts to these new realities, we will engage in regular strategic planning to continuously assess the external environment for emerging challenges and enhance our capacity to respond effectively to these challenges.

We believe in fostering open lines of communication with our citizen partners, and in being accountable to the public we serve. We believe it's important to be transparent and accountable for our level of customer service.



LEMOORE POLICE DEPARTMENT

658 Hill Street
Lemoore, CA 93245
(559) 924-9574
www.lemoore.com/departments/police

The 2022 Annual Report was designed for the Lemoore Police Department by Executive Assistant, Valerie Cazares. A sincere thanks to all of those who contributed to this publication.

April 4, 2023 Minutes Lemoore City Council Meeting

CALL TO ORDER:

At 5:30 p.m., the meeting was called to order.

ROLL CALL: Mayor: MATTHEWS
Mayor Pro Tem: GORNICK
Council Members: LYONS, ORTH

City Staff and contract employees present: City Manager Olson; City Attorney Lerner; Public Works Director Rivera; Police Captain Ochoa; Lieutenant Santos; Maintenance Worker Miller; Management Analyst Reeder; Deputy City Clerk Baley.

AGENDA APPROVAL, ADDITIONS, AND/OR DELETIONS

No Agenda Additions or Deletions.

STUDY SESSION

SS-1 SGMA Proposition 218 Hearing (Olson)

Consensus was received by Council to not participate in the GSA Prop 218 hearing.

SS-2 City Council Applicants for District B (Avalos)

City Council Applicants for District B each had 10 minutes to introduce themselves and present to the Council and the public reasons why they should be selected for the seat.

One candidate withdrew from the process. There were a total of three candidates present at the meeting. The candidates were David Brown, John Garza, and Parrish Cope.

PUBLIC COMMENT

Alex Walker with Lemoore Rotary issued a challenge to Council Members. On April 15, 2023, Lemoore Rotary is partnering with Sleep in Heavenly Peace to build 20 beds for the community. These beds will be going to Kings County families. He provided a flyer to the Council about the event.

Benjamin Kahikina with Greater Kings County Chamber of Commerce thanked Mayor Matthews and Council Member Orth for hosting a roundtable meeting with downtown business owners. He shared information regarding the next upcoming Chamber event. The organization rebranded what was formally known as 'Pizza Days' to 'Lemoore Days'. The event is being held April 21st-April 23rd.

CEREMONIAL / PRESENTATION – Section 1

1-1 Recognition of Former City Council Member James Chaney (Olson)

City Council presented former City Council Member James Chaney with a plaque in honor of his service.

DEPARTMENT AND CITY MANAGER REPORTS – Section 2

Police Captain Ochoa stated that two new employees began this week for the Police Department. Records Technician Madison Chairez and Community Services Officer Evangelina Pimentel.

City Manager Olson stated that the City declared an emergency last week at a special meeting due to flood conditions in the County. Staff have been working on creating berms around the wells. The wells have been protected. Staff is working on an emergency plan for the wastewater site. Should the wastewater site be inundated with water. The City will need to find an alternate location to discharge wastewater. He has received a few calls regarding the K-Mart building. He stated that one individual will be seeking funding to purchase the building. All businesses in Lemoore are eligible to apply for funding from Kinds EDC. He wished the entrepreneur good luck.

CONSENT CALENDAR – Section 3

- 3-1 Approval – Minutes – Regular Meeting – March 7, 2023
- 3-2 Approval – Minutes – Special Meeting – March 27, 2023
- 3-3 Approval – Budget Amendment – Donation from Lemoore Lions Club
- 3-4 Approval – Resolution 2023-07 – Declaring Public Nuisance and Ordering Public Hearing Regarding Property Abatement
- 3-5 Approval – Resolution 2023-08 – Regarding Public Transit Needs Within the City of Lemoore and Authorizing the Filing of a Claim for Transportation Development Act Funds
- 3-6 Approval – Agreement between the City of Lemoore and County of Kings for the preparation of the Sixth Cycle Multi-Jurisdictional Housing Element Update
- 3-7 Approval – Agreement between the City of Lemoore and Lemoore Volunteer Fire Department Association for Ancillary Services
- 3-8 Approval – Purchase of a New Street Sweeper for the Refuse Division in the Amount of \$402,751.41

Items 3-4, 3-6 and 3-8 were pulled for separate consideration.

Motion by Council Member Lyons, seconded by Council Member Orth, to approve the Consent Calendar, except items 3-4, 3-6 and 3-8.

Ayes: Lyons, Orth, Gornick, Matthews

- 3-4 Approval – Resolution 2023-07 – Declaring Public Nuisance and Ordering Public Hearing Regarding Property Abatement

Motion by Council Member Orth, seconded by Mayor Pro Tem Gornick, to approve Resolution 2023-07 – Declaring Public Nuisance and Ordering Public Hearing Regarding Property Abatement.

Ayes: Orth, Gornick, Lyons, Matthews

- 3-6 Approval – Agreement between the City of Lemoore and County of Kings for the preparation of the Sixth Cycle Multi-Jurisdictional Housing Element Update

Motion by Council Member Lyons, seconded by Council Member Orth, to approve the Agreement between the City of Lemoore and County of Kings for preparation of the Sixth Cycle Multi-Jurisdictional Housing Element Update.

Ayes: Lyons, Orth, Gornick, Matthews

- 3-8 Approval – Purchase of a New Street Sweeper for the Refuse Division in the Amount of \$402,751.41

Motion by Council Member Orth, seconded by Council Member Lyons, to approve the Purchase of a New Street Sweeper for the Refuse Division in the Amount of \$402,751.41.

Ayes: Orth, Lyons, Gornick, Matthews

PUBLIC HEARINGS – Section 4

No Public Hearings.

NEW BUSINESS – Section 5

- 5-1 Report and Recommendation – Audit Report for Year Ended June 30, 2022 (Speer)

The audit was received and filed by the City Council.

- 5-2 Report and Recommendation – Resolution 2023-09 – Accepting the 2022 General Plan Annual Progress Report (Brandt)

Motion by Mayor Pro Tem Gornick, seconded by Council Member Orth, to approve Resolution 2023-09 – Accepting the 2022 General Plan Annual Progress Report.

Ayes: Gornick, Orth, Lyons, Matthews

- 5-3 Report and Recommendation – Appointment of City Council Applicant for District B (Avalos)

Motion by Council Member Lyons, seconded by Council Member Orth, to appoint David Brown as Council Member for District B.

Ayes: Lyons, Orth

Noes: Gornick, Matthews

Motion Failed.

Motion by Council Member Gornick, seconded by Mayor Matthews, to appoint John Garza as Council Member for District B.

Ayes: Gornick, Matthew, Lyons, Orth

- 5-4 Administration of Oath of Office – Newly Appointed Council Member (Avalos)

City Clerk Avalos administered the Oath of Office to newly appointed Council Member John Garza.

BRIEF CITY COUNCIL REPORTS AND REQUESTS – Section 6

6-1 City Council Reports / Requests

Council Member Lyons welcomed Mr. Garza.

Council Member Orth thanked the Finance Department. The ship is going in the right direction. He stated that all department heads are doing a good job. Thanked everyone for attending and thanked the three candidates for applying.

Mayor Pro Tem Gornick thanked the three candidates for coming to the meeting. He also thanked Mayor Matthews and Council Member Orth for hosting the roundtable meeting with downtown business owners. He received comments from citizens regarding the Public Works Department being prepared for the excess water.

City Manager Olson gave a shout out to Lemoore Lions Club for their donation. It is helping fund the Easter Egg Hunt.

Mayor Matthews also thanked Lemoore Lions Club for their donation. The Easter Egg Hunt is this Saturday. Attended Cal Cities Membership meeting in Bakersfield and Sarah Mooney Museum birthday celebration. She met with Mr. Alonzo with PG&E. PG&E provided positive information. She also attended the Transportation, Communication, and Public Works meeting. Everything is moving along with KWRA. There is a potential rate increase for the tipping fee. Congratulated Captain Ochoa for being recognized by Hispanic Chamber of Commerce at the Women in History luncheon. It was an awesome luncheon. She thanked Planning Commissioner Etchegoin for being in attendance.

ADJOURNMENT

At 7:05 p.m., Council adjourned.

Approved the 18th day of April 2023.

APPROVED:

Patricia Matthews, Mayor

ATTEST:

Marisa Avalos, City Clerk



711 West Cinnamon Drive • Lemoore, California 93245 • (559) 924-6700 • Fax (559) 924-6708

Staff Report

Item No: 3-2

To: Lemoore City Council

From: Randon Reeder, Management Analyst

Date: April 7, 2023

Meeting Date: April 18, 2023

Subject: Resolution 2023-10 – Intention to Annex and Include Additional Territories (Tract 820) in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in Such Annexed Territories for Fiscal Year 2023/2024 and Thereafter

Strategic Initiative:

- | | |
|---|--|
| <input type="checkbox"/> Safe & Vibrant Community | <input type="checkbox"/> Growing & Dynamic Economy |
| <input type="checkbox"/> Fiscally Sound Government | <input type="checkbox"/> Operational Excellence |
| <input checked="" type="checkbox"/> Community & Neighborhood Livability | <input type="checkbox"/> Not Applicable |

Proposed Motion:

Adoption of Resolution 2023-10, declaring the City's Intention to Annex and include Additional Territories (Tract 820) in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in such Annexed Territories for Fiscal Year 2023-2024 and Thereafter.

Subject/Discussion:

The resolution for City Council consideration is to declare the intention to annex Tract 820 (Fairway Courtyard GJ Gardner) into Zone 12 of the Public Facilities Maintenance District No. 1 (PFMD). The Zone is generally located west of Golf Link Drive, east of Vine Street and generally south of Iona Avenue which is within Zone 08 of Landscaping and Lighting Maintenance District No. 1. Willdan Financial Services prepared and filed with the City Clerk a report entitled "City of Lemoore Engineer's Annexation Report, Public Facilities Maintenance District No. 1, Annexation of Territory Tract No. 820 as Zone No. 12". The report contains a description of the existing facilities and improvements, the boundaries of the PFMD and any zones therein, including the boundaries of the territories proposed to be annexed to the PFMD in these proceedings, the facilities and improvements

proposed for Zone 12 and the general location and proposed assessments on the assessable lots and parcels of land within the Added Territories of PFMD No.1.

The 29 planned single-family residential lots, 4 unassessed parcels including a drainage basin, a neighborhood park, a neighborhood park/open space and extra parking. Developed by GJ Gardner. At this time, Tract 820 is currently identified on the King's County Assessor's Parcel Maps as Book 024, Page 390 Parcels 013, 043, and 046 through 076. GJ Gardner is the sole owner of the property. GJ Gardner has waived the 45-day waiting period, per petition.

A public hearing will be held on June 6, 2023 on the annexation of Zone 12 of the Public Facilities Maintenance District No. 1, the services, and the first annual levy of assessments in the Added Territory. If the resolution is approved, a maximum assessment of \$634.00 will be applied on an annual per lot basis, beginning in fiscal year 2023-2024, and will be applied to each lot within the newly Added Territory.

Financial Consideration(s):

Should the assessment not be approved, maintenance of the street, streetlights and common area landscaping will be maintained by the General Fund.

Alternatives or Pros/Cons:

Pros:

- Ensures the benefiting property owners cover the costs of their neighborhood infrastructure.

Cons:

- Not adopting this resolution would put an unfair burden on the General Fund to contribute to the upkeep of the neighborhood.

Commission/Board Recommendation:

Not applicable.

Staff Recommendation:

Staff recommends City Council adopt Resolution 2023-10, declaring the City's Intention to Annex and include Additional Territories (Tract 820) in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in such Annexed Territories for Fiscal Year 2023-2024 and Thereafter.

Attachments:

- ☒ Resolution: 2023-10
- ☐ Ordinance:
- ☐ Map
- ☐ Contract
- ☒ Other
- List: Engineers Report

Review:

- ☐ Asst. City Manager
- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/13/2023
04/14/2023
04/11/2023
04/11/2023

RESOLUTION NO. 2023-10

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE
WITH INTENTION TO (i) ANNEX AND INCLUDE ADDITIONAL
TERRITORIES (TRACT 820) IN PUBLIC FACILITIES MAINTENANCE DISTRICT
NO. 1 IN THE CITY OF LEMOORE, AND (ii) LEVY AND COLLECT
ANNUAL ASSESSMENTS IN SUCH ANNEXED TERRITORIES
FOR FISCAL YEAR 2023-2024 AND THEREAFTER**

WHEREAS, it is the intention of the City Council of the City of Lemoore to order annexation of Territories to City of Lemoore Public Facilities District No. 1 (“PFMD”), as Zone 12 thereof, and to order levy and collection of annual assessments in such annexed Territories for fiscal year 2023-24 and thereafter, under Chapter 10 of Title 7 of the Lemoore Municipal Code, as enacted by Ordinance No. 2006-01 (the “Ordinance”), and according the procedures set forth in the Proposition 218 Omnibus Implementation Act (Government Code Sections 53750-53753.5, inclusive) (the “Implementation Act”), Article XIID of the California Constitution (“Proposition 218”) and, to the extent not inconsistent with the Ordinance, the procedures specified in the State Landscaping and Lighting Act of 1972 (Chapter 2 of Part 2 of Division 15 of the California Streets & Highways Code) (the “LLMD Act”); and

WHEREAS, the Territories to be annexed to the PFMD (the “Added Territories”) is comprised of the real property to be benefited and to be assessed for the maintenance, operation, repair and periodic replacement of landscaping, street lights, local street paving, parks and appurtenant facilities described as follows:

Plants, shrubbery, trees, turf, irrigation systems, entry monuments, local street maintenance, parks, hardscapes, walls, fencing, street lights and appurtenant facilities in public rights-of-way and easements within or appurtenant to the boundaries of the applicable benefit Zone of said District;

The Added Territories is generally described in the map(s) attached hereto as Exhibit A and incorporated herein; and

WHEREAS, the City Engineer has prepared and filed with the City Clerk a report entitled “City of Lemoore Engineer’s Annexation Report Public Facilities Maintenance District No. 1, Annexation of Territory as Zone 12” dated January 2023 (the “Engineer’s Report”), to which reference is hereby made, which Engineer’s Report contains a description of the existing facilities and improvements, the boundaries of the PFMD and any zones therein, the boundaries of the Territories proposed to be annexed to the PFMD in these proceedings, the facilities and improvements proposed for the Added Territories, and the general location and proposed assessments on the assessable lots and parcels of land within the PFMD, including the Added Territories; and

WHEREAS, the Engineer’s Report is on file in the office of the City Clerk and is available for inspection during regular business hours;

WHEREAS, the City Engineer also has prepared and filed with the City Clerk an amended map of the boundaries of the PFMD, incorporating the Added Territories within such boundaries as Zone 12, as proposed in these proceedings; and

WHEREAS, the proceeds of the annual assessments to be levied on the parcels within the PFMD, including the Added Territories, for fiscal year 2023-24 and for each fiscal year thereafter will be used exclusively to finance the expenses for maintenance, operation, repair and periodic replacement of the improvements and facilities described in the Engineer's Report for that fiscal year, which maintenance, operation, repair and periodic replacement will provide direct, particular and distinct special benefits to the various parcels assessed, over and above the benefits conferred on the public at large; and

WHEREAS, the amount of the assessment to be levied on each parcel in the PFMD, including the Added Territories, for the 2023-24 fiscal year, as proposed in the Engineer's Report, is proportional to and no greater than the special benefits conferred on such parcel from maintenance, operation, repair and periodic replacement of the improvements and facilities described in the Engineer's Report;

THEREFORE, the City Council of the City of Lemoore resolves, finds and determines as follows:

1. The above recitals are true.
2. The Engineer's Report of the City Engineer as filed with the City Clerk is preliminarily approved. Reference is hereby made to the Engineer's Report for a full and detailed description of the improvements and facilities, and the proposed assessment upon assessable lots and parcels of land within the Added Territories.
3. The City Council declares its intention to annex and make part of the PFMD, as Zone 12 thereof, all Territories with the Added Territories, whose boundaries are set forth in the Engineer's Report and the amended map of the boundaries of the PFMD on file with the City Clerk. The amended map of the boundaries of the PFMD, showing the proposed annexation of the Added Territories, is preliminary approved.
4. The City Council further declares its intention to levy and collect annual assessments within the Added Territories for fiscal year 2023-24 and thereafter, as stated in the Engineer's Report, under the authority of and according to the procedures set forth in the Ordinance 2006-01, including without limitation the procedures in the Implementation Act, Proposition 218 and, the extent not inconsistent with the Ordinance, the procedures specified in the LLMD Act.
5. The City Council incorporates into this Resolution by reference the general description of the facilities and improvements existing in or proposed for the Added Territories, all as detailed in the Engineer's Report.

6. Notice is further hereby given that on the April 18, 2023, at the hour of 5:30 p.m. or as soon thereafter as possible, in the regular meeting place of the City Council, Council Chambers, 429 C Street, Lemoore, California, is hereby fixed as the time and place for public hearing when and where all interested persons may be heard regarding the question of annexation of the Added Territories to the PFMD and the levy and collection of the proposed assessments therein. At the hearing, any interested person shall be permitted to present written or oral testimony. Also, prior to the conclusion of public testimony at the hearing, the record owner(s) of each lot or parcel in the Added Territories identified in the Engineer's Report as having special benefit conferred on it and on which an assessment is proposed to be imposed may submit, change or withdraw an assessment ballot as provided in Section 7 below, the Engineer's Report and the Implementation Act. The hearing shall be conducted, and assessment ballots tabulated, as described in Section 7, the Engineer's Report and the Implementation Act.
7. The City Clerk is hereby authorized and directed to give notice of the public hearing in accord with Section 53753 of the Implementation Act. The City Clerk shall mail notice to the record owner(s), as shown in the last equalized assessment roll of the County of Kings, the State Board of Equalization assessment roll or as known to the City Clerk, of each lot or parcel in the Added Territories and identified in the Engineer's Report as having special benefit conferred on it and on which an assessment is proposed to be imposed. The record owner has waived the 45-day notice requirement under the law, allowing for the public hearing to occur on the above date. Each notice shall include (i) the name and the proposed levy and collection of assessments therein. Each notice shall include (i) the name and address of the City, (ii) the reason for assessment, (iii) the total amount of the assessment chargeable to the entire Territories within the Added Territories boundaries and the maximum assessment, (iv) the amount of initial assessment chargeable to the record owner's lot or parcel and the maximum assessment chargeable to such lot or parcel, (v) the duration of the payments, (vi) the basis on which the amount of the proposed assessment was and will be calculated for each fiscal year, (vii) in a conspicuous place, a summary of the procedures for completion, return and tabulation of assessment ballots, including a statement that the assessment shall not be imposed if the ballots submitted in opposition to the assessment exceed the ballots submitted in favor of the assessment, with ballots weighted according to the proportional financial obligation of the affected lots or parcels, (viii) the date, time and place of the public hearing, and (ix) the name and telephone number of the person designated by the Council to answer inquiries regarding the protest and assessment ballot proceedings.

Each notice also shall contain an assessment ballot that includes the City's address for receipt of the form and a place where the person returning the assessment ballot may indicate his or her name, a reasonable identification of the lot or parcel, and his or her support of or opposition to the proposed assessment. An envelope for the return of the assessment ballot shall be included with each notice. All assessment ballots shall be signed and returned by mail or otherwise delivered at the address indicated in the assessment ballot, or the site of the public hearing, prior to the date and hour set for the

hearing. As assessment ballot may be submitted, changed or withdrawn prior to the conclusion of the public testimony on the proposed assessment at the hearing.

At the time, date and place stated in the notice, the Council shall conduct a public hearing on the proposed assessment and, at the hearing, shall consider all objections and protests, if any, to the proposed assessment and shall consider the adoption of a resolution ordering annexation of the Added Territories to the PFMD as Zone 12 and the maintenance, operation, repair and periodic replacement of the specified improvements and facilities, finally approving the Engineer's Report, and confirming the diagram and assessment, either as originally proposed or as changed by the Council. Any interested person shall be permitted to present written or oral testimony at the hearing. The Council may continue the hearing from time to time.

At the conclusion of the public hearing, an impartial person designated by the Council, who does not have a vested interest in the outcome of the proposed assessment and who may be the City Clerk, will tabulate the assessment ballots submitted and not withdrawn in support of or in opposition to the proposed assessment. If the assessment ballots submitted and not withdrawn in opposition to the proposed assessment exceed the assessment ballots submitted and withdrawn in favor of the proposed assessment (weighting the assessment ballots by the amount of the proposed assessment to be imposed on the lot or parcel for which each assessment ballot was submitted), a majority protest shall exist and the Council shall not impose the assessment. If a majority protest (determined as described above) does not exist, the Council intends to proceed with annexation of the Added Territories to the PFMD and to levy and impose the assessments in the Added Territories in accordance with applicable law.

8. This resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED by the City Council of the City of Lemoore at a regular meeting held on the 18th day of April 2023 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAINING:

ATTEST:

APPROVED:

Marisa Avalos
City Clerk

Patricia Matthews
Mayor



City of Lemoore

Engineer's Annexation Report

Public Facilities Maintenance

District No. 1

ANNEXATION OF TERRITORY AS

ZONE No. 12

Commencing Fiscal Year 2023/2024

Intent Meeting: April 4, 2023

Public Hearing: June 6, 2023

CITY OF LEMOORE
711 W CINNAMON DRIVE
LEMOORE, CA 93245

JANUARY 2023
PREPARED BY
WILLDAN FINANCIAL SERVICES

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

www.willdan.com



ENGINEER'S ANNEXATION REPORT AFFIDAVIT

City of Lemoore Public Facilities Maintenance District No. 1

Annexation of Territory (Tract No. 820) as Zone No. 12 Referred to as Annexation No. 2023-2

For Fiscal Year 2023/2024

City of Lemoore, Kings County, State of California

As part of the Resolution of Intention packet presented for the consideration of the Lemoore City Council, this Report and the enclosed budget, diagram, and descriptions outline the proposed annexation of Tract No. 820 (hereafter referred to as "Annexation Territory" or "Annexation No. 2023-2") to the Lemoore Public Facilities Maintenance District No. 1 and the establishment of annual assessments related thereto commencing in Fiscal Year 2023/2024. Said annexation includes each of the lots and parcels of land within Tract No. 820. As of the writing of this Report, the parcels included in Annexation 2023-2 are identified on the Kings County Assessor's Parcel Maps as Book 024, Page 390 Parcels 013, 043, and 046 through 076.

Reference is hereby made to the Kings County Assessor's Parcel Maps for a detailed description of the lines and dimensions of each parcel within Annexation No. 2023-2. The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this _____ day of _____, 2023.

Willdan Financial Services
Assessment Engineer
On Behalf of the City of Lemoore

By: _____

Jim McGuire
Principal Consultant, Project Manager

By: _____

Tyrone Peter
PE C # 81888

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Introduction

The City of Lemoore ("City"), pursuant to Chapter 10 of Title 7 of the Lemoore Municipal Code, ("Municipal Code") as enacted by Ordinance No. 2006-01 (the "Ordinance"), and to the extent not inconsistent with the Ordinance, the provisions and procedures of the Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act") and in compliance with the substantive and procedural requirements of the California State Constitution, Article XIII D ("California Constitution") established the assessment district designated as the:

Public Facilities Maintenance District No. 1

(hereafter referred to as "District" or "PFMD"). Pursuant to the provisions of the Municipal Code, the Ordinance, and 1972 Act (hereafter referred to collectively as "City Maintenance District Codes"), and in compliance with the substantive and procedural requirements of the California Constitution, the City has annually levied special benefit assessments for the PFMD in order to fund in whole or in part the maintenance, operation, repair and periodic replacement of certain public improvements including landscaping, street lights, street paving, parks and appurtenant facilities that provide special benefits to properties within the District.

The City Council of the City of Lemoore adopted its General Plan with various elements to provide guidelines for orderly development of property within the City. The City Council further adopted ordinances and regulations governing the development of land providing for the installation and construction of certain lighting, landscaping, street paving, parks, and appurtenant facilities to enhance the quality of life and to benefit the value of property.

The requirement for the installation of lighting, landscaping, streets, and appurtenant facilities is a condition of development provided for in the City's Subdivision Ordinance and is a requirement for issuance of a permit for construction of commercial, residential, and planned unit development. These improvements generally include street lights and related equipment and fixtures; street paving that may also include curbs, gutters and sidewalks; various landscape materials such as trees, turf, shrubs, vines, and ground cover; irrigation and drainage systems; structural amenities such as monuments, block walls, retaining walls, or other fencing; hardscapes including mulch, trail and path surfaces, stamped concrete and pavers; recreational amenities such as benches, picnic facilities, play structures; signage, and related appurtenances.

The installation of street pavement, street lights, landscaping and appurtenant facilities is the responsibility of the subdivider or other development/applicant, triggered by the approval of a tentative subdivision map or other development application. After installation, it is City policy that the servicing, operation, maintenance, repair and replacement of the street lighting, landscaping, local street paving, parks and appurtenant facilities in turn become the financial responsibility of the properties that specially benefit from the facilities. Prior to the establishment of the District, the City recognized that the required ongoing maintenance, periodic repair, and replacement of the facilities installed in connection with new developments could not feasibly be funded by the City and that such maintenance, operation, repair, and replacement should be funded through special benefit assessments on properties within the boundaries of the District.

In accordance with the City Maintenance District Codes, the District has been established utilizing benefit zones ("Zones") to address variations in the nature, location, and extent of the improvements that provide special benefits to parcels in the District. Within the boundaries of the District, parcels are assigned to a Zone, each of which is associated with specific improvements that provide special benefit to properties within that Zone.

As of Fiscal Year 2022/2023, the District was comprised of the following Zones and developments:

- Zone 01 -- The Landing, Phases 1, 2, and 3
- Zone 02 -- Liberty, Phases 1 and 2
- Zone 03 -- Silva Estates, Phase 10
- Zone 04 -- Parkview Estates / Heritage Park – Laredo
- Zone 05 -- East Village Park/Aniston Place
- Zone 06 -- Heritage Acres
- Zone 07 -- Capistrano
- Zone 08 -- Woodside
- Zone 09 -- Lennar Homes
- Zone 10 -- Energy Homes:

Proposed Fiscal Year 2023/2024 Annexation

By resolution, the City Council has ordered the preparation of this Engineer's Report ("Report") in connection with the proceedings for the annexation of Tract No. 820 to the Lemoore Public Facilities Maintenance District No. 1 and to be designated as:

Annexation No. 2023-2

(hereafter referred to as "Annexation No. 2023-2" or "Annexation Territory"), and the establishment of the new maximum annual assessments related thereto, to be levied and collected upon properties within the Annexation Territory commencing in Fiscal Year 2023/2024 for the special benefits each property receives from the maintenance and servicing of the improvements to be provided by the City through the District.

Annexation No. 2023-2 (Tract No. 820) is located on the east side of Vine Street, generally south of Iona Avenue and west of Golf Link Drive which is within Zone 08 of Landscaping and Lighting Maintenance District No. 1. Annexation No. 2023-2 consists of the lots and parcels of land within the planned residential development identified as Tract No. 820 consisting of the twenty-nine (29) approved single-family residential lots (parcels 024-390-046 through 024-390-066 and parcels 024-390-068 through 024-390-075) and four (4) unassessed parcels including, a drainage basin (parcel 024-390-013), a neighborhood park (parcel 024-390-067), a neighborhood park/open space and extra parking (parcel 024-390-076), and dedicated streets within the development (parcel 024-390-043).

The parcels included in Annexation 2023-2 as of the writing of this Report are identified on the Kings County Assessor's Parcel Maps as Book 024, Page 390 Parcels 013, 043, and 046 through 076. The parcels within Annexation No. 2023-2 benefit and will proportionately share in the special benefit costs associated with the ongoing annual maintenance and servicing of:

- Streetscape landscaping adjacent to the development (perimeter of Tract No. 820) on Vine Street;
- Streetscape landscaping within the development on the north side of Sandtrap Lane and the cul-de-sac at the end of Sandtrap Lane;

- Landscape maintenance area in and around the drainage basin located at the east end of Sandtrap Lane.
- A small park site within Tract No. 820 on the north side of Green Lane half way between Vine Street and Sandtrap Lane;
- A small parking area and adjacent park/open space area within Tract No. 820 at the intersection of Green Lane and Sandtrap Lane;
- Street pavement and related infrastructure in the street right-of-way for the development; and
- Streetlighting installed in connection with the development of properties within Tract No. 820.

To adequately provide and fund the streets, parking, sidewalks, curbs, gutters, street lighting, park sites, and other landscaping improvements that are considered special benefits to properties within Annexation No. 2023-2, the City Council has determined that it is appropriate and in the public's best interest to annex the properties within Annexation No. 2023-2 to the PFMD as Zone No. 12 and to levy annual assessments on the properties therein. These assessments are intended to fund the estimated special benefit improvement costs including, but are not limited to the regular annual maintenance and servicing of the improvements; incidental expenditures related to the operation and administration of the PFMD and the Zone; and the collection of funds for operational reserves, capital improvement expenditures, and periodic repairs or rehabilitation projects as authorized by the City Maintenance District Codes.

Report Content and Proceedings

This Engineer's Annexation Report (the "Report") has been prepared pursuant to the City Maintenance District Codes consistent with Chapter 1, Article 4 and Chapter 3 of the 1972 Act, and is presented to the City Council for their consideration and approval of the proposed improvements and services to be provided within Annexation No. 2023-2 and the levy and collection of annual assessments related thereto commencing in Fiscal Year 2023/2024. This Report outlines the annexation territory, the District Zone (Zone No. 12), improvements, and proposed assessments to be levied in connection with the special benefits the properties will receive from the maintenance and servicing of the District improvements based on the estimated maintenance expenses for the improvements to be installed in connection with the development of properties within Annexation No. 2023-2. The annual assessments to be levied on properties within the District and specifically Annexation No. 2023-2 will provide a source of funding for the continued operation, maintenance and servicing of the landscaping, street lights, street paving, sidewalks, and appurtenant facilities (improvements) to be provided by the District for the properties within the Annexation Territory as Zone No. 12.

Each fiscal year, the City establishes the PFMD assessments for each Zone therein based on an estimate of the costs to maintain, operate and service the improvements as well as available revenues including fund balances, general benefit contributions and additional City contributions and assessment limits. The costs of the improvements and the proposed annual assessments budgeted and assessed against properties within the PFMD may include, but are not limited to the estimated expenditures for regular annual maintenance and repairs; incidental expenditures related to the operation and administration of the District; deficits or surpluses from prior years; revenues from other sources; and the collection of funds for operational reserves and/or periodic repairs, replacements and rehabilitation projects as authorized by the City Maintenance District Codes. The net annual cost to provide the improvements for each Zone are allocated to the benefiting properties within that Zone using a weighted method of apportionment (refer to Assessment Methodology in Section II, Method of Apportionment) that calculates the proportional

special benefit and assessment for each parcel as compared to other properties that benefit from the District improvements and services. Thus, each parcel is assessed proportionately for only those improvements, services and expenses for which the parcel will receive special benefit.

The word "parcel," for the purposes of this Report, refers to an individual property assigned its own Assessment Number (Assessor's Parcel Number "APN") by the Kings County Assessor's Office. The County Auditor/Controller uses Assessment Numbers and specific District Fund Numbers, to identify on the tax roll, properties assessed for special district assessments. Each parcel within Annexation No. 2023-2 shall be assessed proportionately for only those improvements for which the parcel receives a special benefit.

Report Content

This Report has been prepared for the annexation of parcels within Annexation No. 2023-2 to the District for Fiscal Year 2023/2024, pursuant to a resolution of the City Council and consists of five (5) parts:

Part I — Plans and Specifications:

Contains a general description of the District and zones of benefit ("Zones") within the District, and specifically addresses the improvements and services that provide special benefits to the parcels within Annexation No. 2023-2 to be designated as Zone No. 12 within the PFMD, which may include, but not limited to local landscaping, street lights, street paving, sidewalks, curbs, gutters, and related amenities including operational expenses and fund balances authorized by the City Maintenance District Codes. The plans and specifications contained in this Report generally describe the nature and extent of the improvements. In conjunction with these general descriptions of the improvements a visual depiction of the improvements is provided in the Annexation Diagram contained in Part IV of this Report. The detailed plans and specifications for the improvements for the District including Zone No. 12 (Annexation Territory) are on file in the Public Works Department of the City of Lemoore and by reference are made part of this Report.

Part II — Method of Apportionment:

Outlines the special and general benefits associated with the improvements to be provided within Zone No. 12 of the District (the Annexation Territory) and the basis upon which the estimated costs to provide such improvements has been apportioned to each parcel of land therein in proportion to the special benefits to be received by such parcels.

Part III — Estimate of Costs

Identifies the estimated annual funding costs (Budget) required for the maintenance and operation of the improvements including, but not limited to, annual maintenance and service expenses, utility costs, related incidental expenses, and fund balances authorized by the City Maintenance District Codes and deemed appropriate to fully support the improvements. Those improvements and/or costs determined to be of general benefit shall be funded by a City contribution. This section identifies:

- A budget that establishes the proportional estimated expenses and maximum assessment for Fiscal Year 2023/2024 to be approved by the property owner(s) of record within the Annexation Territory as part of the Ballot Proceeding. Although the budget presented, establishes the maximum assessment for Fiscal Year 2023/2024, it is anticipated that all or most of the proposed improvements will not be installed for Fiscal Year 2023/2024 and/or the improvements for Zone No. 12 will be maintained by the owner/developer of Tract No. 820 through the end of Fiscal Year 2023/2024 and therefore, no annual assessment is anticipated to be collected on the tax rolls for Fiscal year 2023/2024. However, at the City Council's

discretion, the City Council may still authorize and approve an actual assessment to be levied and collected on the County Tax Rolls for Fiscal Year 2023/2024 as part of the annual assessment process and approval of the Fiscal year 2023/2024 Engineer's Report for the entire District. In no case, however, will the annual assessment for Fiscal Year 2023/2024, exceed the maximum assessment presented herein.

- This section also identifies and outlines an Assessment Range Formula (inflationary adjust) that provides for an annual adjustment to the maximum assessment rate each fiscal year. This Assessment Range Formula establishes limits on future assessments, but also provides for reasonable cost adjustments due to inflation.

Part IV — Annexation Diagram

A diagram showing the boundaries of Annexation No. 2023-2 based on the parcels that will receive special benefits from the improvements to be provided and maintained as part of Zone No. 12 and the benefits established herein. The lines and dimensions of each lot, parcel, and subdivision of land contained in this diagram are inclusive of the parcel(s) listed in "Part V — Assessment Roll" of this Report and the corresponding County Assessor's Parcel Maps for said parcel(s) as they existed at the time this Report was prepared and shall include all subsequent subdivisions, lot-line adjustments, or parcel changes therein. Reference is hereby made to the Kings County Assessor's maps for a detailed description of the lines and dimensions of each lot and parcel of land within Annexation No. 2023-2 as Zone No. 12 of the District.

Part V — Assessment Roll:

A listing of the proposed maximum assessment amounts for the parcel(s) within Annexation No. 2023-2. The "Maximum Assessment" amount (Balloted Assessment Amount) for each parcel represents that parcel's maximum assessment amount for fiscal year 2023/2024 and is based on the parcel's calculated proportional special benefit as outlined in "Part II — Method of Apportionment", and calculated assessment rate established by the budget in "Part III — Estimate of Costs".

If any section, subsection, sentence, clause, phrase, portion, or zone of this Report is, for any reason, held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of the Report and each section, subsection, subdivision, sentence, clause, phrase, portion, zone, or subzone thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases, portions, zones, or subzones might subsequently be declared invalid or unconstitutional.

Ballot Proceedings

As part of this annexation proceeding, the City shall conduct a property owner protest ballot proceeding ("Ballot Proceeding") for the proposed levy of a new assessment pursuant to the provisions of the California Constitution, Article XIID Section 4. In conjunction with this Ballot Proceeding, the City Council will conduct a noticed public hearing to consider public testimonies, comments and written protests regarding the annexation, and the levy of the new assessments described herein. Upon conclusion of the public hearing, property owner protest ballots received will be opened and tabulated to determine whether majority protest exists as defined in Article XIID of the California Constitution.

As specified by the California Constitution, Article XIID Section 4e:

"A majority protest exists if, upon the conclusion of the hearing, ballots submitted in opposition to the assessment exceed the ballots submitted in favor of the assessment. In tabulating the ballots,

the ballots shall be weighted according to the proportional financial obligation of the affected property."

After completion of the ballot tabulation, the City Council will confirm the results of the balloting. If majority protest exists for the proposed assessments, further proceedings to annex the parcels with Annexation No. 2023-2 to the District and implementation of the new assessments shall be abandoned at this time. If tabulation of the ballots indicate that majority protest does not exist for the proposed new assessments and the assessment range formula presented and described herein, the City Council by resolution may adopt this Report (as submitted or amended); approve the assessment diagram (Annexation Diagram) contained herein; order the annexation of the parcels within Annexation No. 2023-2 (Tract No. 820) to the District and the improvements to be made; and confirm the new assessments as outlined in this Report.

The new assessments as approved, may be levied and collected on the County tax rolls commencing in Fiscal Year 2023/2024 together with the assessments for other properties in the District. Each subsequent fiscal year, an engineer's annual levy report for the District shall be prepared and presented to the City Council to address any proposed changes to the District, including Zone No. 12, as well as any proposed changes to the improvements, budgets, and assessments for that fiscal year. The City Council shall hold a noticed public hearing regarding these matters prior to approving and ordering the levy of annual assessments for the District.

If in any fiscal year, the proposed annual assessments for parcels within Zone No. 12, exceed the maximum assessments described herein, such an assessment would be considered a new or increased assessment and must be confirmed through a mailed property owner protest ballot proceeding for the affected parcels before that new or increased assessment may be imposed.

Part I — Plans and Specifications

Description of the District

The purpose of the District and specifically Zone No. 12 which is inclusive of all parcels within Tract No. 820 as the Annexation Territory, is to provide in part through annual assessments, funding for the ongoing operation, maintenance, and servicing of local landscaping; street lighting; street improvements within the street rights of way; neighborhood parks; and related appurtenant facilities and services in specified areas of the City. The territory within the District consists of those lots or parcels of land within the City of Lemoore for which the City, through the District maintains these local improvements and related amenities installed in connection with the development of those properties and for the benefit of those lots and parcels.

As authorized by the City Maintenance District Codes, the improvements provided by the District and associated with each Zone incorporate various local improvements and related amenities that are maintained and serviced for the benefit of real property within those Zones. The maintenance of the improvements may also include various appurtenances including, but not limited to block walls, retaining walls or other fencing, trail and path surfaces, stamped concrete, pavers, mulch or other hardscapes, irrigation and related electrical equipment and drainage systems, benches, play structures, picnic or other recreational facilities, monuments, signage, ornamental lighting, curbs, gutters, sidewalks, cross gutters, street lighting fixtures, street light poles, electrical facilities, and related equipment. The work to be performed within each respective Zone of the District may include but is not limited to (as applicable), the personnel, materials, equipment, electricity, water, contract services, repair and rehabilitation of the improvements and incidental expenses required to operate the District and provide the improvements and services.

Improvements provided within the District may include but are not limited to:

- Landscaping and related facilities and amenities located within designated street medians, parkway and streetscape side-panels, and entryways within the public right of ways or easements adjacent to public right of ways; and within public places including greenbelt areas, open spaces, and neighborhood parks within or directly associated with each Zone. These improvements may include, but are not limited to:
 - various landscape materials such as trees, turf, shrubs, vines, ground cover, annual or perineal plantings;
 - irrigation and drainage systems;
 - structural amenities such as monuments, block walls, retaining walls, or other fencing;
 - hardscapes including mulch, trail and path surfaces, stamped concrete and pavers;
 - recreational amenities within the parks or greenbelts that may include benches, play structures, picnic or other recreational facilities, signage, and related appurtenances.

The maintenance of these improvements may include, but is not limited to the regularly scheduled mowing, trimming, pruning, fertilization, pest control, weed and graffiti abatement; installation, replacement and rehabilitation of the landscaping, repair or replacement of irrigation or drainage systems; repair or replacement of hardscape improvements and recreational amenities. The City Public Works Department shall authorize and schedule such maintenance and servicing as need and based on available Zone funding.

- Street lighting improvements located in the public right of ways within and on the perimeter of the developments and associated with each Zone and the parcels therein. Street light improvements include energy costs and maintenance of the lighting facilities including, but

not limited to the removal, repair, replacement or relocation of light standards, poles, bulbs, fixtures, and related equipment and materials.

- Street right of way improvements on the local streets within or adjacent to each respective Zone that may include but is not limited to the repair and servicing of street and parking surfaces, curbs, gutters, driveway approaches, sidewalks, walkways, delineation, signage or other facilities within the street right of ways and designated parking areas. The street paving program may include but is not limited to: the repair of potholes, cracks or other failures in the asphalt surface; repair or partial segment replacement of curbs, gutters, driveway approaches, and sidewalks as needed to ensure pedestrian and vehicle safety or the integrity of the street; repair or installation of street signs; slurry sealing, overlays and re-striping of the street surfaces and parking areas. The specific activities and timing of various street and road maintenance services shall be determined by the City's Public Works Department as necessary to extend the life of the streets or to improve traffic circulation and safety as available funding permits.

Many of the street services and activities described above are not performed on an annual basis, but rather on a periodic basis such as slurry sealing or overlaying the asphalt streets. The funds necessary for these activities are to be collected in installments as part of the annual assessments. The monies collected each year for these services will be accumulated in a special fund for each Zone (Reserve Fund or Capital Improvement Fund). The monies accumulated for these activities shall be spent when sufficient funds have been accumulated to perform the services deemed necessary by the City. This process of accumulating funds (installments) shall continue until such time the District or Zone is dissolved; or the City determines that such funding procedures require modification. Changes in the process of accumulating funds that would result in an increase to the annual assessment rate must be presented to the property owners for approval prior to imposing such an increase

Not included as part of the street maintenance program are the costs associated with major replacements or reconstruction. Although the District assessments will provide funding for regular maintenance of the street improvements and scheduled slurry and resurfacing projects on a periodic basis that will extend the useful life of the street improvements, the assessments are not intended to fund a full replacement or reconstruction of the street surfaces or adjacent improvements such as curbs, gutters, sidewalks, or driveway approaches. The costs of extensive replacement or reconstruction activities such as replacement of curbs, gutters, sidewalks, and driveway approaches is significantly more than the amount that is typically collected annually. When such repairs or activities are deemed necessary, the City may consider various financing options including new or increased assessments for property owner approval.

Zones and Improvements

For Fiscal Year 2022/2023 the District included ten (10) designated Zones. In accordance with the City Maintenance District Codes, the District utilizes Zones to address variations in the nature, location, and extent of the improvements that provide special benefits to parcels in the District. Each Zone is associated with specific improvements and/or types of improvements that provide special benefit to properties within that Zone. The boundaries of each Zone is based on the

improvements to be maintained and the relationship and proximity of the developments and properties that derive special benefits from those specific improvements.

Existing Zones 01 through 10

The following is a brief description and summary of the existing Zones and improvement that are part of the District but not directly associated with this annexation proceeding.

Zone 01 — The Landing:

Comprised of one hundred twelve (112) single-family residential parcels within Tract No. 817 (The Landing, Phases 1 and 2). The properties within Zone 01, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 31,989 square feet of landscaping and/or related improvement areas.
- Thirty-four (34) street lights.
- 355,598 square feet of pavement surface area.

Zone 02 — Liberty:

Comprised of two hundred forty-two (242) single-family residential parcels within Tract No. 821 (Liberty, Phases 1 and 2). The properties within Zone 02, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 113,816 square feet of landscaping and/or related improvement areas.
- Ninety-three (93) street lights.
- 729,025 square feet of pavement surface area.

Zone 03 — Silva Estates, Phase 10:

Comprised of seventy-four (74) single-family residential parcels within Tract No. 838 (Silva Estates, Phase 10). The properties within Zone 03, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 22,256 square feet of landscaping and/or related improvement areas.
- Twenty-six (26) street lights.
- Approximately 202,063 square feet of pavement surface area.

Zone 04 — Parkview Estates:

Comprised of thirty-nine (39) single-family residential parcels within Tract No. 797 (Parkview Estates). The properties within Zone 04, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 16,581 square feet of landscaping and/or related improvement areas.
- Nine (9) street lights.
- Approximately 83,581 square feet of pavement surface area.

Zone 05 — East Village Park and Aniston Place North:

Comprised of one hundred twenty (120) single-family residential parcels within Tract No. 791 (East Village Park) and Tract No. 910 (Aniston Place North). The properties within Zone 05, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 61,882 square feet of landscaping and/or related improvement areas that includes the following:
 - 957 square feet of streetscape landscaping (shrubs with trees) on Cantera Avenue;
 - 15,716 square feet of parkway and streetscape side-panel landscaping located on D Street, including approximately 7,005 square feet of shrubs, plants, and/or ground cover with trees; and 8,711 square feet of shrubs;
 - 1,034 square feet of streetscape landscaping (shrubs) on Smith Avenue north of Siena Way;
 - 1,723 square feet of parkway and streetscape side-panel landscaping located on Smith Avenue between D Street and Siena Way, including approximately 1,300 square feet of turf with trees; and 423 square feet of shrubs, plants, and/or ground cover with trees;
 - 42,452 square feet of park improvement area located on Montego Way. This park site includes approximately 7,210 square feet of concrete or other hardscape surfaces; 850 square feet of shrubs and planters; and 34,392 square feet of turf with trees.
- Thirty (30) street lights including:
 - 8 street lights on the perimeter of Zone 05 located on D Street and Smith Avenue.
 - 22 street lights within the tracts located on, but not limited to: Cantera Avenue, Firenze Street, Montego Way, Portola Street, Siena Way, and Visconti Street;
- Approximately 271,905 square feet of pavement surface area which collectively include Cantera Avenue, Firenze Street, Montego Way, Siena Way, Visconti Street, and Portola Street.

Zone 06 — Heritage Acres:

Comprised of ninety-seven (97) single-family residential parcels within Tract No. 872 (Heritage Acres, Phases 1 and 2). The properties within Zone 06, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Twenty-seven (27) street lights.
- Approximately 370,092 square feet of pavement surface area.

Zone 07 – Capistrano, Phase 5:

Comprised of twenty (20) single-family residential parcels within Tract No. 908 (Capistrano, Phase 5). The properties within Zone 07, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 5,071 square feet of parkway and streetscape side-panel landscaping on East Bush Street consisting of: 3,125 square feet of shrubs, plants, and/or ground cover with trees; and 1,946 square feet of turf with trees. These improvements and the costs associated with the maintenance and operation of these improvements are proportionately shared by properties within LLMD Zone 06.

- Approximately 1,477 square feet of parkway side-panel landscaping on the northeast side of Bush Place between East Bush Street and Tract 908, including the entryway landscaping at the southeast corner of East Bush Street and Bush Place. These improvements and the costs associated with the maintenance and operation of these improvements are proportionately shared by properties within LLMD Zone 06.
- Approximately 2,341 square feet of parkway side-panel landscaping on the east side of Bush Place /Barcelona Drive adjacent to Tract 908.
- The median island on Bush Place/Barcelona Drive, just south of East Bush Street leading into the development (Approximately 427 square feet). This median and the costs associated with the maintenance and operation improvements are proportionately shared by properties within LLMD Zone 06.
- Eight (8) street lights including:
 - Two (2) street lights located on Bush place/Barcelona Drive directly adjacent to the perimeter of the development and one (1) street light at the southeast corner of East Bush Street and Bush Place. These three street lights also benefit properties within LLMD Zone 06 and are therefore partially funded by other revenue sources.
 - 5 street lights within Tract 908 located on Tuscany Court;
- Approximately 26,060 square feet of pavement surface area located on Tuscany Court.

Zone 08 – Woodside:

At the time this Report was prepared, Tract No. 921 which comprises all of Zone 08 (Woodside), is identified as a single parcel on the Kings County Assessor's maps (023-020-095). As Tract No. 921 is developed, the parcel will be subdivided into sixty-four single-family residential parcels. The properties within Zone 08, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 12,206 square foot neighborhood park site located at the corner of Daphne Lane and Sydney Way that may include, but is not limited to, turf, shrubs, trees, plants, and/or ground cover areas; and concrete paths, play structures, tables, benches, and trash receptacles.
- Approximately 82,540 square foot drainage basin site located in the southwest portion of Tract No. 921 that may include, but is not limited to, approximately 61,436 square feet of natural, non-irrigated area (basin floor); approximately 21,104 square feet of perimeter landscaping comprised of shrubs, trees, plants, and/or ground cover; and related drainage facilities and equipment which may include drainage inlet/outlet structures and pump.
- Approximately 4,340 square feet of paved access roads providing access to the drainage basin and the Lemoore Canal from Daphne Lane.
- Approximately 350 linear feet of block wall on the perimeter of the development along the Southern Pacific Railroad right-of-way and the Lemoore Canal.
- Nineteen (19) street lights within Tract No. 921 located on Daphne Lane, Melbourne Way, Newcastle Street, and Sydney Way.
- Approximately 198,416 square feet of pavement surface area located on but not limited to Daphne Lane, Melbourne Way, Newcastle Street, and Sydney Way, which also incorporates approximately 5,804 linear feet of curb and gutter, and approximately 31,922 square feet of Sidewalk/Cross Gutter area.

Zone 09 – Lennar Homes:

Comprised of eighty-seven (87) single-family residential parcels within Tract No. 920 (Lennar Homes, Phase 1). It is anticipated that Phase 2 of the development will eventually be annexed to the Zone. The properties within Zone 09, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 28,193 square feet of perimeter streetscape landscaping:
 - 3,482 square feet of streetscape landscaping on the east side of Liberty Drive north of Hana Way, up to the northern lot line of lot 87 (designated as that part of Lot A within Phase 1 of Tract No. 920). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 482 square feet on the north side of Hana Way between Liberty Drive and Narwhal Avenue. This landscape area incorporates the area between the curb and sidewalk. The landscaping behind sidewalk (if any) will be privately maintained and is not a part of the Zone improvements;
 - 482 square feet on the south side of Hana Way between Liberty Drive and Narwhal Avenue. This landscape area incorporates the area between the curb and sidewalk. The landscaping behind sidewalk (if any) will be privately maintained and is not a part of the Zone improvements;
 - 4,971 square feet on the east side of Liberty Drive south of Hana Way and north of Hanford-Armona Road (designated as part of Lot B). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 18,776 square feet on the north side of Hanford-Armona Road from Liberty Drive, to the eastern boundary of Tract No. 920 which is also the eastern lot line of Lot 60 (designated as part of Lot B). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
- 32,972 square foot neighborhood park site/greenbelt area to be installed on the east side of Obsidian Avenue as part of Phase 2. This area may include, but is not limited to, turf, shrubs, trees, plants, and/or ground cover areas; and concrete paths, play structures, tables, benches, and trash receptacles.
- 94,090 square foot drainage basin site to be installed to the east of the neighborhood park site/greenbelt area (east of Obsidian Avenue) as part of Phase 2. It is anticipated that approximately 20% of this area will be irrigated improvements and the remainder non-irrigated improvements.
- Twenty-four (24) street lights including:
 - Nine (9) street lights on the perimeter of Tract No. 920 Phase 1 located on Hanford-Armona Road (8 Lights) and on Liberty Drive (1 Light); and
 - Fifteen (15) street lights within Tract No. 920 Phase 1 located on, but not limited to: Castellina Street, Fire Fall Avenue, Hana Way, Narwhal Avenue, Obsidian Avenue, Pisa Way, and Strada Street;

- Approximately 208,497 square feet of pavement surface area, which also incorporates an estimated 8,872 linear feet of curb and gutter, and approximately 44,360 square feet of Sidewalk/Cross Gutter area. Of the
 - Approximately 62,893 square feet of pavement surface area on the perimeter of the Zone including half of Hanford-Armona Road and Liberty Drive;
 - Approximately 145,604 square feet of pavement surface area on the internal streets of the Zone including Castellina Street, Fire Fall Avenue, Hana Way, Narwhal Avenue, Obsidian Avenue, Pisa Way, and Strada Street;

Note: The neighborhood park site/greenbelt area and drainage basin site improvements identified above will eventually be installed as part of Phase 2 of Tract No. 920, which is currently not a part of Zone 09. When those improvements are installed as part of Phase 2 of Tract No. 920, the cost of maintaining those improvements will be proportionately shared by the residential parcels in both phases of Tract No. 920. Likewise, the perimeter landscaping, street lighting, and pavement improvements being installed on Hanford-Armona Road and Liberty Drive as part of Tract No. 920 Phase 1, will proportionately benefit properties in both phases and the costs associated with those improvements will be proportionately shared by the residential parcels in both phase of Tract No. 920. However, when Phase 2 is developed, it is also anticipated that additional perimeter landscaping, street lighting, and pavement improvements will be installed and proportionately shared. Ultimately at build-out, all the Zone improvements installed as part of Phase 1 and Phase 2 of Tract No 920 will be proportionately shared by parcels in both phases.

Zone 10 – Energy Homes

The thirty-six residential properties within Zone 10, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 10,611 square feet of landscaping and/or related improvement areas that includes:
 - 1,361 square feet of median/entryway landscaping on Cabrillo Street at Vine Street, which is currently comprised of hardscape material and trees;
 - 6,379 square feet of minimally maintained parkway and streetscape side-panel landscaping surrounding the drainage basin, including 1,725 square feet on Vine Street and 4,654 square feet on Cabrillo Street. This landscape area is comprised of turf and trees but is minimally maintained at present;
 - 2,871 square feet of parkway and streetscape side-panel minimal landscaped area with trees Vine Street north of Cabrillo Street.

The special benefits and costs associate with the landscaping improvements listed above are allocated and shared by the parcels within Tract No. 656 (Zone No. 12 of Landscape and Lighting Maintenance District No. 1).

- The four (4) street lights on the west side of Vine Street, three north of Cabrillo Street and one south of Cabrillo Street which serves as the entryway to Tract 839 and Tract 656. The special benefits associate with these four street lights are shared by the parcels within Tract No. 656 (Zone No. 12 of Landscape and Lighting Maintenance District No. 1) and PFMD Zone No. 10 is proportionately allocated the special benefit cost to operate and maintain these four street lights.

In addition to the above shared improvements, the 36 single-family residential parcels within Tract No. 839 (PFMD Zone No. 10) will proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- The eight (8) local street lights within Tract 839 located on Aliso Street, Otero Street, Lazo Court, and Cabrillo Street.
- Approximately 63,386 square feet of pavement surface area located on Aliso Street, Otero Street, Lazo Court, and Cabrillo Street within Tract 839.

New Zone No. 12 – Tract No. 820; Annexation No. 2023-2

Annexation No. 2023-2 properties

The planned residential development of Tract No. 820 that will comprise PFMD Zone No. 12 (Annexation No. 2023-2), are identified by the King's County Assessor's Office as parcels:

- 024-390-046 through 024-390-066 and 024-390-068 through 024-390-075, incorporate the 29 subdivided single-family residential lots within the development;
- 024-390-013 is a drainage basin within Tract No. 820;
- 024-390-067 is a neighborhood park;
- 024-390-076 is a neighborhood park/open space and extra parking; and,
- 024-390-043 is identified as the dedicated streets (Green Lane and Santrap Lane) within Tract No. 820.

Annexation No. 2023-2 Improvements

The benefiting single-family residential lots within Tract No. 820 will proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 7,810 square feet of streetscape landscaping, including an estimated :
 - 1,535 square feet of perimeter streetscape landscaping on the east side of Vine Street between Sandtrap Lane and Green Lane. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 970 square feet of perimeter streetscape landscaping on the east side of Vine Street south of Green Lane to the southern border of Tract No. 820. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 5,305 square feet of internal streetscape landscaping on the north side of Sandtrap Lane from Vine Street east to and including the cul-de-sac wrap around. The landscaping is situated in the area between the curb and the block wall and then between the curb and the drainage basin at the end of the cul-de-sac;

- Approximately 4,895 square feet of landscape maintenance area in and around the drainage basin located at the east end of Tract No. 820 at the end of Sandtrap Lane.
- 3,010 square foot neighborhood park site on the north side of Green Lane between Vine Street and Sandtrap Lane. This area is planned to include primarily an area of shrubs, trees, plants, and other ground covers (2,350 square feet); a decomposed granite pathway (430 square feet); a play structure (230 square feet); and various park amenities that may include but is not limited to, tables, benches, and trash receptacles.
- 3,920 square feet of additional common area parking and park/open space. This area included 2,590 square feet of landscaped park/open space that surrounds 1,330 square feet of paved parking stalls for the neighborhood located at the southwest corner of Green Lane and Sandtrap Lane. The landscape area incorporates shrubs, trees, plants, and other ground covers.
- A planned ten (10) street lights including:
 - Three (3) street lights on the perimeter of Tract No. 820 on Vine Street; and
 - Seven (7) street lights within Tract No. 820 located on Green Lane and Sandtrap Lane
- Approximately 52,535 square feet of pavement surface area within Tract No. 820; 11,610 square feet of sidewalks (9,800 square feet within the development and 1,810 square feet on the perimeter of the development); and 2,995 linear feet of curbs and gutters of which 2,635 linear feet are part of the internal streets (Green Lane and Sandtrap Lane) and 360 linear feet of curbs and gutters are located on the perimeter street (Vine Street).

Part II — Method of Apportionment

Legislative Requirements for Assessments

The costs of the proposed improvements have been identified and allocated to properties within the Annexation Territory (Zone No. 12 of PFMD) proportionately based on special benefit, consistent with the provisions of the City Maintenance District Codes and the assessment provisions contained in Article XIII D of the California Constitution. The improvements provided by this District and for which properties within Annexation 2023-2 are to be assessed are identified as local landscaping, including perimeter parkways, entry medians and a neighborhood park; street lights, both internal and on the perimeter; street right of way improvements, including street surfaces, curbs and gutters, and sidewalks; and the related amenities associated with these improvements that were either installed in direct connection with the development of properties within Tract No. 820 or were previously installed as a result of property development in the area and would otherwise be required or considered necessary elements for the development of properties within Tract No. 820 to their full and best use. The formulas used for calculating assessments reflect the composition of parcels and the improvements and activities to be provided for Zone No. 12 (the Annexation Territory) and have been designed to fairly apportion the cost of providing those improvements based on a determination of the proportional special benefits to each parcel.

In addition to the provisions of the City Maintenance District Codes, Article XIII D of the California Constitution outlines specific requirements regarding assessments including the following:

Article XIII D Section 2d defines District as follows:

“District means an area determined by an agency to contain all parcels which will receive a special benefit from a proposed public improvement or property-related service”;

Article XIII D Section 2i defines Special Benefit as follows:

“Special benefit” means a particular and distinct benefit over and above general benefits conferred on real property located in the district or to the public at large. General enhancement of property value does not constitute “special benefit.”

Article XIII D Section 4a defines proportional special benefit assessments as follows:

“An agency which proposes to levy an assessment shall identify all parcels which will have a special benefit conferred upon them and upon which an assessment will be imposed. The proportionate special benefit derived by each identified parcel shall be determined in relationship to the entirety of the capital cost of a public improvement, the maintenance and operation expenses of a public improvement, or the cost of the property related service being provided. No assessment shall be imposed on any parcel which exceeds the reasonable cost of the proportional special benefit conferred on that parcel.”

Benefit Analysis

Special Benefits

Landscaping Special Benefit

The ongoing maintenance of landscaped areas within the District provide aesthetic benefits to the properties within each respective Zone and a more pleasant environment to walk, drive, live, and work. The primary function of these landscape improvements and related amenities is to serve as an aesthetically pleasing enhancement and green space for the benefit of the immediately surrounding properties and developments for which the improvements were constructed and installed and/or were facilitated by the development or potential development of properties within the Zones. These improvements are an integral part of the physical environment associated with the parcels in each Zone and while some of these improvements may in part be visible to properties outside the Zone, collectively if these Zone improvements are not properly maintained, it is the parcels within the Zone that would be aesthetically burdened. Additionally, the street landscaping in these Zones serves as both a physical buffer as well as a sound reduction buffer between the roadways and the properties in the District and serve as a pleasant aesthetic amenity that enhances the approach to the parcels. Likewise, in some of the zones, the landscaped areas may include green space areas (neighborhood parks, greenbelts, open space and/or trails) that provide a physical buffer and open space between properties and these areas serve as an extension of the physical attributes of the parcels assessed, such as their front or rear yards. These green space areas may also provide a greater opportunity for recreation. As a result, the maintenance of these landscaped improvements and the related amenities provide particular and distinct benefits to the properties and developments within each Zone.

Street Lighting Special Benefit

The street lighting in the District (localized street lighting) is primarily useful for illuminating the sidewalks and parking lanes on the streets used specifically to access the properties and/or is adjacent to those properties that comprise the District. This lighting is distinct from lights that may be installed that serve in large part to enhance traffic safety, such as traffic signals and intersection safety lights or the more sporadic lighting found on major thoroughfares outside the more concentrated development areas. These localized street lights tend to be more closely spaced and of a lower intensity than street lights installed primarily for traffic safety. These low-level, lower-intensity street lights within the District provide three main special benefits: (i) property security benefit, (ii) pedestrian safety benefit, and (iii) parkway/roadway egress benefit. Because traffic to and from these parcels is largely limited to the residents and residents' guests, it is reasonable to assume that essentially all pedestrians and parking vehicles in the lit areas will, after dark, be directly associated with the properties in the District and that the vehicular traffic within the internal streets of a Zone is primarily for accessing the properties within that Zone. Therefore, street lighting on such streets is entirely a special benefit to those properties. While lighting located on the perimeter of a development also serves primarily for accessing the properties within that Zone it is recognized that such lighting may benefit pass-through traffic as well and inherently there is some general benefits associated with those street lights.

In addition, the street lights within the District are consistent with the City's typical intensity and spacing standards for areas zoned for residential development areas and each parcel to be assessed is served directly by the system of street lights providing appropriate lighting within these respective development areas. Furthermore, the cost of maintaining and operating each light is substantially the same, regardless of the location of the light within the District. Consequently, we conclude that each parcel within the District receives substantially similar benefit from the street light improvements and the only notable distinctions in proportional special

benefit to each parcel is related to the specific quantity of lights associated with each development (Zone) and the overall location of those lights (internal development lights or perimeter lights).

Street Paving Special Benefit

Like street lighting in the District, the streets, parking lanes, sidewalks, and cross gutters within the street right of ways that are to be maintained through the District are exclusively within the boundaries of each Zone and those streets were specifically constructed to access those properties. Furthermore, the maintenance of these streets and associated improvements within the street right of ways, or the lack thereof, only has an impact on the properties within the District. Because traffic on these streets is almost exclusively limited to the residents and residents' guests associated with the District parcels, it is reasonable to conclude that essentially all utilization of these streets is primarily for accessing the properties within each respective Zone. Therefore, the maintenance and preservation of these streets and associated improvements is entirely a special benefit to those properties.

General Benefit

Landscaping General Benefit

In reviewing the location and extent of the specific landscaped areas and improvements to be funded by District assessments and the proximity and relationship to properties to be assessed, it is evident these improvements were primarily installed in connection with the development of properties in each respective Zone or are improvements that would otherwise be shared by and required for development of properties in those Zones. It is also evident that the maintenance of these improvements and the level of maintenance provided has a direct and particular impact (special benefit) only on those properties in proximity to those improvements and such maintenance beyond that which is required to ensure the safety and protection of the general public and property in general, has no quantifiable benefit to the public at large or properties outside each respective Zone.

In the absence of a special funding Zone, the City would typically provide only limited (as needed) tree management, weed abatement, rodent control, and erosion control services for the landscape areas currently maintained within the District. This baseline level of service would typically provide for periodic servicing of the improvement areas on an as-needed basis, but typically not more than twice annually. This baseline level of service provides for public safety and essential property protection to avoid negative impacts on adjacent roadways and vehicles traveling on those roadways and potential property damage resulting from erosion or fire hazards but results in a far less visually pleasing environment than is created with the enhanced levels of services associated with the regular landscape maintenance provided in the various Zones. Typically for most agencies, the cost to provide this baseline level of service for flat/moderately-sloped street landscaped areas is less than \$620 per acre (approximately \$0.01424 per square foot) including medians, parkway and streetscape side panels; less than \$496 per acre (approximately \$0.01139 per square foot) for non-street public areas such as parks, greenbelts, and trail areas; and less than \$248 per acre (approximately \$0.00569 per square foot) for natural open space areas or other limited access areas. This baseline servicing, unlike the enhanced aesthetic services funded through the District assessments, would provide benefits to the general public and to the properties both within and outside of the specific benefit zones. These costs of providing this baseline service along with a five percent (5%) cost factor for City overhead and administration is treated as the cost of general benefits from landscape maintenance services. Therefore, for flat/moderately-sloped street landscaped areas a rate of \$0.01495 per square foot (\$0.01424 +5%) is applied to calculate the general benefit costs for the assessed improvements; for non-street public areas a rate of \$0.01196 per square foot (\$0.01139 +5%) is applied to

calculate the general benefit costs for the assessed improvements; and for non-street public areas a rate of \$0.00598 per square foot (\$0.00569 +5%) is applied to calculate the general benefit costs for the assessed improvements.

In addition to the general benefit identified above, it is recognized that there are indirect or incidental general benefits to properties within the District as well as the general public that are associated with regular landscape maintenance services, including:

- Minimization of dust and debris; and
- Decreased potential water runoff from both properties and the landscaped areas.

Although these types of benefits might best be characterized as indirect consequences of the special benefit of the landscape maintenance provided to parcels served by the District, for the purposes of this Report we assume these types of benefits to be general benefits, albeit general benefits that are extremely difficult to quantify. We estimate that the costs associated with these indirect benefits do not exceed one percent of the annual maintenance expenditures for Local Landscaping Zone improvements. Therefore, the costs associated with these indirect or incidental general benefits has been calculated based on 1.0% of the estimated "Total Annual Maintenance Expenditures" budgeted for each Zone. Together with the baseline general benefit costs previously identified, these indirect/incidental general benefit costs are excluded from the potential assessment funding and together are shown in the budgets (Part III of this Report) as the "Landscaping General Benefit — City Funded".

Street Lighting General Benefit

Collectively, there are a total of 217 street lights to be operated and maintained through the District (including the lights for Zone No. 12) of which approximately 30% of those lights are located on the perimeter of the Zones, the remainder being internal residential street lights.

These residential perimeter lights (two of which are identified for Zone No. 12), in contrast to the internal residential lights funded by the District, arguably provide some illumination that extends beyond the boundaries of the developments and parcels being assessed, and these lights may also enhance the safety of members of the public unassociated with an assessed parcel by illuminating traffic lanes and/or parking on those streets, or that otherwise provides services to the general public. Although, in general, these street lights exist solely because of the development of assessed parcels, and the primary purpose of these lights is to provide illumination to access the assessed parcels, these particular lights may provide some level of general benefit in addition to the special benefits provided to the assessed parcels. We estimate that these general benefits constitute not more than 25% of the total benefit associated with these perimeter lights, which is no more than 8% of the total benefit from all residential lights operated and maintained by the District (25% of 30% equals 7.5%). Therefore, it is reasonable to conclude that the total general benefit from the operation and maintenance activities associated with the District street lights does not exceed 8% of the direct annual operating expenses for all combined residential street lights. These general benefit costs are excluded from the potential assessment funding and are shown in the budgets (Part III of this Report) as the "Lighting General Benefit — City Funded".

Assessment Methodology

To assess benefits equitably it is necessary to calculate each property's relative share of the special benefits conferred by the funded improvements and service. The Equivalent Benefit Unit (EBU) method of assessment apportionment is utilized for this District and establishes a basic unit (base value) of benefit and then calculates the benefit derived by each assessed parcel as a multiple (or a fraction) of that basic unit. The EBU method of apportioning special benefits is typically seen as the most appropriate and equitable assessment methodology for assessment districts, as the benefit to each parcel from the improvements are apportioned as a function of comparable property characteristics which may include but is not limited to land use and property size. The method of apportionment originally developed for this District was based on an assessment formula appropriate for the various land uses, identifiable property characteristics and improvements within the District and utilizes the number of comparative dwelling units or dwelling spaces for other residential land uses and comparative lot sizes (acreage) for non-residential and undeveloped properties.

For the District and the purposes of this Report, an EBU is the quantum of benefit derived from the various Zone improvements by a single family residential parcel. The single family residential parcel has been selected as the basic unit for calculation of assessments since it currently represents 100% of the parcels to be assessed in the District, although other land uses may be annexed to the District in the future. Thus, the "benchmark" property (the single family residential parcel) derives one EBU of benefit and is assigned 1.00 Equivalent Benefit Unit.

Land Use Classifications

Every parcel within the District is assigned a land use classification based on available parcel information obtained from the County Assessor's Office. It has been determined that a parcel use and size are the appropriate factors necessary to identify and calculate the proportional special benefits conveyed to each property within the District for the cost of improvements associated with that property. The parcels currently within the District are identified as single family residential parcels or Exempt parcels and the following provides a description of those land use classifications. This method of apportionment and assignment of Equivalent Benefit Units may be expanded to include additional land use classifications as developments are annexed to the District in the future.

Residential Single-Family — This land use classification may include, but is not limited to all subdivided residential tract lots with a single residential unit on the parcel (individual Assessor's Parcel Number) including attached and detached single-family residential units, condominiums or townhomes. As previously noted, the single family residential parcel has been selected as the basic unit for calculation of assessments and each is assigned 1.00 Equivalent Benefit Unit.

Residential Vacant Lot — This land use classification is defined as a fully subdivided residential parcel/lot within an approved Tract or subdivision for which the residential unit or units have not been constructed on the parcel (subdivided vacant lot). This land use classification is limited to fully subdivided residential parcels for which the number of residential units to be constructed on the parcel is four (4) units or less. This land use is assessed at 1.00 EBU per parcel.

Planned Residential Subdivision — This land use classification is defined as any property not fully subdivided, but a specific number of proposed lots and/or residential units to be developed on the parcel has been identified as part of an approved Tract Map or Tentative Tract Map. This land use type is assessed at 1.0 EBU per planned (proposed) lot and/or residential unit.

Vacant Undeveloped Property -- This land use classification includes undeveloped/vacant properties or primarily undeveloped properties that may have originally been identified as Planned Residential Subdivision parcels but have not yet been developed or subdivided. While many of the improvements within a Zone are considered shared improvements that collectively support the overall development of properties within a Zone to their full and best use and thus benefit each of the properties in the Zone including the vacant undeveloped properties, some improvements are constructed and accepted for maintenance only when the properties are subdivided and/or developed. Likewise, it is also recognized that some of the shared improvements within a Zone have a more direct and particular benefit to those developed properties directly adjacent to the improvements or in close proximity to those improvements than do the vacant undeveloped properties that are not actively being developed or are further from those shared improvements. Therefore, it has been determined that parcels identified as Vacant Undeveloped Property shall be assigned a proportional EBU that is 20% of that assigned to developed properties, which is 1.0 EBU per acre (20% of the 5.0 EBU per acre assigned to Developed Non-Residential property). (e.g., a Vacant Undeveloped Property which is 7.00-acres would be assigned 7.00 EBU [7.0 acres x 1.0 EBU/acre]).

Exempt — Exempt from District assessments are the areas of public streets, private streets and other roadways, dedicated public easements and open spaces, right of ways including public greenbelts and parkways or that portion of public property that is not developed and used for business purposes similar to private commercial, industrial and institutional activities. (These types of properties are not usually assigned an Assessor's Parcel Number by the County). Also exempt from assessment are utility right of ways, common areas (such as in condominium complexes), landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or developed independent of an adjacent parcel. It has been determined that these types of properties receive no direct benefit from the improvements and receive no special benefit or general benefits from the operation and maintenance of the District improvements.

Special Case — In many assessment districts (particularly districts that have a wide range of land uses and property development) there may be one or more parcels that the standard land use classifications and proportionality identified above do not accurately identify the use and special benefit received from the improvements. Properties that are typically classified as Special Case Parcels usually involve some type of development or land restrictions whether those restrictions are temporary or permanent and affect the properties proportional special benefit. Examples of such restrictions may include situations where only a small percentage of the parcel's total acreage can actually be developed. In such a case, the net usable acreage of the parcel rather than the gross acreage of the parcel may be applied to calculate the parcel's proportional special benefit. Each such parcel shall be addressed on a case-by-case basis by the assessment engineer and the EBU assigned to such parcels shall be based on the specific issues related to that parcel and its proportional special benefit compared to other properties that receive special benefits from the improvements.

A summary of the Equivalent Benefit Units (EBUs) that may be applied to land use classifications currently applicable to properties within the PFMD is shown in the following table:

Land Use Classification	Equivalent Benefit Unit Formula
Residential Single-Family	1.00 EBU per Parcel/Lot
Residential Vacant Lot	1.00 EBU per Parcel/Lot
Planned Residential Subdivision	1.00 EBU per Planned Lot/Unit
Vacant Undeveloped Property	1.00 EBU per Acre
Exempt	0.00 EBU per Parcel
Special Case	Varied EBU per Adjusted Acre or Planned Units

The following is a summary of the land use classifications and Equivalent Benefit Units applicable to Annexation No. 2023-2 (Zone No. 12) for establishment of the maximum assessments:

Land Use Classification	Total Parcels	Assessed Parcels	Applied Acres/Units	Equivalent Benefit Units (EBU)
Residential Vacant Lot	29	29	29.000	29.0000
Exempt	4	-	1.696	-
Totals	33	29	30.696	29.0000

Part III — Estimate of Costs

Calculation of Assessments

An assessment amount per EBU in each Zone of the District including Zone No. 12 (Annexation Territory) is calculated by:

Taking the "Total Annual Expenses" (Total budgeted costs) and subtracting the "General Benefit Expenses (City Funded)", to establish the "Total Eligible Special Benefit Expenses";

$$\text{Total Annual Expenses} - \text{General Benefit Expenses} = \text{Total Eligible Special Benefit Expenses}$$

To the resulting "Eligible Special Benefit Expenses", various "Funding Adjustments/Contributions" may be applied that may include, but are not limited to:

- "Unfunded Reserve Fund Collection", represents an adjustment (reduction) in the amount to be collected for "Operational Reserve Funding" that was budgeted as part of the Total Annual Expenses.
- "Unfunded Rehab-Renovation Funding", represents an adjustment (reduction) in the amount to be collected for "Total Rehab-Renovation Funding" that was budgeted as part of the Total Annual Expenses. (This does not include the amount budgeted for Planned Capital Expenditures).
- "Reserve Fund Transfer/Deduction", represents an amount of available existing funds from the "Operational Reserve Fund Balances" being applied to pay a portion of the Special Benefit Expenses for the fiscal year.
- "Additional City Contribution and/or Service Reductions", represents a further adjustment that addresses the funding gap between the amount budgeted to provide the improvements and services ("Special Benefit Expenses"); and the amount that will be collected through the assessments. This funding gap may be addressed by an additional City contribution, reductions in service and service expenses, or a combination of the two.

These adjustments to the Special Benefit Expenses result in the net special benefit amount to be assessed "Balance to Levy";

$$\text{Eligible Special Benefit Expenses} \pm \text{Funding Adjustments/Contributions} = \text{Balance to Levy}$$

The amount identified as the "Balance to Levy" is divided by the total number of EBUs of parcels that benefit to establish the "Assessment Rate" or "Assessment per EBU". This Rate is then applied back to each parcel's individual EBU to calculate the parcel's proportionate special benefit and assessment for the improvements.

$$\text{Balance to Levy} / \text{Total EBU} = \text{Assessment per EBU (Assessment Rate)}$$

$$\text{Assessment per EBU} \times \text{Parcel EBU} = \text{Parcel Assessment Amount}$$

Budgets & Assessment Zone No. 12 (Annexation No. 2023-2)

The budget and maximum assessment rate outlined on the following page for Zone No. 12 (Annexation No. 2023-2), are based on the City's estimate of the expenses and related funding deemed appropriate and necessary to fully support the ongoing operation, maintenance and servicing of the improvements identified in Part I of this Report for PFMD Zone No. 12. Those improvements and/or costs determined to be of general benefit shall be funded by a City contribution. This budget establishes the maximum assessment for Fiscal Year 2023/2024 to be approved by the property owner(s) of record within Annexation No. 2023-2 as part of the Ballot Proceeding.

Although the budget presented, establishes the maximum assessment for Fiscal Year 2023/2024, it is anticipated that the improvements for Zone No. 12 will be maintained by the owner/developer of Tract No. 820 through the end of Fiscal Year 2023/2024 and therefore no assessment is proposed for Fiscal year 2023/2024. However, at the City Council's discretion, the City Council may still authorize and approve an actual assessment to be levied and collected on the County Tax Rolls for Fiscal Year 2023/2024 as part of the annual assessment process and approval of the Fiscal year 2023/2024 Engineer's Report for the entire PFMD. In no case, however, will the annual assessment for Fiscal Year 2023/2024, exceed the maximum assessment presented herein.

Zone No. 12 Maximum Assessment Budget

BUDGET ITEMS	PFMD Zone 12
	Tract 820 Maximum Assessment Budget
ANNUAL OPERATION & MAINTENANCE EXPENSES	
Annual Lighting Operation & Maintenance Expenses	\$ 1,931
Annual Landscaping Operation & Maintenance Expenses	4,855
Annual Street Operation & Maintenance Expenses	81
TOTAL ANNUAL OPERATION & MAINTENANCE EXPENSES	\$ 6,867
REHABILITATION/RENOVATION FUNDING & CAPITAL EXPENDITURES	
Lighting Rehabilitation/Renovation Funding	\$ 97
Landscape Improvement Rehabilitation/Renovation Funding	391
Street Rehabilitation/Renovation Funding	8,086
TOTAL REHABILITATION/RENOVATION FUNDING & CAPITAL EXPENDITURES	\$ 8,574
INCIDENTAL EXPENSES	
Operational Reserves (Collection)	\$ 2,254
Annual Administration Expenses	1,099
TOTAL INCIDENTAL EXPENSES	\$ 3,352
TOTAL ANNUAL EXPENSES	\$ 18,792
GENERAL BENEFIT EXPENSES	
Lighting General Benefit — City Funded	\$ (154)
Landscaping General Benefit — City Funded	(262)
Street Paving General Benefit — City Funded	-
TOTAL GENERAL BENEFIT EXPENSES	\$ (416)
TOTAL SPECIAL BENEFIT EXPENSES	\$ 18,376
BALANCE TO LEVY	\$ 18,376
DISTRICT STATISTICS	
Total Parcels	33
Assessed Parcels	29
Equivalent Benefit Units (EBU)	29.00
Maximum Assessment Rate Per EBU	\$634.00
Balloted Maximum Assessment Rate Per EBU	\$634.0000
Balloted Amount	\$ 18,386.00

Annual Inflationary Adjustment (Assessment Range Formula)

In order to assure continued adequacy of the financing of the improvement costs, when the District Zones were established (including Zone No. 12 being established herein), the assessments presented to the property owners included an annual inflationary adjustment (assessment range formula). This inflationary adjustment formula established that the Maximum Annual Assessment (maximum assessment rates) shall be comparably and automatically increased each fiscal year to cover the maintenance and replacement cost increases that naturally occur over time. The annual increase in the Maximum Annual Assessments shall be in accordance with the annual percentage increase (March to March) in the Employment Cost Index for Total Compensation for State and Local Government Workers (all Workers), published quarterly by the U.S. Bureau of Labor and Statistics (the "Index"). Increases in the Index will track comparably to increases in the costs of annual maintenance and periodic replacement of the described facilities and improvements, since the majority of the maintenance and replacement work is and will be done by City employees.

Each year, the percentage difference between the Index for March of the current year and the Index for the previous March shall be identified. This percentage difference shall then establish the range of increased assessments allowed based on the Index. If the percentage change from March to March is not available at the time the Engineer's Report is prepared a similar time period may be utilized.

The Maximum Assessment Rates shall be calculated independent of the District's annual budget and proposed assessments. Any proposed annual assessment (rate per EBU) less than or equal to the calculated (adjusted) Maximum Assessment Rates is not considered an increased assessment, even if the assessment for the fiscal year is significantly greater than the assessment applied in the prior fiscal year.

The District is not required to adjust the assessments levied each year, nor does it restrict the assessments to the adjustment amount. If the budget and assessments for a given Zone does not require an increase or the increase is less than the allowed adjusted maximum assessment rate, then the budget and assessments shall be applied. If the budget and assessments for a given Zone require an increase greater than the allowed maximum assessment rate, then the proposed assessment is considered an increased assessment. In such cases, mailed notices and balloting to the property owners would be required pursuant to the provisions of the Article XIID prior to the imposition of that assessment.

Part IV — Annexation Diagram

The Fiscal Year 2022/2023 District Diagrams showing the boundaries of Zones 01 through 10 within for the Lemoore Public Facilities Maintenance District No. 1 are on file in the office of the City Public Works Department and the City Clerk, and by reference herein are made part of this Report. The parcels identified as Annexation No. 2023-2 (Tract No. 820), and subsequently as Zone No. 12 are depicted on the following Annexation Diagram. All lots, parcels and subdivisions of land within the boundaries of Zone No. 12 (Annexation No. 2023-2) as depicted by this diagram shall be dictated by the lines and dimensions of those lots, parcels and subdivisions of land shown on the Kings County Assessor's parcel maps and by reference these maps are incorporated herein and made part of this Report, including all subsequent lot-line adjusts and/or parcel changes made thereto by the Kings County Assessor's Office. This Annexation Diagram along with the Assessment Roll referenced in this Report constitute the PFMD Zone No. 12 Assessment Diagram for Fiscal Year 2023/2024 and the Annexation Diagram for Annexation No. 2023-2.

Zone No. 12 (Annexation No. 2023-2) Diagram



Part V — Assessment Roll

The following Assessment Roll contained on the following pages identifies each lot or parcel within Annexation No. 2023-2 along with the Fiscal Year 2023/2024 maximum assessment amount (Balloted Assessment Amount). The parcel(s) listed on the Assessment Roll corresponds to the Assessor's Parcel Number(s) shown on the County Assessor's Roll and illustrated on the County Assessor's Parcel Number Maps (APN maps) at the time this Report was prepared and shall incorporate all subsequent parcel changes, lot-line adjustments, and subdivisions of land identified by the Kings County Assessor's Office. These records are, by reference, made part of this Report and shall govern for all details concerning the description of the lots or parcels. All assessments presented on the assessment roll are subject to change as a result of parcel changes made by the County including parcel splits, parcel merges or development changes that occur prior to the County Assessor's Office securing the final roll and generating tax bills each fiscal year.

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-2 (Tract No. 820)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
024-390-013	401 Sandtrap Lane	12	820	42	Exempt	-	\$0.00	\$0.00
024-390-043		12	820	43	Exempt	-	\$0.00	\$0.00
024-390-046	597 Green Lane	12	820	1	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-047	581 Green Lane	12	820	2	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-048	573 Green Lane	12	820	3	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-049	559 Green Lane	12	820	4	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-050	545 Green Lane	12	820	5	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-051	537 Green Lane	12	820	6	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-052	525 Green Lane	12	820	7	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-053	519 Green Lane	12	820	8	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-054	515 Green Lane	12	820	9	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-055	501 Green Lane	12	820	10	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-056	473 Green Lane	12	820	11	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-057	465 Green Lane	12	820	12	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-058	453 Green Lane	12	820	13	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-059	447 Sandtrap Lane	12	820	14	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-060	429 Sandtrap Lane	12	820	15	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-061	411 Sandtrap Lane	12	820	16	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-062	598 Green Lane	12	820	17	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-063	592 Green Lane	12	820	18	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-064	580 Green Lane	12	820	19	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-065	566 Green Lane	12	820	20	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-066	554 Green Lane	12	820	21	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-067	536 Green Lane	12	820	31	Exempt	-	\$0.00	\$0.00
024-390-068	599 Sandtrap Lane	12	820	22	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-069	587 Sandtrap Lane	12	820	23	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-070	571 Sandtrap Lane	12	820	24	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-071	563 Sandtrap Lane	12	820	25	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-072	547 Sandtrap Lane	12	820	26	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-073	535 Sandtrap Lane	12	820	27	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-074	517 Sandtrap Lane	12	820	28	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-075	509 Sandtrap Lane	12	820	29	Residential Vacant Lot	1.00	\$634.00	\$0.00
024-390-076	499 Sandtrap Lane	12	820	30	Exempt	-	\$0.00	\$0.00
Total						29.00	\$18,386.00	\$0.00



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Staff Report

Item No: 3-3

To: Lemoore City Council
From: Randon Reeder, Management Analyst
Date: April 7, 2023 **Meeting Date:** April 18, 2023
Subject: Resolution 2023-11 – Intention to Annex and Include Additional Territories in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in Such Annexed Territories for Fiscal Year 2023-2024 and Thereafter

Strategic Initiative:

<input type="checkbox"/> Safe & Vibrant Community	<input type="checkbox"/> Growing & Dynamic Economy
<input type="checkbox"/> Fiscally Sound Government	<input type="checkbox"/> Operational Excellence
<input checked="" type="checkbox"/> Community & Neighborhood Livability	<input type="checkbox"/> Not Applicable

Proposed Motion:

Adoption of Resolution 2023-11, Declaring the City’s Intention to Annex and Include Additional Territories (Tract 848) in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in such Annexed Territories for Fiscal Year 2023-2024 and Thereafter.

Subject/Discussion:

The resolution for City Council consideration is to declare the intention to annex Tract 848 (Lennar) into Zone 11 of the Public Facilities Maintenance District No. 1 (PFMD). The Zone is generally located on the south side of Bush Street, north of Pedersen Street, east of Semas Drive and generally west of College Avenue. Willdan Financial Services prepared and filed with the City Clerk a report entitled “City of Lemoore Engineer’s Annexation Report, Public Facility Maintenance District No. 1, Annexation of Territory Tract No. 848 as Zone No. 11”. The report contains a description of the existing facilities and improvements, the boundaries of the PFMD and any zones therein, including the boundaries of the territories proposed to be annexed to the PFMD in these proceedings, the facilities and improvements proposed for Zone 11 and the general location and

proposed assessments on the assessable lots and parcels of land within the Added Territories of PFMD No.1.

The 360 planned single-family residential lots, a park site and various landscape easements will be developed by Lennar Homes. At this time, Tract 848 is currently identified on the King's County Assessor's Parcel Maps as Book 023, Page 480 Parcel 043; Book 023, Page 510 Parcels 070 through 073; Book 023 Page 660, Parcels 001 through 020, 023 through 034, 045, and 050 through 075; Book 023 Page 670, Parcels 011 and 014 through 064; and Book 023, Page 680, Parcels 001 through 056. Lennar Homes is the sole owner of the property. Lennar Homes has waived the 45-day waiting period, per petition.

A public hearing will be held on June 6, 2023 on the annexation of Zone 11 of the Public Facilities Maintenance District No. 1, the services, and the first annual levy of assessments in the Added Territory. If the resolution is approved, a maximum assessment of \$614.00 will be applied on an annual per lot basis, beginning in fiscal year 2023-2024, and will be applied to each lot within the newly Added Territory.

Financial Consideration(s):

Should the assessment not be approved, maintenance of the street, streetlights and common area landscaping will be maintained by the General Fund.

Alternatives or Pros/Cons:

Pros:

- Ensures the benefiting property owners cover the costs of their neighborhood infrastructure.

Cons:

- Not adopting this resolution would put an unfair burden on the General Fund to contribute to the upkeep of the neighborhood.

Commission/Board Recommendation:

Not applicable.

Staff Recommendation:

Staff recommends City Council adopt Resolution 2023-11, Declaring the City's Intention to Annex and Include Additional Territories in Public Facilities Maintenance District No. 1 in the City of Lemoore, and Levy and Collect Annual Assessments in such Annexed Territories for Fiscal Year 2023-2024 and Thereafter.

Attachments:

- ☒ Resolution: 2023-11
- ☐ Ordinance:
- ☐ Map
- ☐ Contract
- ☒ Other
List: Engineers Report

Review:

- ☐ Asst. City Manager
- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/13/2023
04/14/2023
04/11/2023
04/11/2023

RESOLUTION NO. 2023-11

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE
WITH INTENTION TO (i) ANNEX AND INCLUDE ADDITIONAL
TERRITORIES (TRACT 848) IN PUBLIC FACILITIES MAINTENANCE DISTRICT
NO. 1 IN THE CITY OF LEMOORE, AND (ii) LEVY AND COLLECT
ANNUAL ASSESSMENTS IN SUCH ANNEXED TERRITORIES
FOR FISCAL YEAR 2023-24 AND THEREAFTER**

WHEREAS, it is the intention of the City Council of the City of Lemoore to order annexation of Territories to City of Lemoore Public Facilities District No. 1 (“PFMD”), as Zone 11 thereof, and to order levy and collection of annual assessments in such annexed Territories for fiscal year 2023-24 and thereafter, under Chapter 10 of Title 7 of the Lemoore Municipal Code, as enacted by Ordinance No. 2006-01 (the “Ordinance”), and according the procedures set forth in the Proposition 218 Omnibus Implementation Act (Government Code Sections 53750-53753.5, inclusive) (the “Implementation Act”), Article XIID of the California Constitution (“Proposition 218”) and, to the extent not inconsistent with the Ordinance, the procedures specified in the State Landscaping and Lighting Act of 1972 (Chapter 2 of Part 2 of Division 15 of the California Streets & Highways Code) (the “LLMD Act”); and

WHEREAS, the Territories to be annexed to the PFMD (the “Added Territories”) is comprised of the real property to be benefited and to be assessed for the maintenance, operation, repair and periodic replacement of landscaping, street lights, local street paving, parks and appurtenant facilities described as follows:

Plants, shrubbery, trees, turf, irrigation systems, entry monuments, local street maintenance, parks, hardscapes, walls, fencing, street lights and appurtenant facilities in public rights-of-way and easements within or appurtenant to the boundaries of the applicable benefit Zone of said District;

The Added Territories is generally described in the map(s) attached hereto as Exhibit A and incorporated herein; and

WHEREAS, the City Engineer has prepared and filed with the City Clerk a report entitled “City of Lemoore Engineer’s Annexation Report Public Facilities Maintenance District No. 1, Annexation of Territory as Zone 11” dated January 2023 (the “Engineer’s Report”), to which reference is hereby made, which Engineer’s Report contains a description of the existing facilities and improvements, the boundaries of the PFMD and any zones therein, the boundaries of the Territories proposed to be annexed to the PFMD in these proceedings, the facilities and improvements proposed for the Added Territories, and the general location and proposed assessments on the assessable lots and parcels of land within the PFMD, including the Added Territories; and

WHEREAS, the Engineer’s Report is on file in the office of the City Clerk and is available for inspection during regular business hours;

WHEREAS, the City Engineer also has prepared and filed with the City Clerk an amended map of the boundaries of the PFMD, incorporating the Added Territories within such boundaries as Zone 11, as proposed in these proceedings; and

WHEREAS, the proceeds of the annual assessments to be levied on the parcels within the PFMD, including the Added Territories, for fiscal year 2023-24 and for each fiscal year thereafter will be used exclusively to finance the expenses for maintenance, operation, repair and periodic replacement of the improvements and facilities described in the Engineer's Report for that fiscal year, which maintenance, operation, repair and periodic replacement will provide direct, particular and distinct special benefits to the various parcels assessed, over and above the benefits conferred on the public at large; and

WHEREAS, the amount of the assessment to be levied on each parcel in the PFMD, including the Added Territories, for the 2018-19 fiscal year, as proposed in the Engineer's Report, is proportional to and no greater than the special benefits conferred on such parcel from maintenance, operation, repair and periodic replacement of the improvements and facilities described in the Engineer's Report;

THEREFORE, the City Council of the City of Lemoore resolves, finds and determines as follows:

1. The above recitals are true.
2. The Engineer's Report of the City Engineer as filed with the City Clerk is preliminarily approved. Reference is hereby made to the Engineer's Report for a full and detailed description of the improvements and facilities, and the proposed assessment upon assessable lots and parcels of land within the Added Territories.
3. The City Council declares its intention to annex and make part of the PFMD, as Zone 11 thereof, all Territories with the Added Territories, whose boundaries are set forth in the Engineer's Report and the amended map of the boundaries of the PFMD on file with the City Clerk. The amended map of the boundaries of the PFMD, showing the proposed annexation of the Added Territories, is preliminary approved.
4. The City Council further declares its intention to levy and collect annual assessments within the Added Territories for fiscal year 2023-24 and thereafter, as stated in the Engineer's Report, under the authority of and according to the procedures set forth in the Ordinance 2006-01, including without limitation the procedures in the Implementation Act, Proposition 218 and, the extent not inconsistent with the Ordinance, the procedures specified in the LLMD Act.
5. The City Council incorporates into this Resolution by reference the general description of the facilities and improvements existing in or proposed for the Added Territories, all as detailed in the Engineer's Report.

6. Notice is further hereby given that on the April 18, 2023, at the hour of 5:30 p.m. or as soon thereafter as possible, in the regular meeting place of the City Council, Council Chambers, 429 C Street, Lemoore, California, is hereby fixed as the time and place for public hearing when and where all interested persons may be heard regarding the question of annexation of the Added Territories to the PFMD and the levy and collection of the proposed assessments therein. At the hearing, any interested person shall be permitted to present written or oral testimony. Also, prior to the conclusion of public testimony at the hearing, the record owner(s) of each lot or parcel in the Added Territories identified in the Engineer's Report as having special benefit conferred on it and on which an assessment is proposed to be imposed may submit, change or withdraw an assessment ballot as provided in Section 7 below, the Engineer's Report and the Implementation Act. The hearing shall be conducted, and assessment ballots tabulated, as described in Section 7, the Engineer's Report and the Implementation Act.
7. The City Clerk is hereby authorized and directed to give notice of the public hearing in accord with Section 53753 of the Implementation Act. The City Clerk shall mail notice to the record owner(s), as shown in the last equalized assessment roll of the County of Kings, the State Board of Equalization assessment roll or as known to the City Clerk, of each lot or parcel in the Added Territories and identified in the Engineer's Report as having special benefit conferred on it and on which an assessment is proposed to be imposed. The record owner has waived the 45-day notice requirement under the law, allowing for the public hearing to occur on the above date. Each notice shall include (i) the name and the proposed levy and collection of assessments therein. Each notice shall include (i) the name and address of the City, (ii) the reason for assessment, (iii) the total amount of the assessment chargeable to the entire Territories within the Added Territories boundaries and the maximum assessment, (iv) the amount of initial assessment chargeable to the record owner's lot or parcel and the maximum assessment chargeable to such lot or parcel, (v) the duration of the payments, (vi) the basis on which the amount of the proposed assessment was and will be calculated for each fiscal year, (vii) in a conspicuous place, a summary of the procedures for completion, return and tabulation of assessment ballots, including a statement that the assessment shall not be imposed if the ballots submitted in opposition to the assessment exceed the ballots submitted in favor of the assessment, with ballots weighted according to the proportional financial obligation of the affected lots or parcels, (viii) the date, time and place of the public hearing, and (ix) the name and telephone number of the person designated by the Council to answer inquiries regarding the protest and assessment ballot proceedings.

Each notice also shall contain an assessment ballot that includes the City's address for receipt of the form and a place where the person returning the assessment ballot may indicate his or her name, a reasonable identification of the lot or parcel, and his or her support of or opposition to the proposed assessment. An envelope for the return of the assessment ballot shall be included with each notice. All assessment ballots shall be signed and returned by mail or otherwise delivered at the address indicated in the assessment ballot, or the site of the public hearing, prior to the date and hour set for the

hearing. As assessment ballot may be submitted, changed or withdrawn prior to the conclusion of the public testimony on the proposed assessment at the hearing.

At the time, date and place stated in the notice, the Council shall conduct a public hearing on the proposed assessment and, at the hearing, shall consider all objections and protests, if any, to the proposed assessment and shall consider the adoption of a resolution ordering annexation of the Added Territories to the PFMD as Zone 11 and the maintenance, operation, repair and periodic replacement of the specified improvements and facilities, finally approving the Engineer's Report, and confirming the diagram and assessment, either as originally proposed or as changed by the Council. Any interested person shall be permitted to present written or oral testimony at the hearing. The Council may continue the hearing from time to time.

At the conclusion of the public hearing, an impartial person designated by the Council, who does not have a vested interest in the outcome of the proposed assessment and who may be the City Clerk, will tabulate the assessment ballots submitted and not withdrawn in support of or in opposition to the proposed assessment. If the assessment ballots submitted and not withdrawn in opposition to the proposed assessment exceed the assessment ballots submitted and withdrawn in favor of the proposed assessment (weighting the assessment ballots by the amount of the proposed assessment to be imposed on the lot or parcel for which each assessment ballot was submitted), a majority protest shall exist and the Council shall not impose the assessment. If a majority protest (determined as described above) does not exist, the Council intends to proceed with annexation of the Added Territories to the PFMD and to levy and impose the assessments in the Added Territories in accordance with applicable law.

8. This resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED by the City Council of the City of Lemoore at a regular meeting held on the 18th day of April 2023 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAINING:

ATTEST:

APPROVED:

Marisa Avalos
City Clerk

Patricia Matthews
Mayor



City of Lemoore

Engineer's Annexation Report Public Facilities Maintenance District No. 1

ANNEXATION OF TERRITORY AS ZONE No. 11

Commencing Fiscal Year 2023/2024

Intent Meeting: April 4, 2023

Public Hearing: June 6, 2023

**CITY OF LEMOORE
711 W CINNAMON DRIVE
LEMOORE, CA 93245**

**MARCH 2023
PREPARED BY
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T 951.587.3500 | 800.755.6864
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ENGINEER'S ANNEXATION REPORT AFFIDAVIT

City of Lemoore Public Facilities Maintenance District No. 1

Annexation of Territory (Tract No. 848) as Zone No. 11 Referred to as Annexation No. 2023-1

For Fiscal Year 2023/2024

City of Lemoore, Kings County, State of California

As part of the Resolution of Intention packet presented for the consideration of the Lemoore City Council, this Report and the enclosed budget, diagram, and descriptions outline the proposed annexation of Tract No. 848 (hereafter referred to as "Annexation Territory" or "Annexation No. 2023-1") to the Lemoore Public Facilities Maintenance District No. 1 and the establishment of annual assessments related thereto commencing in Fiscal Year 2023/2024. Said annexation includes each of the lots and parcels of land within Tract No. 848 excluding parcel 023-510-069 which is identified as the "Designated Remainder" lot. As of the writing of this Report, the parcels included in Annexation 2023-1 are identified on the Kings County Assessor's Parcel Maps as Book 023, Page 480 Parcel 043; Book 023, Page 510 Parcels 070 through 073; Book 023, Page 660, Parcels 001 through 020, 023 through 034, 045, and 050 through 075; Book 023, Page 670, Parcels 011, and 014 through 064; and Book 023, Page 680, Parcels 001 through 056.

Reference is hereby made to the Kings County Assessor's Parcel Maps for a detailed description of the lines and dimensions of each parcel within Annexation No. 2023-1. The undersigned respectfully submits the enclosed Report as directed by the City Council.

Dated this _____ day of _____, 2023.

Willdan Financial Services
Assessment Engineer
On Behalf of the City of Lemoore

By: _____

Jim McGuire
Principal Consultant, Project Manager

By: _____

Tyrone Peter
PE C # 81888

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Introduction

The City of Lemoore ("City"), pursuant to Chapter 10 of Title 7 of the Lemoore Municipal Code, ("Municipal Code") as enacted by Ordinance No. 2006-01 (the "Ordinance"), and to the extent not inconsistent with the Ordinance, the provisions and procedures of the Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the California Streets and Highways Code ("1972 Act") and in compliance with the substantive and procedural requirements of the California State Constitution, Article XIII D ("California Constitution") established the assessment district designated as the:

Public Facilities Maintenance District No. 1

(hereafter referred to as "District" or "PFMD"). Pursuant to the provisions of the Municipal Code, the Ordinance, and 1972 Act (hereafter referred to collectively as "City Maintenance District Codes"), and in compliance with the substantive and procedural requirements of the California Constitution, the City has annually levied special benefit assessments for the PFMD in order to fund in whole or in part the maintenance, operation, repair and periodic replacement of certain public improvements including landscaping, street lights, street paving, parks and appurtenant facilities that provide special benefits to properties within the District.

The City Council of the City of Lemoore adopted its General Plan with various elements to provide guidelines for orderly development of property within the City. The City Council further adopted ordinances and regulations governing the development of land providing for the installation and construction of certain lighting, landscaping, street paving, parks, and appurtenant facilities to enhance the quality of life and to benefit the value of property.

The requirement for the installation of lighting, landscaping, streets, and appurtenant facilities is a condition of development provided for in the City's Subdivision Ordinance and is a requirement for issuance of a permit for construction of commercial, residential, and planned unit development. These improvements generally include street lights and related equipment and fixtures; street paving that may also include curbs, gutters and sidewalks; various landscape materials such as trees, turf, shrubs, vines, and ground cover; irrigation and drainage systems; structural amenities such as monuments, block walls, retaining walls, or other fencing; hardscapes including mulch, trail and path surfaces, stamped concrete and pavers; recreational amenities such as benches, picnic facilities, play structures; signage, and related appurtenances.

The installation of street pavement, street lights, landscaping and appurtenant facilities is the responsibility of the subdivider or other development/applicant, triggered by the approval of a tentative subdivision map or other development application. After installation, it is City policy that the servicing, operation, maintenance, repair and replacement of the street lighting, landscaping, local street paving, parks and appurtenant facilities in turn become the financial responsibility of the properties that specially benefit from the facilities. Prior to the establishment of the District, the City recognized that the required ongoing maintenance, periodic repair, and replacement of the facilities installed in connection with new developments could not feasibly be funded by the City and that such maintenance, operation, repair and replacement should be funded through special benefit assessments on properties within the boundaries of the District.

In accordance with the City Maintenance District Codes, the District has been established utilizing benefit zones ("Zones") to address variations in the nature, location, and extent of the improvements that provide special benefits to parcels in the District. Within the boundaries of the District, parcels are assigned to a Zone, each of which is associated with specific improvements that provide special benefit to properties within that Zone.

As of Fiscal Year 2022/2023, the District was comprised of the following Zones and developments:

- Zone 01 -- The Landing, Phases 1, 2, and 3
- Zone 02 -- Liberty, Phases 1 and 2
- Zone 03 -- Silva Estates, Phase 10
- Zone 04 -- Parkview Estates / Heritage Park – Laredo
- Zone 05 -- East Village Park/Aniston Place
- Zone 06 -- Heritage Acres
- Zone 07 -- Capistrano
- Zone 08 -- Woodside
- Zone 09 -- Lennar Homes
- Zone 10 -- Energy Homes:

Proposed Fiscal Year 2023/2024 Annexation

By resolution, the City Council has ordered the preparation of this Engineer's Report ("Report") in connection with the proceedings for the annexation of Tract No. 848 to the Lemoore Public Facilities Maintenance District No. 1 and to be designated as:

Annexation No. 2023-1

(hereafter referred to as "Annexation No. 2023-1" or "Annexation Territory"), and the establishment of the new maximum annual assessments related thereto, to be levied and collected upon properties within the Annexation Territory commencing in Fiscal Year 2023/2024 for the special benefits each property receives from the maintenance and servicing of the improvements to be provided by the City through the District.

Annexation No. 2023-1 (Tract No. 848) is located south of Bush Street, north of Pedersen Street, west of College Avenue, and east of Semas Drive. Annexation No. 2023-1 consists of the lots and parcels of land within the planned residential development identified as Tract No. 848 consisting of the one hundred sixty-four (164) approved single-family residential lots and three (3) unassessed letter lots of Phase 1; ninety-five (95) planned single-family residential lots identified as Phase 2 (currently parcels 023-510-071 and 023-510-073); and the one hundred one (101) planned single-family residential lots identified as Phase 3 (currently parcels 023-480-043 and 023-510-070). Therefore, at buildout, it is anticipated that Annexation No. 2023-1, will incorporate a total of 360 single-family residential lots, a park site, and various landscape easements.

The parcels included in Annexation 2023-1 as of the writing of this Report are identified on the Kings County Assessor's Parcel Maps as Book 023, Page 480 Parcel 043; Book 023, Page 510 Parcels 070 through 073; Book 023, Page 660, Parcels 001 through 020, 023 through 034, 045, and 050 through 075; Book 023, Page 670, Parcels 011, and 014 through 064; and Book 023, Page 680, Parcels 001 through 056. The parcels within Annexation No. 2023-1 benefit and will proportionately share in the special benefit costs associated with the ongoing annual maintenance and servicing of:

- Streetscape landscaping adjacent to the development (perimeter of Tract No. 848) on Bush Street, Semas Drive, Pedersen Street, and College Avenue;

- Streetscape entryway landscaping (entryway medians) on Harvard Drive at Semas Drive and on Boston Way at College Avenue;
- A one acre (1.06 acre) park site within Tract No. 848 on the south side of West Hills Way between Biola Way and Clemson Avenue;
- Street pavement and related infrastructure in the street right-of-way for the development; and
- Streetlighting installed in connection with the development of properties within Tract No. 848.

To adequately provide and fund the streets, sidewalks, curbs, gutters, street lighting, park site, and other landscaping improvements that are considered special benefits to properties within Annexation No. 2023-1, the City Council has determined that it is appropriate and in the public's best interest to annex the properties within Annexation No. 2023-1 to the PFMD as Zone No. 11 and to levy annual assessments on the properties therein. These assessments are intended to fund the estimated special benefit improvement costs including, but are not limited to the regular annual maintenance and servicing of the improvements; incidental expenditures related to the operation and administration of the PFMD and the Zone; and the collection of funds for operational reserves, capital improvement expenditures, and periodic repairs or rehabilitation projects as authorized by the City Maintenance District Codes.

Report Content and Proceedings

This Engineer's Annexation Report (the "Report") has been prepared pursuant to the City Maintenance District Codes consistent with Chapter 1, Article 4 and Chapter 3 of the 1972 Act, and is presented to the City Council for their consideration and approval of the proposed improvements and services to be provided within Annexation No. 2023-1 and the levy and collection of annual assessments related thereto commencing in Fiscal Year 2023/2024. This Report outlines the annexation territory, the District Zone (Zone No. 11), improvements, and proposed assessments to be levied in connection with the special benefits the properties will receive from the maintenance and servicing of the District improvements based on the estimated maintenance expenses for the improvements to be installed in connection with the development of properties within Annexation No. 2023-1. The annual assessments to be levied on properties within the District and specifically Annexation No. 2023-1 will provide a source of funding for the continued operation, maintenance and servicing of the landscaping, street lights, street paving, sidewalks, and appurtenant facilities (improvements) to be provided by the District for the properties within the Annexation Territory as Zone No. 11.

Each fiscal year, the City establishes the PFMD assessments for each Zone therein based on an estimate of the costs to maintain, operate and service the improvements as well as available revenues including fund balances, general benefit contributions and additional City contributions and assessment limits. The costs of the improvements and the proposed annual assessments budgeted and assessed against properties within the PFMD may include, but are not limited to the estimated expenditures for regular annual maintenance and repairs; incidental expenditures related to the operation and administration of the District; deficits or surpluses from prior years; revenues from other sources; and the collection of funds for operational reserves and/or periodic repairs, replacements and rehabilitation projects as authorized by the City Maintenance District Codes. The net annual cost to provide the improvements for each Zone are allocated to the benefiting properties within that Zone using a weighted method of apportionment (refer to Assessment Methodology in Section II, Method of Apportionment) that calculates the proportional special benefit and assessment for each parcel as compared to other properties that benefit from the District improvements and services. Thus, each parcel is assessed proportionately for only those improvements, services and expenses for which the parcel will receive special benefit.

The word "parcel," for the purposes of this Report, refers to an individual property assigned its own Assessment Number (Assessor's Parcel Number "APN") by the Kings County Assessor's Office. The County Auditor/Controller uses Assessment Numbers and specific District Fund Numbers, to identify on the tax roll, properties assessed for special district assessments. Each parcel within Annexation No. 2023-1 shall be assessed proportionately for only those improvements for which the parcel receives a special benefit.

Report Content

This Report has been prepared for the annexation of parcels within Annexation No. 2023-1 to the District for Fiscal Year 2023/2024, pursuant to a resolution of the City Council and consists of five (5) parts:

Part I — Plans and Specifications:

Contains a general description of the District and zones of benefit ("Zones") within the District, and specifically addresses the improvements and services that provide special benefits to the parcels within Annexation No. 2023-1 to be designated as Zone No. 11 within the PFMD, which may include, but not limited to local landscaping, street lights, street paving, sidewalks, curbs, gutters, and related amenities including operational expenses and fund balances authorized by the City Maintenance District Codes. The plans and specifications contained in this Report generally describe the nature and extent of the improvements. In conjunction with these general descriptions of the improvements a visual depiction of the improvements is provided in the Annexation Diagram contained in Part IV of this Report. The detailed plans and specifications for the improvements for the District including Zone No. 11 (Annexation Territory) are on file in the Public Works Department of the City of Lemoore and by reference are made part of this Report.

Part II — Method of Apportionment:

Outlines the special and general benefits associated with the improvements to be provided within Zone No. 11 of the District (the Annexation Territory) and the basis upon which the estimated costs to provide such improvements has been apportioned to each parcel of land therein in proportion to the special benefits to be received by such parcels.

Part III — Estimate of Costs

Identifies the estimated annual funding costs (Budget) required for the maintenance and operation of the improvements including, but not limited to, annual maintenance and service expenses, utility costs, related incidental expenses, and fund balances authorized by the City Maintenance District Codes and deemed appropriate to fully support the improvements. Those improvements and/or costs determined to be of general benefit shall be funded by a City contribution. This section identifies:

- A budget that establishes the proportional estimated expenses and maximum assessment for Fiscal Year 2023/2024 to be approved by the property owner(s) of record within the Annexation Territory as part of the Ballot Proceeding. Although the budget presented, establishes the maximum assessment for Fiscal Year 2023/2024, it is anticipated that all or most of the proposed improvements will not be installed for Fiscal Year 2023/2024 and/or the improvements for Zone No. 11 will be maintained by the owner/developer of Tract No. 848 through the end of Fiscal Year 2023/2024 and therefore, no annual assessment is anticipated to be collected on the tax rolls for Fiscal year 2023/2024. However, at the City Council's discretion, the City Council may still authorize and approve an actual assessment to be levied and collected on the County Tax Rolls for Fiscal Year 2023/2024 as part of the annual assessment process and approval of the Fiscal year 2023/2024 Engineer's Report for the entire District. In no case, however, will the annual assessment for Fiscal Year 2023/2024, exceed the maximum assessment presented herein.
- This section also identifies and outlines an Assessment Range Formula (inflationary adjust) that provides for an annual adjustment to the maximum assessment rate each fiscal year. This Assessment Range Formula establishes limits on future assessments, but also provides for reasonable cost adjustments due to inflation.

Part IV — Annexation Diagram

A diagram showing the boundaries of Annexation No. 2023-1 based on the parcels that will receive special benefits from the improvements to be provided and maintained as part of Zone No. 11 and the benefits established herein. The lines and dimensions of each lot, parcel, and subdivision of land contained in this diagram are inclusive of the parcel(s) listed in "Part V — Assessment Roll" of this Report and the corresponding County Assessor's Parcel Maps for said parcel(s) as they existed at the time this Report was prepared and shall include all subsequent subdivisions, lot-line adjustments, or parcel changes therein. Reference is hereby made to the Kings County Assessor's maps for a detailed description of the lines and dimensions of each lot and parcel of land within Annexation No. 2023-1 as Zone No. 11 of the District.

Part V — Assessment Roll:

A listing of the proposed maximum assessment amounts for the parcel(s) within Annexation No. 2023-1. The "Maximum Assessment" amount (Balloted Assessment Amount) for each parcel represents that parcel's maximum assessment amount for fiscal year 2023/2024 and is based on the parcel's calculated proportional special benefit as outlined in "Part II — Method of Apportionment", and calculated assessment rate established by the budget in "Part III — Estimate of Costs".

If any section, subsection, sentence, clause, phrase, portion, or zone of this Report is, for any reason, held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of the Report and each section, subsection, subdivision, sentence, clause, phrase, portion, zone, or subzone thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases, portions, zones, or subzones might subsequently be declared invalid or unconstitutional.

Ballot Proceedings

As part of this annexation proceeding, the City shall conduct a property owner protest ballot proceeding ("Ballot Proceeding") for the proposed levy of a new assessment pursuant to the provisions of the California Constitution, Article XIID Section 4. In conjunction with this Ballot Proceeding, the City Council will conduct a noticed public hearing to consider public testimonies, comments and written protests regarding the annexation, and the levy of the new assessments described herein. Upon conclusion of the public hearing, property owner protest ballots received will be opened and tabulated to determine whether majority protest exists as defined in Article XIID of the California Constitution.

As specified by the California Constitution, Article XIID Section 4e:

"A majority protest exists if, upon the conclusion of the hearing, ballots submitted in opposition to the assessment exceed the ballots submitted in favor of the assessment. In tabulating the ballots, the ballots shall be weighted according to the proportional financial obligation of the affected property."

After completion of the ballot tabulation, the City Council will confirm the results of the balloting. If majority protest exists for the proposed assessments, further proceedings to annex the parcels with Annexation No. 2023-1 to the District and implementation of the new assessments shall be abandoned at this time. If tabulation of the ballots indicate that majority protest does not exist for the proposed new assessments and the assessment range formula presented and described herein, the City Council by resolution may adopt this Report (as submitted or amended); approve the assessment diagram (Annexation Diagram) contained herein; order the annexation of the parcels within Annexation No. 2023-1 (Tract No. 848) to the District and the improvements to be made; and confirm the new assessments as outlined in this Report.

The new assessments as approved, may be levied and collected on the County tax rolls commencing in Fiscal Year 2023/2024 together with the assessments for other properties in the District. Each subsequent fiscal year, an engineer's annual levy report for the District shall be prepared and presented to the City Council to address any proposed changes to the District, including Zone No. 11, as well as any proposed changes to the improvements, budgets, and assessments for that fiscal year. The City Council shall hold a noticed public hearing regarding these matters prior to approving and ordering the levy of annual assessments for the District.

If in any fiscal year, the proposed annual assessments for parcels within Zone No. 11, exceed the maximum assessments described herein, such an assessment would be considered a new or increased assessment and must be confirmed through a mailed property owner protest ballot proceeding for the affected parcels before that new or increased assessment may be imposed.

Part I — Plans and Specifications

Description of the District

The purpose of the District and specifically Zone No. 11 which is inclusive of parcels within Tract No. 848 as the Annexation Territory, is to provide in part through annual assessments, funding for the ongoing operation, maintenance, and servicing of local landscaping; street lighting; street improvements within the street rights of way; neighborhood parks; and related appurtenant facilities and services in specified areas of the City. The territory within the District consists of those lots or parcels of land within the City of Lemoore for which the City, through the District maintains these local improvements and related amenities installed in connection with the development of those properties and for the benefit of those lots and parcels.

As authorized by the City Maintenance District Codes, the improvements provided by the District and associated with each Zone incorporate various local improvements and related amenities that are maintained and serviced for the benefit of real property within those Zones. The maintenance of the improvements may also include various appurtenances including, but not limited to block walls, retaining walls or other fencing, trail and path surfaces, stamped concrete, pavers, mulch or other hardscapes, irrigation and related electrical equipment and drainage systems, benches, play structures, picnic or other recreational facilities, monuments, signage, ornamental lighting, curbs, gutters, sidewalks, cross gutters, street lighting fixtures, street light poles, electrical facilities, and related equipment. The work to be performed within each respective Zone of the District may include but is not limited to (as applicable), the personnel, materials, equipment, electricity, water, contract services, repair and rehabilitation of the improvements and incidental expenses required to operate the District and provide the improvements and services.

Improvements provided within the District may include but are not limited to:

- Landscaping and related facilities and amenities located within designated street medians, parkway and streetscape side-panels, and entryways within the public right of ways or easements adjacent to public right of ways; and within public places including greenbelt areas, open spaces, and neighborhood parks within or directly associated with each Zone. These improvements may include, but are not limited to:
 - various landscape materials such as trees, turf, shrubs, vines, ground cover, annual or perineal plantings;
 - irrigation and drainage systems;
 - structural amenities such as monuments, block walls, retaining walls, or other fencing;
 - hardscapes including mulch, trail and path surfaces, stamped concrete and pavers;
 - recreational amenities within the parks or greenbelts that may include benches, play structures, picnic or other recreational facilities, signage, and related appurtenances.

The maintenance of these improvements may include, but is not limited to the regularly scheduled mowing, trimming, pruning, fertilization, pest control, weed and graffiti abatement; installation, replacement and rehabilitation of the landscaping, repair or replacement of irrigation or drainage systems; repair or replacement of hardscape improvements and recreational amenities. The City Public Works Department shall authorize and schedule such maintenance and servicing as need and based on available Zone funding.

- Street lighting improvements located in the public right of ways within and on the perimeter of the developments and associated with each Zone and the parcels therein. Street light improvements include energy costs and maintenance of the lighting facilities including, but

not limited to the removal, repair, replacement or relocation of light standards, poles, bulbs, fixtures, and related equipment and materials.

- Street right of way improvements on the local streets within or adjacent to each respective Zone that may include but is not limited to the repair and servicing of street and parking surfaces, curbs, gutters, driveway approaches, sidewalks, walkways, delineation, signage or other facilities within the street right of ways and designated parking areas. The street paving program may include but is not limited to: the repair of potholes, cracks or other failures in the asphalt surface; repair or partial segment replacement of curbs, gutters, driveway approaches, and sidewalks as needed to ensure pedestrian and vehicle safety or the integrity of the street; repair or installation of street signs; slurry sealing, overlays and re-striping of the street surfaces and parking areas. The specific activities and timing of various street and road maintenance services shall be determined by the City's Public Works Department as necessary to extend the life of the streets or to improve traffic circulation and safety as available funding permits.

Many of the street services and activities described above are not performed on an annual basis, but rather on a periodic basis such as slurry sealing or overlaying the asphalt streets. The funds necessary for these activities are to be collected in installments as part of the annual assessments. The monies collected each year for these services will be accumulated in a special fund for each Zone (Reserve Fund or Capital Improvement Fund). The monies accumulated for these activities shall be spent when sufficient funds have been accumulated to perform the services deemed necessary by the City. This process of accumulating funds (installments) shall continue until such time the District or Zone is dissolved; or the City determines that such funding procedures require modification. Changes in the process of accumulating funds that would result in an increase to the annual assessment rate must be presented to the property owners for approval prior to imposing such an increase

Not included as part of the street maintenance program are the costs associated with major replacements or reconstruction. Although the District assessments will provide funding for regular maintenance of the street improvements and scheduled slurry and resurfacing projects on a periodic basis that will extend the useful life of the street improvements, the assessments are not intended to fund a full replacement or reconstruction of the street surfaces or adjacent improvements such as curbs, gutters, sidewalks, or driveway approaches. The costs of extensive replacement or reconstruction activities such as replacement of curbs, gutters, sidewalks, and driveway approaches is significantly more than the amount that is typically collected annually. When such repairs or activities are deemed necessary, the City may consider various financing options including new or increased assessments for property owner approval.

Zones and Improvements

For Fiscal Year 2022/2023 the District included ten (10) designated Zones. In accordance with the City Maintenance District Codes, the District utilizes Zones to address variations in the nature, location, and extent of the improvements that provide special benefits to parcels in the District. Each Zone is associated with specific improvements and/or types of improvements that provide special benefit to properties within that Zone. The boundaries of each Zone is based on the

improvements to be maintained and the relationship and proximity of the developments and properties that derive special benefits from those specific improvements.

Existing Zones 01 through 10

The following is a brief description and summary of the existing Zones and improvement that are part of the District but not directly associated with this annexation proceeding.

Zone 01 — The Landing:

Comprised of one hundred twelve (112) single-family residential parcels within Tract No. 817 (The Landing, Phases 1 and 2). The properties within Zone 01, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 31,989 square feet of landscaping and/or related improvement areas.
- Thirty-four (34) street lights.
- 355,598 square feet of pavement surface area.

Zone 02 — Liberty:

Comprised of two hundred forty-two (242) single-family residential parcels within Tract No. 821 (Liberty, Phases 1 and 2). The properties within Zone 02, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 113,816 square feet of landscaping and/or related improvement areas.
- Ninety-three (93) street lights.
- 729,025 square feet of pavement surface area.

Zone 03 — Silva Estates, Phase 10:

Comprised of seventy-four (74) single-family residential parcels within Tract No. 838 (Silva Estates, Phase 10). The properties within Zone 03, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 22,256 square feet of landscaping and/or related improvement areas.
- Twenty-six (26) street lights.
- Approximately 202,063 square feet of pavement surface area.

Zone 04 — Parkview Estates:

Comprised of thirty-nine (39) single-family residential parcels within Tract No. 797 (Parkview Estates). The properties within Zone 04, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 16,581 square feet of landscaping and/or related improvement areas.
- Nine (9) street lights.
- Approximately 83,581 square feet of pavement surface area.

Zone 05 — East Village Park and Aniston Place North:

Comprised of one hundred twenty (120) single-family residential parcels within Tract No. 791 (East Village Park) and Tract No. 910 (Aniston Place North). The properties within Zone 05, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 61,882 square feet of landscaping and/or related improvement areas that includes the following:
 - 957 square feet of streetscape landscaping (shrubs with trees) on Cantera Avenue;
 - 15,716 square feet of parkway and streetscape side-panel landscaping located on D Street, including approximately 7,005 square feet of shrubs, plants, and/or ground cover with trees; and 8,711 square feet of shrubs;
 - 1,034 square feet of streetscape landscaping (shrubs) on Smith Avenue north of Siena Way;
 - 1,723 square feet of parkway and streetscape side-panel landscaping located on Smith Avenue between D Street and Siena Way, including approximately 1,300 square feet of turf with trees; and 423 square feet of shrubs, plants, and/or ground cover with trees;
 - 42,452 square feet of park improvement area located on Montego Way. This park site includes approximately 7,210 square feet of concrete or other hardscape surfaces; 850 square feet of shrubs and planters; and 34,392 square feet of turf with trees.
- Thirty (30) street lights including:
 - 8 street lights on the perimeter of Zone 05 located on D Street and Smith Avenue.
 - 22 street lights within the tracts located on, but not limited to: Cantera Avenue, Firenze Street, Montego Way, Portola Street, Siena Way, and Visconti Street;
- Approximately 271,905 square feet of pavement surface area which collectively include Cantera Avenue, Firenze Street, Montego Way, Siena Way, Visconti Street, and Portola Street.

Zone 06 — Heritage Acres:

Comprised of ninety-seven (97) single-family residential parcels within Tract No. 872 (Heritage Acres, Phases 1 and 2). The properties within Zone 06, proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Twenty-seven (27) street lights.
- Approximately 370,092 square feet of pavement surface area.

Zone 07 – Capistrano, Phase 5:

Comprised of twenty (20) single-family residential parcels within Tract No. 908 (Capistrano, Phase 5). The properties within Zone 07, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 5,071 square feet of parkway and streetscape side-panel landscaping on East Bush Street consisting of: 3,125 square feet of shrubs, plants, and/or ground cover with trees; and 1,946 square feet of turf with trees. These improvements and the costs associated with the maintenance and operation of these improvements are proportionately shared by properties within LLMD Zone 06.
- Approximately 1,477 square feet of parkway side-panel landscaping on the northeast side of Bush Place between East Bush Street and Tract 908, including the entryway landscaping at the southeast corner of East Bush Street and Bush Place. These improvements and the costs associated with the maintenance and operation of these improvements are proportionately shared by properties within LLMD Zone 06.
- Approximately 2,341 square feet of parkway side-panel landscaping on the east side of Bush Place /Barcelona Drive adjacent to Tract 908.
- The median island on Bush Place/Barcelona Drive, just south of East Bush Street leading into the development (Approximately 427 square feet). This median and the costs associated with the maintenance and operation improvements are proportionately shared by properties within LLMD Zone 06.
- Eight (8) street lights including:
 - Two (2) street lights located on Bush place/Barcelona Drive directly adjacent to the perimeter of the development and one (1) street light at the southeast corner of East Bush Street and Bush Place. These three street lights also benefit properties within LLMD Zone 06 and are therefore partially funded by other revenue sources.
 - 5 street lights within Tract 908 located on Tuscany Court;
- Approximately 26,060 square feet of pavement surface area located on Tuscany Court.

Zone 08 – Woodside:

At the time this Report was prepared, Tract No. 921 which comprises all of Zone 08 (Woodside), is identified as a single parcel on the Kings County Assessor's maps (023-020-095). As Tract No. 921 is developed, the parcel will be subdivided into sixty-four single-family residential parcels. The properties within Zone 08, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 12,206 square foot neighborhood park site located at the corner of Daphne Lane and Sydney Way that may include, but is not limited to, turf, shrubs, trees, plants, and/or ground cover areas; and concrete paths, play structures, tables, benches, and trash receptacles.
- Approximately 82,540 square foot drainage basin site located in the southwest portion of Tract No. 921 that may include, but is not limited to, approximately 61,436 square feet of natural, non-irrigated area (basin floor); approximately 21,104 square feet of perimeter landscaping comprised of shrubs, trees, plants, and/or ground cover; and related drainage facilities and equipment which may include drainage inlet/outlet structures and pump.
- Approximately 4,340 square feet of paved access roads providing access to the drainage basin and the Lemoore Canal from Daphne Lane.

- Approximately 350 linear feet of block wall on the perimeter of the development along the Southern Pacific Railroad right-of-way and the Lemoore Canal.
- Nineteen (19) street lights within Tract No. 921 located on Daphne Lane, Melbourne Way, Newcastle Street, and Sydney Way.
- Approximately 198,416 square feet of pavement surface area located on but not limited to Daphne Lane, Melbourne Way, Newcastle Street, and Sydney Way, which also incorporates approximately 5,804 linear feet of curb and gutter, and approximately 31,922 square feet of Sidewalk/Cross Gutter area.

Zone 09 – Lennar Homes:

Comprised of eighty-seven (87) single-family residential parcels within Tract No. 920 (Lennar Homes, Phase 1). It is anticipated that Phase 2 of the development will eventually be annexed to the Zone. The properties within Zone 09, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 28,193 square feet of perimeter streetscape landscaping:
 - 3,482 square feet of streetscape landscaping on the east side of Liberty Drive north of Hana Way, up to the northern lot line of lot 87 (designated as that part of Lot A within Phase 1 of Tract No. 920). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 482 square feet on the north side of Hana Way between Liberty Drive and Narwhal Avenue. This landscape area incorporates the area between the curb and sidewalk. The landscaping behind sidewalk (if any) will be privately maintained and is not a part of the Zone improvements;
 - 482 square feet on the south side of Hana Way between Liberty Drive and Narwhal Avenue. This landscape area incorporates the area between the curb and sidewalk. The landscaping behind sidewalk (if any) will be privately maintained and is not a part of the Zone improvements;
 - 4,971 square feet on the east side of Liberty Drive south of Hana Way and north of Hanford-Armona Road (designated as part of Lot B). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 18,776 square feet on the north side of Hanford-Armona Road from Liberty Drive, to the eastern boundary of Tract No. 920 which is also the eastern lot line of Lot 60 (designated as part of Lot B). This landscape area incorporates the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
- 32,972 square foot neighborhood park site/greenbelt area to be installed on the east side of Obsidian Avenue as part of Phase 2. This area may include, but is not limited to, turf, shrubs, trees, plants, and/or ground cover areas; and concrete paths, play structures, tables, benches, and trash receptacles.
- 94,090 square foot drainage basin site to be installed to the east of the neighborhood park site/greenbelt area (east of Obsidian Avenue) as part of Phase 2. It is anticipated that approximately 20% of this area will be irrigated improvements and the remainder non-irrigated improvements.

- Twenty-four (24) street lights including:
 - Nine (9) street lights on the perimeter of Tract No. 920 Phase 1 located on Hanford-Armona Road (8 Lights) and on Liberty Drive (1 Light); and
 - Fifteen (15) street lights within Tract No. 920 Phase 1 located on, but not limited to: Castellina Street, Fire Fall Avenue, Hana Way, Narwhal Avenue, Obsidian Avenue, Pisa Way, and Strada Street;
- Approximately 208,497 square feet of pavement surface area, which also incorporates an estimated 8,872 linear feet of curb and gutter, and approximately 44,360 square feet of Sidewalk/Cross Gutter area. Of the
 - Approximately 62,893 square feet of pavement surface area on the perimeter of the Zone including half of Hanford-Armona Road and Liberty Drive;
 - Approximately 145,604 square feet of pavement surface area on the internal streets of the Zone including Castellina Street, Fire Fall Avenue, Hana Way, Narwhal Avenue, Obsidian Avenue, Pisa Way, and Strada Street;

Note: The neighborhood park site/greenbelt area and drainage basin site improvements identified above will eventually be installed as part of Phase 2 of Tract No. 920, which is currently not a part of Zone 09. When those improvements are installed as part of Phase 2 of Tract No. 920, the cost of maintaining those improvements will be proportionately shared by the residential parcels in both phases of Tract No. 920. Likewise, the perimeter landscaping, street lighting, and pavement improvements being installed on Hanford-Armona Road and Liberty Drive as part of Tract No. 920 Phase 1, will proportionately benefit properties in both phases and the costs associated with those improvements will be proportionately shared by the residential parcels in both phase of Tract No. 920. However, when Phase 2 is developed, it is also anticipated that additional perimeter landscaping, street lighting, and pavement improvements will be installed and proportionately shared. Ultimately at build-out, all the Zone improvements installed as part of Phase 1 and Phase 2 of Tract No 920 will be proportionately shared by parcels in both phases.

Zone 10 – Energy Homes

The thirty-six residential properties within Zone 10, proportionately share and receive or will receive special benefits from the maintenance, servicing, and operation of:

- Approximately 10,611 square feet of landscaping and/or related improvement areas that includes:
 - 1,361 square feet of median/entryway landscaping on Cabrillo Street at Vine Street, which is currently comprised of hardscape material and trees;
 - 6,379 square feet of minimally maintained parkway and streetscape side-panel landscaping surrounding the drainage basin, including 1,725 square feet on Vine Street and 4,654 square feet on Cabrillo Street. This landscape area is comprised of turf and trees but is minimally maintained at present;
 - 2,871 square feet of parkway and streetscape side-panel minimal landscaped area with trees Vine Street north of Cabrillo Street.

The special benefits and costs associate with the landscaping improvements listed above are allocated and shared by the parcels within Tract No. 656 (Zone No. 11 of Landscape and Lighting Maintenance District No. 1).

- The four (4) street lights on the west side of Vine Street, three north of Cabrillo Street and one south of Cabrillo Street which serves as the entryway to Tract 839 and Tract 656. The special benefits associate with these four street lights are shared by the parcels within Tract No. 656 (Zone No. 11 of Landscape and Lighting Maintenance District No. 1) and PFMD Zone No. 10 is proportionately allocated the special benefit cost to operate and maintain these four street lights.

In addition to the above shared improvements, the 36 single-family residential parcels within Tract No. 839 (PFMD Zone No. 10) will proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- The eight (8) local street lights within Tract 839 located on Aliso Street, Otero Street, Lazo Court, and Cabrillo Street.
- Approximately 63,386 square feet of pavement surface area located on Aliso Street, Otero Street, Lazo Court, and Cabrillo Street within Tract 839.

New Zone No. 11 – Tract No. 848; Annexation No. 2023-1

Annexation No. 2023-1 properties

The planned three hundred sixty (360) single-family residential lots of Tract No. 848 (Phases 1, 2 & 3) that will comprise PFMD Zone No. 11 (Annexation No. 2023-1), are identified by the King's County Assessor's Office as parcels:

- 023-660-001 through 023-660-075, incorporating 58 subdivided single-family residential lots and a designated easement parcel within Phase 1;
- 023-670-011 through 023-670-064, incorporating 52 subdivided single-family residential lots within Phase 1;
- 023-680-001 through 023-680-056, incorporating 54 subdivided single-family residential lots, a park site parcel, and a designated easement parcel within Phase 1;
- 023-480-043, incorporating 78 planned single-family residential lots within Phase 3;
- 023-510-070, incorporating 23 planned single-family residential lots within Phase 3;
- 023-510-071, incorporating 44 planned single-family residential lots within Phase 2;
- 023-510-072, that is a designated easement; and
- 023-510-073, incorporating 51 planned single-family residential lots within Phase 2.

Note: Parcel 023-510-069, that is identified in the Tract No. 848 Unit 1 subdivision map as a 14.22 acre "Designated Remainder" lot is not included as part of Annexation 2023-1 but may be annexed to Zone No. 11 and/or the District at a later time when development plans for that property are initiated.

Annexation No. 2023-1 Improvements

The benefiting single-family residential lots within Tract No. 848 will proportionately share and receive special benefit from the maintenance, servicing, and operation of:

- Approximately 73,315 square feet of perimeter streetscape landscaping, including an estimated:
 - 4,390 square feet of streetscape landscaping on the south side of Bush Street from Semas Drive west approximately 240 feet to the western boundary of Tract No. 848 Phase 2 being the eastern lot line of Assessor Parcel Number 023-510-069, which is not a part of the Annexation Territory but identified as the Designated Remainder on the tract map for Tract No. 848 Unit 1. This landscape area is a portion of Tract No. 848 Phase 1 Lot C and the estimated square footage includes half of the return at the southwest corner of Bush Street and Semas Drive. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 7,790 square feet of streetscape landscaping on the west side of Semas Drive between Bush Street and Harvard Drive. This landscape area is a portion of Tract No. 848 Phase 1 Lot C and the estimated square footage includes half of the return at the southwest corner of Bush Street and Semas Drive and the entire return at the northwest corner Semas Drive and Harvard Drive. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 14,175 square feet of streetscape landscaping on the west side of Semas Drive between Harvard Drive and Rice Street including the returns at both the southwest corner of Semas Drive and Harvard Drive and the northwest corner of Semas Drive and Rice Street. This landscape area includes the entire area identified as Tract No. 848 Phase 1 Lot B that extends from Harvard Drive south only to the southern boundary of Phase 1, but the overall improvement area extends south of Phase 1 to Rice Street which is incorporated as part of the future Phase 3 development. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 9,915 square feet of streetscape landscaping on the west side of Semas Drive between Rice Street and Pedersen Street (the southern boundary of Tract No. 848 and the Zone). This landscape area is part of Tract No. 848 Phase 3 and the estimated square footage includes the entire return at southwest corner of Semas Drive and Rice Street, and half of the return at the northwest corner of Semas Drive and Pedersen Street. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 13,015 square feet of streetscape landscaping on the north side of Pedersen Street between Semas Drive and Clemson Avenue. This landscape area is part of Tract No. 848 Phases 2 and 3 and the estimated square footage includes half of the return at the northwest corner of Semas Drive and Pedersen Street, and the entire return at the northeast corner of Pedersen Street and Clemson Avenue. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;

- 14,360 square feet of streetscape landscaping on the north side of Pedersen Street between Clemson Avenue and College Avenue. This landscape area is part of Tract No. 848 Phases 2 and the estimated square footage includes the entire return at the northwest corner of Pedersen Street and Clemson Avenue, but not the return at the northeast corner of Pedersen Street and College Avenue. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 2,185 square feet of streetscape landscaping on the northeast corner of Pedersen Street and College Avenue. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 4,050 square feet of streetscape landscaping on the east side of College Avenue from Boston Way north approximately 235 feet to the southern lot line of Assessor Parcel Number 023-510-013, which is not a part of the Annexation Territory. This lot line is also the northern boundary line of Tract No. 848 Phase 1 at this location. This landscape area is identified as Tract No. 848, Phases 1, Lot A, and the estimated square footage includes the entire return at the northeast corner of College Avenue and Boston Way. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
 - 3,435 square feet of streetscape landscaping on the east side of College Avenue between Pedersen Street and Boston Way. This landscape area is part of Tract No. 848 Phases 2 and the estimated square footage includes the entire return at the southeast corner of College Avenue and Boston Way, but not the corner return at the northeast corner of Pedersen Street and College Avenue. The landscaping is situated in both the area between the curb and sidewalk and the area between the sidewalk and residential property lines;
- Approximately 7,885 square feet of entryway landscaping, including an estimated :
- 1,365 square feet of entryway streetscape landscaping on the north side of Harvard Drive between Semas Drive and Vanderbilt Drive. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 600 square feet of entryway median landscaping on Harvard Drive between Semas Drive and Vanderbilt Drive;
 - 1,295 square feet of entryway streetscape landscaping on the south side of Harvard Drive between Semas Drive and Vanderbilt Drive. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 1,050 square feet of entryway streetscape landscaping on the south side of Rice Street between Semas Drive and Georgetown Avenue. The landscaping is situated in the area between the sidewalk and residential property lines;
 - 1,270 square feet of entryway streetscape landscaping on the west side of Clemson Avenue between Pedersen Street and Purdue Street. The landscaping is situated in the area between the sidewalk and residential property lines;

- 450 square feet of entryway streetscape landscaping on the south side of Boston Way between College Avenue and Northwestern Way. The landscaping is situated in the area between the sidewalk and residential property lines;
- 600 square feet of entryway median landscaping on Boston Way between College Avenue and Northwestern Way;
- 1,255 square feet of entryway streetscape landscaping on the north side of Boston Way between College Avenue and Northwestern Way. The landscaping is situated in the area between the sidewalk and residential property lines;
- 45,730 square foot neighborhood park site to be installed on the south side of West Hills Way between Biola Way and Clemson Avenue. This area may include, but is not limited to, turf, shrubs, trees, plants, and/or ground cover areas; and concrete paths, play structures, tables, benches, and trash receptacles. The initial design for this park incorporates approximately 36,110 square feet of turf, 1,910 square feet of planter areas, 5,270 square feet of hardscape area, and 2,440 square feet of playground area.
- An estimated seventy-one (71) street lights including:
 - Eighteen (18) street lights on the perimeter of Tract No. 848 including Bush Street (2 Light), Semas Drive (10 Lights), Pedersen Street (5 Lights), and on College Avenue (1 Light); and
 - Fifty-three (53) street lights within Tract No. 848 located on, but not limited to: Harvard Drive, Vanderbilt Drive, University Drive, Yale Drive, Yale Circle, Pepperdine Street, Rice Street, Gonzaga Avenue, Hillsdale Street, Cornell Street, Duke Street, Ozark Way, Clemson Avenue, Purdue Street, Northwestern Way, Boston Way, Auburn Street, Biola Way, and West Hills Way;
- Approximately 784,375 square feet of pavement surface area within Tract No. 848; 145,650 square feet of sidewalks (123,110 square feet within the development and 22,540 square feet on the perimeter of the development); and 32,370 linear feet of curbs and gutters of which 27,360 linear feet are part of the internal streets including Auburn Street, Baylor Drive, Biola Way, Boston Way, Clemson Avenue, Cornell Street, Duke Street, Georgetown Avenue, Gonzaga Avenue, Harvard Drive, Hillsdale Street, Northwestern Way, Ozark Way, Pepperdine Street, Purdue Street, Rice Street, University Drive, Vanderbilt Drive, West Hills Way, Yale Circle, and Yale Drive within Tract No. 848, and 5,010 linear feet of curbs and gutters are located on the perimeter streets including Bush Street, Semas Drive, Pedersen Street, and College Avenue.

Part II — Method of Apportionment

Legislative Requirements for Assessments

The costs of the proposed improvements have been identified and allocated to properties within the Annexation Territory (Zone No. 11 of PFMD) proportionately based on special benefit, consistent with the provisions of the City Maintenance District Codes and the assessment provisions contained in Article XIII D of the California Constitution. The improvements provided by this District and for which properties within Annexation 2023-1 are to be assessed are identified as local landscaping, including perimeter parkways, entry medians and a neighborhood park; street lights, both internal and on the perimeter; street right of way improvements, including street surfaces, curbs and gutters, and sidewalks; and the related amenities associated with these improvements that were either installed in direct connection with the development of properties within Tract No. 848 or were previously installed as a result of property development in the area and would otherwise be required or considered necessary elements for the development of properties within Tract No. 848 to their full and best use. The formulas used for calculating assessments reflect the composition of parcels and the improvements and activities to be provided for Zone No. 11 (the Annexation Territory) and have been designed to fairly apportion the cost of providing those improvements based on a determination of the proportional special benefits to each parcel.

In addition to the provisions of the City Maintenance District Codes, Article XIII D of the California Constitution outlines specific requirements regarding assessments including the following:

Article XIII D Section 2d defines District as follows:

“District means an area determined by an agency to contain all parcels which will receive a special benefit from a proposed public improvement or property-related service”;

Article XIII D Section 2i defines Special Benefit as follows:

“Special benefit” means a particular and distinct benefit over and above general benefits conferred on real property located in the district or to the public at large. General enhancement of property value does not constitute “special benefit.”

Article XIII D Section 4a defines proportional special benefit assessments as follows:

“An agency which proposes to levy an assessment shall identify all parcels which will have a special benefit conferred upon them and upon which an assessment will be imposed. The proportionate special benefit derived by each identified parcel shall be determined in relationship to the entirety of the capital cost of a public improvement, the maintenance and operation expenses of a public improvement, or the cost of the property related service being provided. No assessment shall be imposed on any parcel which exceeds the reasonable cost of the proportional special benefit conferred on that parcel.”

Benefit Analysis

Special Benefits

Landscaping Special Benefit

The ongoing maintenance of landscaped areas within the District provide aesthetic benefits to the properties within each respective Zone and a more pleasant environment to walk, drive, live, and work. The primary function of these landscape improvements and related amenities is to serve as an aesthetically pleasing enhancement and green space for the benefit of the immediately surrounding properties and developments for which the improvements were constructed and installed and/or were facilitated by the development or potential development of properties within the Zones. These improvements are an integral part of the physical environment associated with the parcels in each Zone and while some of these improvements may in part be visible to properties outside the Zone, collectively if these Zone improvements are not properly maintained, it is the parcels within the Zone that would be aesthetically burdened. Additionally, the street landscaping in these Zones serves as both a physical buffer as well as a sound reduction buffer between the roadways and the properties in the District and serve as a pleasant aesthetic amenity that enhances the approach to the parcels. Likewise, in some of the zones, the landscaped areas may include green space areas (neighborhood parks, greenbelts, open space and/or trails) that provide a physical buffer and open space between properties and these areas serve as an extension of the physical attributes of the parcels assessed, such as their front or rear yards. These green space areas may also provide a greater opportunity for recreation. As a result, the maintenance of these landscaped improvements and the related amenities provide particular and distinct benefits to the properties and developments within each Zone.

Street Lighting Special Benefit

The street lighting in the District (localized street lighting) is primarily useful for illuminating the sidewalks and parking lanes on the streets used specifically to access the properties and/or is adjacent to those properties that comprise the District. This lighting is distinct from lights that may be installed that serve in large part to enhance traffic safety, such as traffic signals and intersection safety lights or the more sporadic lighting found on major thoroughfares outside the more concentrated development areas. These localized street lights tend to be more closely spaced and of a lower intensity than street lights installed primarily for traffic safety. These low-level, lower-intensity street lights within the District provide three main special benefits: (i) property security benefit, (ii) pedestrian safety benefit, and (iii) parkway/roadway egress benefit. Because traffic to and from these parcels is largely limited to the residents and residents' guests, it is reasonable to assume that essentially all pedestrians and parking vehicles in the lit areas will, after dark, be directly associated with the properties in the District and that the vehicular traffic within the internal streets of a Zone is primarily for accessing the properties within that Zone. Therefore, street lighting on such streets is entirely a special benefit to those properties. While lighting located on the perimeter of a development also serves primarily for accessing the properties within that Zone it is recognized that such lighting may benefit pass-through traffic as well and inherently there is some general benefits associated with those street lights.

In addition, the street lights within the District are consistent with the City's typical intensity and spacing standards for areas zoned for residential development areas and each parcel to be assessed is served directly by the system of street lights providing appropriate lighting within these respective development areas. Furthermore, the cost of maintaining and operating each light is substantially the same, regardless of the location of the light within the District. Consequently, we conclude that each parcel within the District receives substantially similar benefit from the street light improvements and the only notable distinctions in proportional special

benefit to each parcel is related to the specific quantity of lights associated with each development (Zone) and the overall location of those lights (internal development lights or perimeter lights).

Street Paving Special Benefit

Like street lighting in the District, the streets, parking lanes, sidewalks, and cross gutters within the street right of ways that are to be maintained through the District are exclusively within the boundaries of each Zone and those streets were specifically constructed to access those properties. Furthermore, the maintenance of these streets and associated improvements within the street right of ways, or the lack thereof, only has an impact on the properties within the District. Because traffic on these streets is almost exclusively limited to the residents and residents' guests associated with the District parcels, it is reasonable to conclude that essentially all utilization of these streets is primarily for accessing the properties within each respective Zone. Therefore, the maintenance and preservation of these streets and associated improvements is entirely a special benefit to those properties.

General Benefit

Landscaping General Benefit

In reviewing the location and extent of the specific landscaped areas and improvements to be funded by District assessments and the proximity and relationship to properties to be assessed, it is evident these improvements were primarily installed in connection with the development of properties in each respective Zone or are improvements that would otherwise be shared by and required for development of properties in those Zones. It is also evident that the maintenance of these improvements and the level of maintenance provided has a direct and particular impact (special benefit) only on those properties in proximity to those improvements and such maintenance beyond that which is required to ensure the safety and protection of the general public and property in general, has no quantifiable benefit to the public at large or properties outside each respective Zone.

In the absence of a special funding Zone, the City would typically provide only limited (as needed) tree management, weed abatement, rodent control, and erosion control services for the landscape areas currently maintained within the District. This baseline level of service would typically provide for periodic servicing of the improvement areas on an as-needed basis, but typically not more than twice annually. This baseline level of service provides for public safety and essential property protection to avoid negative impacts on adjacent roadways and vehicles traveling on those roadways and potential property damage resulting from erosion or fire hazards but results in a far less visually pleasing environment than is created with the enhanced levels of services associated with the regular landscape maintenance provided in the various Zones. Typically for most agencies, the cost to provide this baseline level of service for flat/moderately-sloped street landscaped areas is less than \$620 per acre (approximately \$0.01424 per square foot) including medians, parkway and streetscape side panels; less than \$496 per acre (approximately \$0.01139 per square foot) for non-street public areas such as parks, greenbelts, and trail areas; and less than \$248 per acre (approximately \$0.00569 per square foot) for natural open space areas or other limited access areas. This baseline servicing, unlike the enhanced aesthetic services funded through the District assessments, would provide benefits to the general public and to the properties both within and outside of the specific benefit zones. These costs of providing this baseline service along with a five percent (5%) cost factor for City overhead and administration is treated as the cost of general benefits from landscape maintenance services. Therefore, for flat/moderately-sloped street landscaped areas a rate of \$0.01495 per square foot (\$0.01424 +5%) is applied to calculate the general benefit costs for the assessed improvements; for non-street public areas a rate of \$0.01196 per square foot (\$0.01139 +5%) is applied to

calculate the general benefit costs for the assessed improvements; and for non-street public areas a rate of \$0.00598 per square foot (\$0.00569 +5%) is applied to calculate the general benefit costs for the assessed improvements.

In addition to the general benefit identified above, it is recognized that there are indirect or incidental general benefits to properties within the District as well as the general public that are associated with regular landscape maintenance services, including:

- Minimization of dust and debris; and
- Decreased potential water runoff from both properties and the landscaped areas.

Although these types of benefits might best be characterized as indirect consequences of the special benefit of the landscape maintenance provided to parcels served by the District, for the purposes of this Report we assume these types of benefits to be general benefits, albeit general benefits that are extremely difficult to quantify. We estimate that the costs associated with these indirect benefits do not exceed one percent of the annual maintenance expenditures for Local Landscaping Zone improvements. Therefore, the costs associated with these indirect or incidental general benefits has been calculated based on 1.0% of the estimated "Total Annual Maintenance Expenditures" budgeted for each Zone. Together with the baseline general benefit costs previously identified, these indirect/incidental general benefit costs are excluded from the potential assessment funding and together are shown in the budgets (Part III of this Report) as the "Landscaping General Benefit — City Funded".

Street Lighting General Benefit

Collectively, there are a total of 217 street lights to be operated and maintained through the District (including the lights for Zone No. 11) of which approximately 30% of those lights are located on the perimeter of the Zones, the remainder being internal residential street lights.

These residential perimeter lights (two of which are identified for Zone No. 11), in contrast to the internal residential lights funded by the District, arguably provide some illumination that extends beyond the boundaries of the developments and parcels being assessed, and these lights may also enhance the safety of members of the public unassociated with an assessed parcel by illuminating traffic lanes and/or parking on those streets, or that otherwise provides services to the general public. Although, in general, these street lights exist solely because of the development of assessed parcels, and the primary purpose of these lights is to provide illumination to access the assessed parcels, these particular lights may provide some level of general benefit in addition to the special benefits provided to the assessed parcels. We estimate that these general benefits constitute not more than 25% of the total benefit associated with these perimeter lights, which is no more than 8% of the total benefit from all residential lights operated and maintained by the District (25% of 30% equals 7.5%). Therefore, it is reasonable to conclude that the total general benefit from the operation and maintenance activities associated with the District street lights does not exceed 8% of the direct annual operating expenses for all combined residential street lights. These general benefit costs are excluded from the potential assessment funding and are shown in the budgets (Part III of this Report) as the "Lighting General Benefit — City Funded".

Assessment Methodology

To assess benefits equitably it is necessary to calculate each property's relative share of the special benefits conferred by the funded improvements and service. The Equivalent Benefit Unit (EBU) method of assessment apportionment is utilized for this District and establishes a basic unit (base value) of benefit and then calculates the benefit derived by each assessed parcel as a multiple (or a fraction) of that basic unit. The EBU method of apportioning special benefits is typically seen as the most appropriate and equitable assessment methodology for assessment districts, as the benefit to each parcel from the improvements are apportioned as a function of comparable property characteristics which may include but is not limited to land use and property size. The method of apportionment originally developed for this District was based on an assessment formula appropriate for the various land uses, identifiable property characteristics and improvements within the District and utilizes the number of comparative dwelling units or dwelling spaces for other residential land uses and comparative lot sizes (acreage) for non-residential and undeveloped properties.

For the District and the purposes of this Report, an EBU is the quantum of benefit derived from the various Zone improvements by a single family residential parcel. The single family residential parcel has been selected as the basic unit for calculation of assessments since it currently represents 100% of the parcels to be assessed in the District, although other land uses may be annexed to the District in the future. Thus, the "benchmark" property (the single family residential parcel) derives one EBU of benefit and is assigned 1.00 Equivalent Benefit Unit.

Land Use Classifications

Every parcel within the District is assigned a land use classification based on available parcel information obtained from the County Assessor's Office. It has been determined that a parcel use and size are the appropriate factors necessary to identify and calculate the proportional special benefits conveyed to each property within the District for the cost of improvements associated with that property. The parcels currently within the District are identified as single family residential parcels or Exempt parcels and the following provides a description of those land use classifications. This method of apportionment and assignment of Equivalent Benefit Units may be expanded to include additional land use classifications as developments are annexed to the District in the future.

Residential Single-Family — This land use classification may include, but is not limited to all subdivided residential tract lots with a single residential unit on the parcel (individual Assessor's Parcel Number) including attached and detached single-family residential units, condominiums or townhomes. As previously noted, the single family residential parcel has been selected as the basic unit for calculation of assessments and each is assigned 1.00 Equivalent Benefit Unit.

Residential Vacant Lot — This land use classification is defined as a fully subdivided residential parcel/lot within an approved Tract or subdivision for which the residential unit or units have not been constructed on the parcel (subdivided vacant lot). This land use classification is limited to fully subdivided residential parcels for which the number of residential units to be constructed on the parcel is four (4) units or less. This land use is assessed at 1.00 EBU per parcel.

Planned Residential Subdivision — This land use classification is defined as any property not fully subdivided, but a specific number of proposed lots and/or residential units to be developed on the parcel has been identified as part of an approved Tract Map or Tentative Tract Map. This land use type is assessed at 1.0 EBU per planned (proposed) lot and/or residential unit.

Vacant Undeveloped Property -- This land use classification includes undeveloped/vacant properties or primarily undeveloped properties that may have originally been identified as Planned Residential Subdivision parcels but have not yet been developed or subdivided. While many of the improvements within a Zone are considered shared improvements that collectively support the overall development of properties within a Zone to their full and best use and thus benefit each of the properties in the Zone including the vacant undeveloped properties, some improvements are constructed and accepted for maintenance only when the properties are subdivided and/or developed. Likewise, it is also recognized that some of the shared improvements within a Zone have a more direct and particular benefit to those developed properties directly adjacent to the improvements or in close proximity to those improvements than do the vacant undeveloped properties that are not actively being developed or are further from those shared improvements. Therefore, it has been determined that parcels identified as Vacant Undeveloped Property shall be assigned a proportional EBU that is 20% of that assigned to developed properties, which is 1.0 EBU per acre (20% of the 5.0 EBU per acre assigned to Developed Non-Residential property). (e.g., a Vacant Undeveloped Property which is 7.00-acres would be assigned 7.00 EBU [7.0 acres x 1.0 EBU/acre]).

Exempt — Exempt from District assessments are the areas of public streets, private streets and other roadways, dedicated public easements and open spaces, right of ways including public greenbelts and parkways or that portion of public property that is not developed and used for business purposes similar to private commercial, industrial and institutional activities. (These types of properties are not usually assigned an Assessor's Parcel Number by the County). Also exempt from assessment are utility right of ways, common areas (such as in condominium complexes), landlocked parcels, small parcels vacated by the County, bifurcated lots, and any other property that cannot be developed or developed independent of an adjacent parcel. It has been determined that these types of properties receive no direct benefit from the improvements and receive no special benefit or general benefits from the operation and maintenance of the District improvements.

Special Case — In many assessment districts (particularly districts that have a wide range of land uses and property development) there may be one or more parcels that the standard land use classifications and proportionality identified above do not accurately identify the use and special benefit received from the improvements. Properties that are typically classified as Special Case Parcels usually involve some type of development or land restrictions whether those restrictions are temporary or permanent and affect the properties proportional special benefit. Examples of such restrictions may include situations where only a small percentage of the parcel's total acreage can actually be developed. In such a case, the net usable acreage of the parcel rather than the gross acreage of the parcel may be applied to calculate the parcel's proportional special benefit. Each such parcel shall be addressed on a case-by-case basis by the assessment engineer and the EBU assigned to such parcels shall be based on the specific issues related to that parcel and its proportional special benefit compared to other properties that receive special benefits from the improvements.

A summary of the Equivalent Benefit Units (EBUs) that may be applied to land use classifications currently applicable to properties within the PFMD is shown in the following table:

Land Use Classification	Equivalent Benefit Unit Formula
Residential Single-Family	1.00 EBU per Parcel/Lot
Residential Vacant Lot	1.00 EBU per Parcel/Lot
Planned Residential Subdivision	1.00 EBU per Planned Lot/Unit
Vacant Undeveloped Property	1.00 EBU per Acre
Exempt	0.00 EBU per Parcel
Special Case	Varied EBU per Adjusted Acre or Planned Units

The following is a summary of the land use classifications and Equivalent Benefit Units applicable to Annexation No. 2023-1 (Zone No. 11) for establishment of the maximum assessments:

Land Use Classification	Total Parcels	Assessed Parcels	Applied Acres/Units	Equivalent Benefit Units (EBU)
Residential Vacant Lot	164	164	164.000	164.0000
Planned Residential Subdivision	4	4	196.000	196.0000
Exempt	4	-	1.521	-
Totals	172	168	361.521	360.0000

Part III — Estimate of Costs

Calculation of Assessments

An assessment amount per EBU in each Zone of the District including Zone No. 11 (Annexation Territory) is calculated by:

Taking the "Total Annual Expenses" (Total budgeted costs) and subtracting the "General Benefit Expenses (City Funded)", to establish the "Total Eligible Special Benefit Expenses";

$$\text{Total Annual Expenses} - \text{General Benefit Expenses} = \text{Total Eligible Special Benefit Expenses}$$

To the resulting "Eligible Special Benefit Expenses", various "Funding Adjustments/Contributions" may be applied that may include, but are not limited to:

- "Unfunded Reserve Fund Collection", represents an adjustment (reduction) in the amount to be collected for "Operational Reserve Funding" that was budgeted as part of the Total Annual Expenses.
- "Unfunded Rehab-Renovation Funding", represents an adjustment (reduction) in the amount to be collected for "Total Rehab-Renovation Funding" that was budgeted as part of the Total Annual Expenses. (This does not include the amount budgeted for Planned Capital Expenditures).
- "Reserve Fund Transfer/Deduction", represents an amount of available existing funds from the "Operational Reserve Fund Balances" being applied to pay a portion of the Special Benefit Expenses for the fiscal year.
- "Additional City Contribution and/or Service Reductions", represents a further adjustment that addresses the funding gap between the amount budgeted to provide the improvements and services ("Special Benefit Expenses"); and the amount that will be collected through the assessments. This funding gap may be addressed by an additional City contribution, reductions in service and service expenses, or a combination of the two.

These adjustments to the Special Benefit Expenses result in the net special benefit amount to be assessed "Balance to Levy";

$$\text{Eligible Special Benefit Expenses} \pm \text{Funding Adjustments/Contributions} = \text{Balance to Levy}$$

The amount identified as the "Balance to Levy" is divided by the total number of EBUs of parcels that benefit to establish the "Assessment Rate" or "Assessment per EBU". This Rate is then applied back to each parcel's individual EBU to calculate the parcel's proportionate special benefit and assessment for the improvements.

$$\text{Balance to Levy} / \text{Total EBU} = \text{Assessment per EBU (Assessment Rate)}$$

$$\text{Assessment per EBU} \times \text{Parcel EBU} = \text{Parcel Assessment Amount}$$

Budgets & Assessment Zone No. 11 (Annexation No. 2023-1)

The budget and maximum assessment rate outlined on the following page for Zone No. 11 (Annexation No. 2023-1), are based on the City's estimate of the expenses and related funding deemed appropriate and necessary to fully support the ongoing operation, maintenance and servicing of the improvements identified in Part I of this Report for PFMD Zone No. 11. Those improvements and/or costs determined to be of general benefit shall be funded by a City contribution. This budget establishes the maximum assessment for Fiscal Year 2023/2024 to be approved by the property owner(s) of record within Annexation No. 2023-1 as part of the Ballot Proceeding.

Although the budget presented, establishes the maximum assessment for Fiscal Year 2023/2024, it is anticipated that the improvements for Zone No. 11 will be maintained by the owner/developer of Tract No. 848 through the end of Fiscal Year 2023/2024 and therefore no assessment is proposed for Fiscal year 2023/2024. However, at the City Council's discretion, the City Council may still authorize and approve an actual assessment to be levied and collected on the County Tax Rolls for Fiscal Year 2023/2024 as part of the annual assessment process and approval of the Fiscal year 2023/2024 Engineer's Report for the entire PFMD. In no case, however, will the annual assessment for Fiscal Year 2023/2024, exceed the maximum assessment presented herein.

Zone No. 11 Maximum Assessment Budget

BUDGET ITEMS	PFMD Zone 11	
	Tract 848	
	Maximum Assessment Budget	
ANNUAL OPERATION & MAINTENANCE EXPENSES		
Annual Lighting Operation & Maintenance Expenses	\$	13,710
Annual Landscaping Operation & Maintenance Expenses		48,939
Annual Street Operation & Maintenance Expenses		1,155
TOTAL ANNUAL OPERATION & MAINTENANCE EXPENSES	\$	63,804
REHABILITATION/RENOVATION FUNDING & CAPITAL EXPENDITURES		
Lighting Rehabilitation/Renovation Funding	\$	686
Landscape Improvement Rehabilitation/Renovation Funding		3,815
Street Rehabilitation/Renovation Funding		115,452
TOTAL REHABILITATION/RENOVATION FUNDING & CAPITAL EXPENDITUR	\$	119,952
INCIDENTAL EXPENSES		
Operational Reserves (Collection)	\$	27,061
Annual Administration Expenses		13,504
TOTAL INCIDENTAL EXPENSES	\$	40,565
TOTAL ANNUAL EXPENSES	\$	224,322
GENERAL BENEFIT EXPENSES		
Lighting General Benefit — City Funded	\$	(1,097)
Landscaping General Benefit — City Funded		(2,250)
Street Paving General Benefit — City Funded		-
TOTAL GENERAL BENEFIT EXPENSES	\$	(3,347)
TOTAL SPECIAL BENEFIT EXPENSES	\$	220,975
BALANCE TO LEVY	\$	220,975
DISTRICT STATISTICS		
Total Parcels		172
Assessed Parcels		168
Equivalent Benefit Units (EBU)		360.00
Maximum Assessment Rate Per EBU		\$614.00
Balloted Maximum Assessment Rate Per EBU		\$614.0000
Balloted Amount	\$	221,040.00

Annual Inflationary Adjustment (Assessment Range Formula)

In order to assure continued adequacy of the financing of the improvement costs, when the District Zones were established (including Zone No. 11 being established herein), the assessments presented to the property owners included an annual inflationary adjustment (assessment range formula). This inflationary adjustment formula established that the Maximum Annual Assessment (maximum assessment rates) shall be comparably and automatically increased each fiscal year to cover the maintenance and replacement cost increases that naturally occur over time. The annual increase in the Maximum Annual Assessments shall be in accordance with the annual percentage increase (March to March) in the Employment Cost Index for Total Compensation for State and Local Government Workers (all Workers), published quarterly by the U.S. Bureau of Labor and Statistics (the "Index"). Increases in the Index will track comparably to increases in the costs of annual maintenance and periodic replacement of the described facilities and improvements, since the majority of the maintenance and replacement work is and will be done by City employees.

Each year, the percentage difference between the Index for March of the current year and the Index for the previous March shall be identified. This percentage difference shall then establish the range of increased assessments allowed based on the Index. If the percentage change from March to March is not available at the time the Engineer's Report is prepared a similar time period may be utilized.

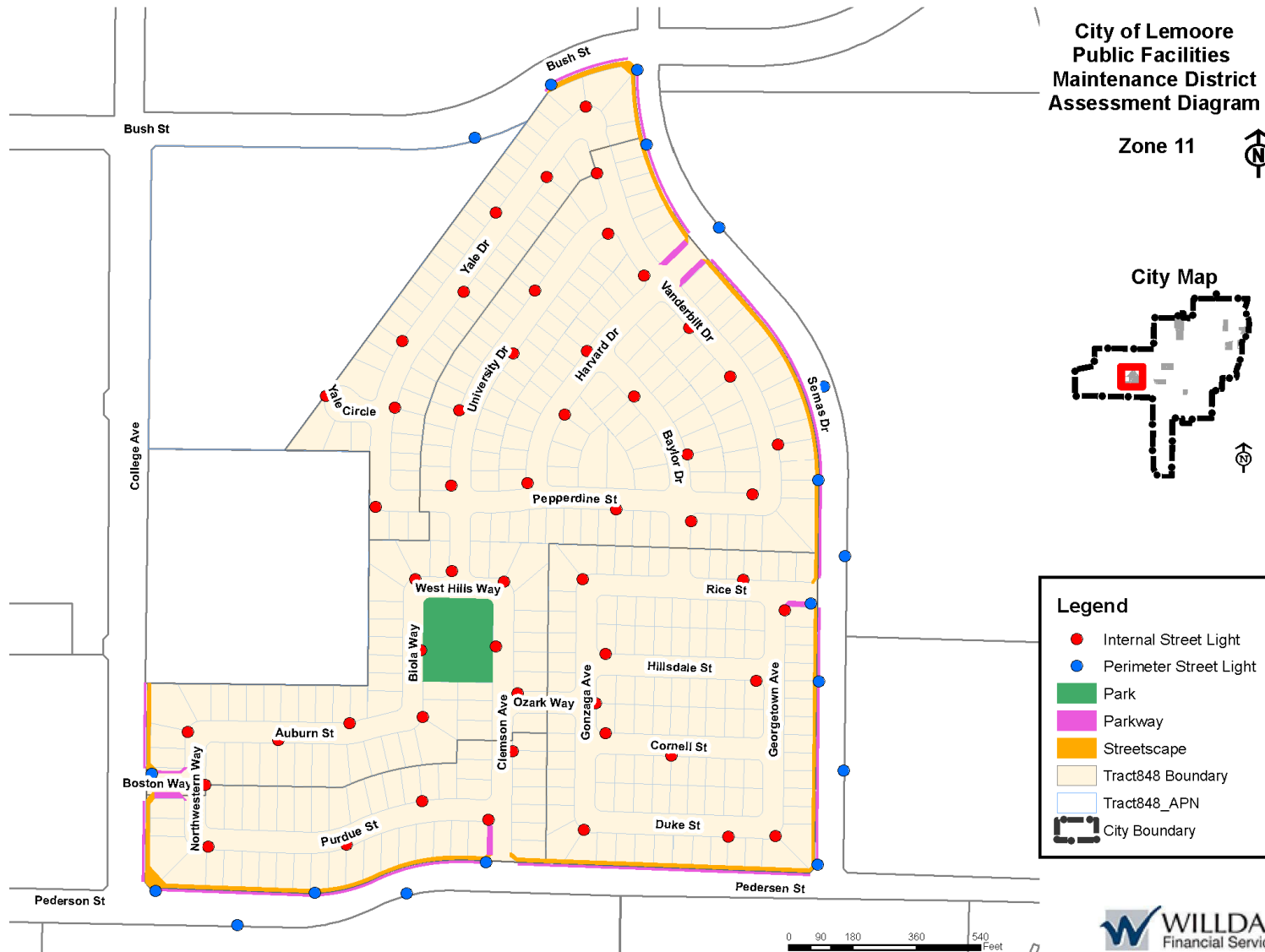
The Maximum Assessment Rates shall be calculated independent of the District's annual budget and proposed assessments. Any proposed annual assessment (rate per EBU) less than or equal to the calculated (adjusted) Maximum Assessment Rates is not considered an increased assessment, even if the assessment for the fiscal year is significantly greater than the assessment applied in the prior fiscal year.

The District is not required to adjust the assessments levied each year, nor does it restrict the assessments to the adjustment amount. If the budget and assessments for a given Zone does not require an increase or the increase is less than the allowed adjusted maximum assessment rate, then the budget and assessments shall be applied. If the budget and assessments for a given Zone require an increase greater than the allowed maximum assessment rate, then the proposed assessment is considered an increased assessment. In such cases, mailed notices and balloting to the property owners would be required pursuant to the provisions of the Article XIID prior to the imposition of that assessment.

Part IV — Annexation Diagram

The Fiscal Year 2022/2023 District Diagrams showing the boundaries of Zones 01 through 10 within for the Lemoore Public Facilities Maintenance District No. 1 are on file in the office of the City Public Works Department and the City Clerk, and by reference herein are made part of this Report. The parcels identified as Annexation No. 2023-1 (Tract No. 848), and subsequently as Zone No. 11 are depicted on the following Annexation Diagram. All lots, parcels and subdivisions of land within the boundaries of Zone No. 11 (Annexation No. 2023-1) as depicted by this diagram shall be dictated by the lines and dimensions of those lots, parcels and subdivisions of land shown on the Kings County Assessor's parcel maps and by reference these maps are incorporated herein and made part of this Report, including all subsequent lot-line adjusts and/or parcel changes made thereto by the Kings County Assessor's Office. This Annexation Diagram along with the Assessment Roll referenced in this Report constitute the PFMD Zone No. 11 Assessment Diagram for Fiscal Year 2023/2024 and the Annexation Diagram for Annexation No. 2023-1.

Zone No. 11 (Annexation No. 2023-1) Diagram



Part V — Assessment Roll

The following Assessment Roll contained on the following pages identifies each lot or parcel within Annexation No. 2023-1 along with the Fiscal Year 2023/2024 maximum assessment amount (Balloted Assessment Amount). The parcel(s) listed on the Assessment Roll corresponds to the Assessor's Parcel Number(s) shown on the County Assessor's Roll and illustrated on the County Assessor's Parcel Number Maps (APN maps) at the time this Report was prepared and shall incorporate all subsequent parcel changes, lot-line adjustments, and subdivisions of land identified by the Kings County Assessor's Office. These records are, by reference, made part of this Report and shall govern for all details concerning the description of the lots or parcels. All assessments presented on the assessment roll are subject to change as a result of parcel changes made by the County including parcel splits, parcel merges or development changes that occur prior to the County Assessor's Office securing the final roll and generating tax bills each fiscal year.

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-1 (Tract No. 848)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
023-480-043		11	848	G	Planned Residential Subdivision	78.00	\$47,892.00	\$0.00
023-510-070		11	848	G	Planned Residential Subdivision	23.00	\$14,122.00	\$0.00
023-510-071		11	848	F	Planned Residential Subdivision	44.00	\$27,016.00	\$0.00
023-510-072		11	848	C	Exempt	-	\$0.00	\$0.00
023-510-073		11	848	E	Planned Residential Subdivision	51.00	\$31,314.00	\$0.00
023-660-001	408 Vanderbilt Drive	11	848	1	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-002	426 Vanderbilt Drive	11	848	2	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-003	444 Vanderbilt Drive	11	848	3	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-004	462 Vanderbilt Drive	11	848	4	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-005	480 Vanderbilt Drive	11	848	5	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-006	500 Vanderbilt Drive	11	848	6	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-007	508 Vanderbilt Drive	11	848	7	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-008	516 Vanderbilt Drive	11	848	8	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-009	524 Vanderbilt Drive	11	848	9	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-010	532 Vanderbilt Drive	11	848	10	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-011	540 Vanderbilt Drive	11	848	11	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-012	550 Vanderbilt Drive	11	848	12	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-013	556 Vanderbilt Drive	11	848	13	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-014	564 Vanderbilt Drive	11	848	14	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-015	2343 Pepperdine Street	11	848	15	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-016	2353 Pepperdine Street	11	848	16	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-017	2365 Pepperdine Street	11	848	17	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-018	2375 Pepperdine Street	11	848	18	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-019	2387 Pepperdine Street	11	848	19	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-020	2409 Pepperdine Street	11	848	19	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-023	2431 Pepperdine Street	11	848	22	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-024	2441 Pepperdine Street	11	848	23	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-025	2451 Pepperdine Street	11	848	24	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-026	2461 Pepperdine Street	11	848	25	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-027	2471 Pepperdine Street	11	848	26	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-028	2481 Pepperdine Street	11	848	27	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-029	552 Harvard Drive	11	848	110	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-030	542 Harvard Drive	11	848	109	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-031	526 Harvard Drive	11	848	108	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-032	518 Harvard Drive	11	848	107	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-033	495 Baylor Drive	11	848	106	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-034	501 Baylor Drive	11	848	105	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-045	2450 Pepperdine Street	11	848	111	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-050	506 Baylor Drive	11	848	94	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-051	514 Baylor Drive	11	848	95	Residential Vacant Lot	1.00	\$614.00	\$0.00

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-1 (Tract No. 848)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
023-660-052	522 Baylor Drive	11	848	96	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-053	530 Baylor Drive	11	848	97	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-054	538 Baylor Drive	11	848	98	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-055	546 Baylor Drive	11	848	99	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-056	554 Baylor Drive	11	848	100	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-057	551 Vanderbilt Drive	11	848	82	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-058	543 Vanderbilt Drive	11	848	83	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-059	527 Vanderbilt Drive	11	848	84	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-060	517 Vanderbilt Drive	11	848	85	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-061	503 Vanderbilt Drive	11	848	86	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-062	483 Vanderbilt Drive	11	848	87	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-063	459 Vanderbilt Drive	11	848	88	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-064	441 Vanderbilt Drive	11	848	89	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-065	421 Vanderbilt Drive	11	848	90	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-066	405 Vanderbilt Drive	11	848	91	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-067		11	848	B	Exempt	-	\$0.00	\$0.00
023-660-068	2421 Pepperdine Street	11	848	21	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-069	509 Baylor Drive	11	848	104	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-070	519 Baylor Drive	11	848	103	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-071	535 Baylor Drive	11	848	102	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-072	549 Baylor Drive	11	848	101	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-073	2436 Pepperdine Street	11	848	112	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-074	490 Baylor Drive	11	848	92	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-660-075	498 Baylor Drive	11	848	93	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-011	368 Vanderbilt Drive	11	848	164	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-014	425 Harvard Drive	11	848	124	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-015	443 Harvard Drive	11	848	123	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-016	461 Harvard Drive	11	848	122	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-017	479 Harvard Drive	11	848	121	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-018	497 Harvard Drive	11	848	120	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-019	505 Harvard Drive	11	848	119	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-020	513 Harvard Drive	11	848	118	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-021	521 Harvard Drive	11	848	117	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-022	529 Harvard Drive	11	848	116	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-023	537 Harvard Drive	11	848	115	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-024	545 Harvard Drive	11	848	114	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-025	555 Harvard Drive	11	848	113	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-026	556 University Drive	11	848	140	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-027	548 University Drive	11	848	139	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-028	536 University Drive	11	848	138	Residential Vacant Lot	1.00	\$614.00	\$0.00

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-1 (Tract No. 848)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
023-670-029	528 University Drive	11	848	137	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-030	520 University Drive	11	848	136	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-031	504 University Drive	11	848	135	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-032	488 University Drive	11	848	134	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-033	470 University Drive	11	848	133	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-034	452 University Drive	11	848	132	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-035	432 University Drive	11	848	131	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-036	416 University Drive	11	848	130	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-037	398 University Drive	11	848	129	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-038	380 University Drive	11	848	128	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-039	362 University Drive	11	848	127	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-040	354 University Drive	11	848	126	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-041	331 University Drive	11	848	158	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-042	343 University Drive	11	848	157	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-043	353 University Drive	11	848	156	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-044	371 University Drive	11	848	155	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-045	389 University Drive	11	848	154	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-046	409 University Drive	11	848	153	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-047	423 University Drive	11	848	152	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-048	445 University Drive	11	848	151	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-049	463 University Drive	11	848	150	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-050	481 University Drive	11	848	149	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-051	499 University Drive	11	848	148	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-052	507 University Drive	11	848	147	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-053	515 University Drive	11	848	146	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-054	523 University Drive	11	848	145	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-055	531 University Drive	11	848	144	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-056	541 University Drive	11	848	143	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-057	547 University Drive	11	848	142	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-058	557 University Drive	11	848	141	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-059	300 Vanderbilt Drive	11	848	159	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-060	312 Vanderbilt Drive	11	848	160	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-061	324 Vanderbilt Drive	11	848	161	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-062	336 Vanderbilt Drive	11	848	162	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-063	352 Vanderbilt Drive	11	848	163	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-670-064	407 Harvard Drive	11	848	125	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-001	2649 Auburn Street	11	848	57	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-002	2641 Auburn Street	11	848	56	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-003	2633 Auburn Street	11	848	55	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-004	2625 Auburn Street	11	848	54	Residential Vacant Lot	1.00	\$614.00	\$0.00

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-1 (Tract No. 848)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
023-680-005	2617 Auburn Street	11	848	53	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-006	2609 Auburn Street	11	848	52	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-007	2601 Auburn Street	11	848	51	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-008	2593 Auburn Street	11	848	50	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-009	2583 Auburn Street	11	848	49	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-010	2573 Auburn Street	11	848	48	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-011	2563 Auburn Street	11	848	47	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-012	2553 Auburn Street	11	848	46	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-013	2547 Auburn Street	11	848	45	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-014	650 Biola Way	11	848	44	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-015	644 Biola Way	11	848	43	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-016		11	848	D	Exempt	-	\$0.00	\$0.00
023-680-017	645 Clemson Avenue	11	848	42	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-018	651 Clemson Avenue	11	848	41	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-019	657 Clemson Avenue	11	848	40	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-020	654 Clemson Avenue	11	848	39	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-021	640 Clemson Avenue	11	848	38	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-022	634 Clemson Avenue	11	848	37	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-023	630 Clemson Avenue	11	848	36	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-024	624 Clemson Avenue	11	848	35	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-025	614 Clemson Avenue	11	848	34	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-026	610 Clemson Avenue	11	848	33	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-027	2493 Pepperdine Street	11	848	28	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-028	2506 West Hills Way	11	848	32	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-029	2507 Pepperdine Street	11	848	29	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-030	2520 West Hills Way	11	848	30	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-031	2521 Pepperdine Street	11	848	31	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-032	2539 Pepperdine Street	11	848	81	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-033	2538 West Hills Way	11	848	80	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-034	2546 West Hills Way	11	848	79	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-035	2554 West Hills Way	11	848	78	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-036	613 Biola Way	11	848	77	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-037	623 Biola Way	11	848	76	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-038	627 Biola Way	11	848	75	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-039	633 Biola Way	11	848	74	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-040	637 Biola Way	11	848	73	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-041	643 Biola Way	11	848	72	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-042	647 Biola Way	11	848	71	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-043	2582 Auburn Street	11	848	70	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-044	2590 Auburn Street	11	848	69	Residential Vacant Lot	1.00	\$614.00	\$0.00

Lemoore Public Facilities Maintenance District No. 1
Engineer's Annexation Report, Annexation No. 2023-1 (Tract No. 848)
Fiscal Year 2023/2024

Assessor Parcel Number	Address	Zone	Tract	Lot No.	Land Use	EBU	Balloted Maximum Assessment	Fiscal Year 2023/2024 Assessment
023-680-045	2598 Auburn Street	11	848	68	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-046	2606 Auburn Street	11	848	67	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-047	2614 Auburn Street	11	848	66	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-048	2622 Auburn Street	11	848	65	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-049	2630 Auburn Street	11	848	64	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-050	2638 Auburn Street	11	848	63	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-051	2646 Auburn Street	11	848	62	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-052	2654 Auburn Street	11	848	61	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-053	655 Northwestern Way	11	848	60	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-054	661 Northwestern Way	11	848	59	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-055	667 Northwestern Way	11	848	58	Residential Vacant Lot	1.00	\$614.00	\$0.00
023-680-056		11	848	A	Exempt	-	\$0.00	\$0.00
Total						360.00	\$221,040.00	\$0.00



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Staff Report

Item No: 4-1

To: Lemoore City Council
From: Alvaro Santos, Lieutenant
Date: April 6, 2023 **Meeting Date:** April 18, 2023
Subject: Abatement of Public Nuisance – 743 Quince Avenue

Strategic Initiative:

<input checked="" type="checkbox"/> Safe & Vibrant Community	<input type="checkbox"/> Growing & Dynamic Economy
<input type="checkbox"/> Fiscally Sound Government	<input checked="" type="checkbox"/> Operational Excellence
<input type="checkbox"/> Community & Neighborhood Livability	<input type="checkbox"/> Not Applicable

Proposed Motion:

Conduct a public hearing regarding abatement measures and direct staff to proceed with abatement by motion, as outlined in Ordinance 4-4.

Subject/Discussion:

Staff has found that the property listed is in violation of Lemoore Municipal Code Title Four Chapter Four (LMC 4-4-4), and would like to proceed with the property abatement process to alleviate any hazards or health concerns. Community Services Officers have been working with the property owner for approximately one year. There has been no compliance thus far. The property owner was issued a final notice on February 15, 2023. The property was declared a nuisance via Resolution 2023-07 at the April 4, 2023 City Council meeting.

743 Quince Avenue	021-770-051-000
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Per the Ordinance, a copy of the approved resolution must be mailed to the property owner at least ten (10) days prior to the hearing and a notice must be posted upon the property at least five (5) days prior to the hearing. A copy of the resolution was mailed on April 6, 2023 and the notice was posted to the property on April 11, 2023.

Staff requests City Council hear any objections at this time, provided by public notice, and direct staff by motion to proceed with the abatement, postpone the abatement, or cease abatement on the properties listed in Resolution 2023-07.

If staff is directed to proceed with abatement, staff would return to City Council at a later date with the financial costs associated with each property, asking City Council's consideration for a lien for each property to recoup the costs.

Financial Consideration(s):

Unknown at this time; any costs incurred for the abatement of the property will come back to City Council at a later time for consideration of a lien.

Alternatives or Pros/Cons:

Alternative

- Postpone the public hearing to a later date.

Commission/Board Recommendation:

Not applicable.

Staff Recommendation:

Staff recommends that City Council conduct a public hearing, consider any objections, and direct staff to move forward with the abatement process.

Attachments:

- ☒ Resolution: 2023-07
 - ☐ Ordinance:
 - ☐ Map
 - ☐ Contract
 - ☐ Other
- List:

Review:

- ☐ Asst. City Manager
- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manger
- ☒ Finance

Date:

04/13/2023
04/14/2023
04/11/2023
04/11/2023

RESOLUTION NO. 2023-07

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
LEMOORE DECLARING PUBLIC NUISANCE AND ORDERING A PUBLIC
HEARING REGARDING PROPERTY ABATEMENT**

WHEREAS, Lemoore Municipal Code Sections 4-4-2 through 4-4-9 provide a means for the City Council to find and declare public nuisances and order property abatement; and

WHEREAS, the City Council desires to initiate that process which will abate and remove fire/safety hazards from the City by declaring them to be public nuisances pursuant to the Municipal Code

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Lemoore, the following:

1. The Council hereby finds and declares that public nuisances, as declared in Resolution 2023-07 Exhibit "A" be ordered for abatement with the exception of those dismissed during the public hearing.
2. The Police Chief, or designee is hereby directed to obtain bids, and proceed with the acquisition of a contractor, or use city staff to remove said trash/debris, scrap metal and/or fire hazard and lien the corresponding property for accrued charges for said removal in compliance with Lemoore Municipal Code Sections 4-4-2 through 4-4-9.

PASSED AND ADOPTED by the City Council of the City of Lemoore at a regular meeting held on the 4th day of April by the following vote:

AYES: Orth, Gornick, Lyons, Matthews

NOES: None

ABSENT: None

ABSTAIN: None

ATTEST:



Marisa Avalos
City Clerk

APPROVED:



Patricia Matthews
Mayor

EXHIBIT “A”

No.	Address	APN
1.	743 Quince Ave. Lemoore CA.	021-770-051-000



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Staff Report

Item No: 5-1

To: Lemoore City Council
From: Marisa Avalos, City Clerk / Executive Assistant
Date: April 6, 2023 Meeting Date: April 18, 2023
Subject: Council Member Liaison Appointments to Regional Boards and Commissions

Strategic Initiative:

<input type="checkbox"/> Safe & Vibrant Community	<input type="checkbox"/> Growing & Dynamic Economy
<input type="checkbox"/> Fiscally Sound Government	<input checked="" type="checkbox"/> Operational Excellence
<input type="checkbox"/> Community & Neighborhood Livability	<input type="checkbox"/> Not Applicable

Proposed Motion:

Discuss potential changes and re-appoint City Council members to positions on regional Boards and Committees to serve as liaisons and voting members, as recommended by the Council.

Subject/Discussion:

City Council Members serve as representatives on the following Boards and Commissions:

Boards and Commissions

Kings Community Action Organization (KCAO)
Kings County Area Public Transit Authority (KCAPTA)
Kings County Association of Governments (KCAG)
Kings County Commission on Aging
Kings County Economic Development Committee
Kings County Vehicle Abatement Committee
Kings Mosquito Abatement District
Kings Waste and Recycling JPA Board
San Joaquin Valley Air Quality Board Special City Selection Committee

South Fork Kings Sustainable Groundwater Management Act JPA Board

Due to the vacancy that occurred on City Council for District B there are vacant seats on certain Boards and Commissions. The vacancy was filled at the April 4, 2023 City Council meeting. The attached Boards and Commissions list shows the current vacant seats that need to be assigned.

Financial Consideration(s):

Minimal. Although the appointments are volunteer, there are minimal costs associated with mileage reimbursement and dinner meetings.

Alternatives or Pros/Cons:

Pros:

- Ensures the City's interests are represented on various regional boards and commissions.

Cons:

- None noted.

Commission/Board Recommendation:

None.

Staff Recommendation:

Staff recommends making changes and approval of liaisons to represent the City at the direction of council.

Attachments:

- ☐ Resolution:
- ☐ Ordinance:
- ☐ Map
- ☐ Contract
- ☒ Other

Review:

- ☐ Asst. City Manager
- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/13/2023
04/14/2023
04/11/2023
04/11/2023

List: Current Board and Commission List

BOARDS AND COMMISSIONS MATRIX 2023

Agency	Type	Member	Meeting Date/Location
Kings Community Action Organization (KCAO)	Principal	VACANT	3rd Wednesday 4:15 P.M. KCAO Office, 1130 N. 11th Ave. Hanford
	Alternate	Nathan Olson	
Kings County Area Public Transit Authority (KCAPTA)	Principal	David Orth	4th Wednesday 3:30 P.M. K.C. Board Chambers, Hanford
	Alternate	VACANT	
Kings County Association of Governments (KCAG)	Principal	David Orth	4th Wednesday 4:30 P.M. K.C. Board Chambers, Hanford
	Alternate	VACANT	
Kings County Vehicle Abatement Committee	Principal	David Orth	4th Wednesday, Quarterly Immediately Following KCAG Meeting
	Alternate	VACANT	
Kings County Commission on Aging	Principal	Stuart Lyons	3rd Thursday 3:00 P.M. 10953 14th Avenue, Armona
	Alternate	Patricia Matthews	
Kings County Economic Development Committee	Principal	Nathan Olson	Last Monday of every month Location varies
	Alternate	Frank Gornick	
Kings Mosquito Abatement District	Principal	Nathan Olson	3rd Wednesday 9:00 AM 13960 Power Way, Hanford
	Alternate	Stuart Lyons	
Kings Waste & Recycling JPA Board	Principal	Patricia Matthews	Last Wednesday 8:00 A.M. KCWRA Offices, 7803 Hanford-Armona Road
	Alternate	VACANT	
San Joaquin Valley Air Quality Control Board Special City Selection Committee	Principal	Patricia Matthews	No Set Date
	Alternate	VACANT	
South Fork Kings Sustainable Groundwater Management Act JPA Board	Principal	Frank Gornick	3rd Thursday, 5:30 P.M. Lemoore Council Chamber, 429 C Street
	Alternate	Patricia Matthews	
LAFCO Commission	Primary	Patricia Matthews	No Set Date (City Selection Committee appoints member)



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Staff Report

To: Lemoore City Council
From: Marisa Avalos, City Clerk
Date: March 31, 2023 **Meeting Date:** April 18, 2023
Subject: Activity Update

Strategic Initiative:	<input type="checkbox"/> Safe & Vibrant Community	<input type="checkbox"/> Growing & Dynamic Economy
	<input checked="" type="checkbox"/> Fiscally Sound Government	<input type="checkbox"/> Operational Excellence
	<input type="checkbox"/> Community & Neighborhood Livability	<input type="checkbox"/> Not Applicable

Reports

➤ Warrant Register – FY 22/23 March 31, 2023

Warrant Register 3-31-2023

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 1
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310					PROFESSIONAL CONTRACT SVC				
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		9.22	.00	SHRED SVC 02/23/2023
9 /23	03/31/23	21	11639	-01 17009	2849 KINGS COUNTY ECO		1,666.67	-1,666.67	MONTHLY CONTRIBUTION (20,
TOTAL					PROFESSIONAL CONTRACT SVC	.00	1,675.89	-1,666.67	
4340					UTILITIES				
9 /23	03/31/23	21		17035	6266 SPARKLETTS		24.92	.00	WATER DELIVERY SVC
9 /23	03/31/23	21		17022	T1356 NATHAN OLSON		79.67	.00	CELL REIMB FEB 2023
9 /23	03/31/23	21		17022	T1356 NATHAN OLSON		79.67	.00	CELL REIMB MAR 2023
TOTAL					UTILITIES	.00	184.26	.00	
TOTAL					CITY MANAGER	.00	1,860.15	-1,666.67	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 2
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 4214 - CITY CLERK'S OFFICE

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4330									
9 /23	03/31/23	21	11743	-01 17042	7181 SANTA MARIA CALI		160.36	-160.36	LEGAL NOTICES
TOTAL						.00	160.36	-160.36	
4340									
9 /23	03/31/23	21		17035	6266 SPARKLETTS		24.92	.00	WATER DELIVERY SVC
TOTAL						.00	24.92	.00	
TOTAL					CITY CLERK'S OFFICE	.00	185.28	-160.36	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 3
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220					OPERATING SUPPLIES				
9 /23	03/31/23	21		17021	7317 ODP BUSINESS SOL		26.43	.00	OFFICE SUPPLIES
9 /23	03/31/23	21		17021	7317 ODP BUSINESS SOL		51.47	.00	OFFICE SUPPLIES
TOTAL					OPERATING SUPPLIES	.00	77.90	.00	
4310					PROFESSIONAL CONTRACT SVC				
9 /23	03/31/23	21	11629 -01	17043	7278 TYLER TECHNOLOGI		752.00	-752.00	APPLICATION SERVICES/ FEE
9 /23	03/31/23	21	11629 -01	17043	7278 TYLER TECHNOLOGI		1,280.00	-1,280.00	APPLICATION SERVICES/ FEE
9 /23	03/31/23	21	11629 -01	17043	7278 TYLER TECHNOLOGI		1,920.00	-1,920.00	APPLICATION SERVICES/ FEE
9 /23	03/31/23	21	11718 -01	17026	6316 PRICE PAIGE & CO		13,302.00	-13,302.00	CONSULTING SERVICES RELAT
9 /23	03/31/23	21	11718 -02	17026	6316 PRICE PAIGE & CO		10,640.00	-10,640.00	ADDITIONAL CONSULTING & T
TOTAL					PROFESSIONAL CONTRACT SVC	.00	27,894.00	-27,894.00	
4340					UTILITIES				
9 /23	03/31/23	21		17035	6266 SPARKLETTS		43.12	.00	WATER DELIVERY SVC
TOTAL					UTILITIES	.00	43.12	.00	
TOTAL					FINANCE	.00	28,015.02	-27,894.00	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 4
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		9.22	.00	SHRED SVC 02/23/2023
TOTAL						.00	9.22	.00	
4340									
9 /23	03/31/23	21		17035	6266 SPARKLETTS		24.92	.00	WATER DELIVERY SVC
TOTAL						.00	24.92	.00	
TOTAL						.00	34.14	.00	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 5
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 4220 - MAINTENANCE DIVISION

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
	9 /23	03/31/23	21	17037	5352 STERICYCLE, INC.		3.07	.00	SHRED SVC 02/23/2023
	9 /23	03/31/23	21	11621 -01 16988	5758 MARK FERNANDES		2,300.00	-2,300.00	PD, SARAH MOONEY, AND CMC
	9 /23	03/31/23	21	12095 -01 17002	7382 JOHNSON CONTROLS		1,608.75	-1,608.75	SOURCEWELL SERVICE AGREEM
	9 /23	03/31/23	21	12095 -01 17002	7382 JOHNSON CONTROLS		1,608.75	-1,608.75	SOURCEWELL SERVICE AGREEM
TOTAL					PROFESSIONAL CONTRACT SVC	.00	5,520.57	-5,517.50	
4350									
	9 /23	03/31/23	21	11793 -01 16995	3045 HAYES GARAGE DOO		765.00	-765.00	INSTALL REMOTE RECEIVER F
TOTAL					REPAIR/MAINT SERVICES	.00	765.00	-765.00	
TOTAL					MAINTENANCE DIVISION	.00	6,285.57	-6,282.50	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 6
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220					OPERATING SUPPLIES				
9 /23	03/31/23	21	12025	-01 17034	0531 SAN DIEGO POLICE		703.60	-703.60	12GA BUCK AMMO
9 /23	03/31/23	21	12025	-02 17034	0531 SAN DIEGO POLICE		538.62	-538.62	12GA SLUG AMMO
9 /23	03/31/23	21	12025	-03 17034	0531 SAN DIEGO POLICE		90.06	-90.06	TAX
9 /23	03/31/23	21	12025	-04 17034	0531 SAN DIEGO POLICE		112.00	-112.00	SHIPPING
TOTAL					OPERATING SUPPLIES	.00	1,444.28	-1,444.28	
4310					PROFESSIONAL CONTRACT SVC				
9 /23	03/31/23	21	11710	-01 17010	0772 COUNTY OF KINGS		5,081.04	-5,081.04	INFORMATION TECHNOLOGY SE
9 /23	03/31/23	21	12088	-01 16975	6864 AXON ENTERPRISE,		5,452.00	-5,452.00	DYNAMIC BUNDLE. SOFTWARE
TOTAL					PROFESSIONAL CONTRACT SVC	.00	10,533.04	-10,533.04	
4330					PRINTING & PUBLICATIONS				
9 /23	03/31/23	21		17010	0772 COUNTY OF KINGS		353.66	.00	PRINT SHOP FEB 2023
9 /23	03/31/23	21	12087	-01 16998	6405 EINERSON'S PREPR		1,195.00	-1,195.00	TRAFFIC CITATION BOOKS
9 /23	03/31/23	21	12087	-02 16998	6405 EINERSON'S PREPR		99.78	-99.78	TAX
9 /23	03/31/23	21	12087	-03 16998	6405 EINERSON'S PREPR		135.48	-135.48	SHIPPING
TOTAL					PRINTING & PUBLICATIONS	.00	1,783.92	-1,430.26	
4340					UTILITIES				
9 /23	03/31/23	21		17048	0116 VERIZON WIRELESS		2,025.10	.00	02/17/2023-03/16/2023
TOTAL					UTILITIES	.00	2,025.10	.00	
4360					TRAINING				
9 /23	03/31/23	21		17020	5123 RYAN O'BARR		140.00	.00	POST SUPERVISOR COURS
9 /23	03/31/23	21		17032	T061 STEVEN ROSSI		28.00	.00	SPORT AND SPECIAL
9 /23	03/31/23	21		16989	7093 BRIAN FERREIRA		56.00	.00	PERISHABLE SKILLS TRA
9 /23	03/31/23	21		17029	T786 KYLE REYNOLDS		56.00	.00	PERISHABLE SKILLS TRA
9 /23	03/31/23	21		17007	T2575 KAYLA KRUG		56.00	.00	PERISHABLE SKILLS TRA
9 /23	03/31/23	21		17033	T2112 SADIE RISK		70.00	.00	TRAFFIC COLLISION INV
9 /23	03/31/23	21		16981	7168 WESLEY CORRAL		70.00	.00	TRAFFIC COLLISION INV
9 /23	03/31/23	21		16993	7179 NICHOLAS GONZALE		247.00	.00	ICI SEXUAL ASSAULT CO
9 /23	03/31/23	21		16993	7179 NICHOLAS GONZALE		247.00	.00	CAMPUS LAW ENFORCEMEN
9 /23	03/31/23	21		17031	T061 STEVEN ROSSI		247.00	.00	CAMPUS LAW ENFORCEMEN
9 /23	03/31/23	21	12065	-01 16990	6487 CITY OF FRESNO-P		621.00	-621.00	PERISHABLE SKILLS TRAININ
TOTAL					TRAINING	.00	1,838.00	-621.00	
4825					MACHINERY & EQUIPMENT				
9 /23	03/31/23	21	12112	-01 17044	2413 U.S. ARMOR CORPO		1,310.00	-1,310.00	BALLISTIC VEST
9 /23	03/31/23	21	12112	-02 17044	2413 U.S. ARMOR CORPO		114.63	-114.63	TAX
9 /23	03/31/23	21	12112	-03 17044	2413 U.S. ARMOR CORPO		20.32	-20.32	SHIPPING
TOTAL					MACHINERY & EQUIPMENT	.00	1,444.95	-1,444.95	
TOTAL					POLICE	.00	19,069.29	-15,473.53	

RUN DATE 03/31/2023 TIME 08:49:14

PEI - FUND ACCOUNTING

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 7
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 4222 - FIRE

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4230					REPAIR/MAINT SUPPLIES				
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		108.76	.00	WIPER BLADE
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		26.89	.00	HEADLIGHT RESTORE KIT
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		53.61	.00	6/12V 4A BAT CHARGER
TOTAL					REPAIR/MAINT SUPPLIES	.00	189.26	.00	
TOTAL					FIRE	.00	189.26	.00	

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		9.22	.00	SHRED SVC 02/23/2023
TOTAL						.00	9.22	.00	
TOTAL						.00	9.22	.00	

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		9.22	.00	SHRED SVC 02/23/2023
9 /23	03/31/23	21	11657	-04 17028	7318 RANDSTAD		68.13	-68.13	TEMP EMPLOYEE- PW
9 /23	03/31/23	21	11657	-04 17028	7318 RANDSTAD		75.83	-75.83	TEMP EMPLOYEE- PW
9 /23	03/31/23	21	11657	-04 17028	7318 RANDSTAD		75.83	-75.83	TEMP EMPLOYEE- PW
9 /23	03/31/23	21	11657	-04 17028	7318 RANDSTAD		94.78	-94.78	TEMP EMPLOYEE- PW
9 /23	03/31/23	21	11657	-04 17028	7318 RANDSTAD		94.78	-94.78	TEMP EMPLOYEE- PW
9 /23	03/31/23	21	11657	-05 17028	7318 RANDSTAD		612.32	-612.32	TEMP EMPLOYEE-PUBLIC WORK
9 /23	03/31/23	21	11657	-05 17028	7318 RANDSTAD		681.54	-681.54	TEMP EMPLOYEE-PUBLIC WORK
9 /23	03/31/23	21	11657	-05 17028	7318 RANDSTAD		681.54	-681.54	TEMP EMPLOYEE-PUBLIC WORK
9 /23	03/31/23	21	11657	-05 17028	7318 RANDSTAD		851.94	-851.94	TEMP EMPLOYEE-PUBLIC WORK
9 /23	03/31/23	21	11657	-05 17028	7318 RANDSTAD		851.94	-851.94	TEMP EMPLOYEE-PUBLIC WORK
TOTAL					PROFESSIONAL CONTRACT SVC	.00	4,097.85	-4,088.63	
4340									
9 /23	03/31/23	21		17035	6266 SPARKLETTS		24.92	.00	WATER DELIVERY SVC
TOTAL					UTILITIES	.00	24.92	.00	
TOTAL					PUBLIC WORKS	.00	4,122.77	-4,088.63	

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ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 4231 - STREETS

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220									
									OPERATING SUPPLIES
9 /23	03/31/23	21	12083	-01 17016	5333 MEDALLION SUPPLY		1,056.00	-1,056.00	FUSES,CONTACTOR, FOR STRE
9 /23	03/31/23	21	12100	-01 17038	0428 STONEY'S SAND &		679.90	-679.90	COLD MIX
9 /23	03/31/23	21	12111	-01 16987	0149 EVANGELHO SEED C		1,613.68	-1,613.68	ROUND UP AND WATER TREATM
TOTAL						.00	3,349.58	-3,349.58	
									OPERATING SUPPLIES
4340									
									UTILITIES
9 /23	03/31/23	21		17024	0363 PG&E		1,705.81	.00	02/15/2023-03/16/2023
TOTAL						.00	1,705.81	.00	
									UTILITIES
TOTAL						.00	5,055.39	-3,349.58	
									STREETS

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		3.07	.00	SHRED SVC 02/23/2023
9 /23	03/31/23	21		16997	7397 HUVALDO JUAN MAG		120.00	.00	4: BALLOON CARROTS
TOTAL						.00	123.07	.00	
TOTAL						.00	123.07	.00	

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SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 4297 - HUMAN RESOURCES

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
	9 /23	03/31/23	21 11630	-01 17011	6543 KINGS INDUSTRIAL		95.00	-95.00	PHYSICALS FY 2023
	9 /23	03/31/23	21 11630	-01 17011	6543 KINGS INDUSTRIAL		300.00	-300.00	PHYSICALS FY 2023
	9 /23	03/31/23	21 11634	-01 17012	6717 LAW & ASSOCIATES		1,400.00	-1,400.00	BACKGROUND CHECKS
	9 /23	03/31/23	21 11975	-01 17040	0809 TAG-AMS, INC.		135.00	-135.00	EMPLOYEE RANDOM DRUG TEST
	9 /23	03/31/23	21 12114	-01 16983	2399 DEPARTMENT OF JU		762.00	-762.00	FINGERPRINTS-DOJ
TOTAL					PROFESSIONAL CONTRACT SVC	.00	2,692.00	-2,692.00	
4980									
	9 /23	03/31/23	21 12116	-01 17015	2283 LIEBERT CASSIDY		132.50	-132.50	ERMA MATTER
	9 /23	03/31/23	21 12116	-01 17015	2283 LIEBERT CASSIDY		3,603.00	-3,603.00	ERMA MATTER
TOTAL					LEGAL EXPENSE	.00	3,735.50	-3,735.50	
TOTAL					HUMAN RESOURCES	.00	6,427.50	-6,427.50	

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ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 5029 - SIDEWALK REPAIR PROGRAM

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21		17001	T3323 JEREMY JENNINGS		2,500.00	.00	SIDEWALK REPAIR
TOTAL						.00	2,500.00	.00	
TOTAL						.00	2,500.00	.00	
TOTAL						.00	73,876.66	-65,342.77	

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4230				REPAIR/MAINT SUPPLIES				
9 /23 03/31/23 21			16999	6715 INTERSTATE BILLI		-189.12	.00	LAMP-BULLET MARKER
9 /23 03/31/23 21			16974	6145 AUTOZONE		-110.66	.00	ENGINE MOUNT FRONT
9 /23 03/31/23 21			17014	0314 LEMOORE AUTO SUP		8.02	.00	WHEEL NUT
9 /23 03/31/23 21			17019	6120 O'REILLY AUTO PA		18.02	.00	STOPLIGHT SW
9 /23 03/31/23 21			17008	0458 KELLER FORD LINC		83.91	.00	MOULDING
9 /23 03/31/23 21			17013	0295 LEMOORE AUTO WRE		91.16	.00	SIDE VIEW MIRROR
9 /23 03/31/23 21			17014	0314 LEMOORE AUTO SUP		92.81	.00	FUEL LINE HOSE
9 /23 03/31/23 21			17014	0314 LEMOORE AUTO SUP		94.04	.00	BATTERY
9 /23 03/31/23 21			17019	6120 O'REILLY AUTO PA		96.58	.00	BLOWER MOTOR, AUX BLW
9 /23 03/31/23 21			17017	0345 MORGAN & SLATES,		125.24	.00	CHANNEL 7 CUT 10'
9 /23 03/31/23 21			17019	6120 O'REILLY AUTO PA		141.07	.00	AIR FILTER
9 /23 03/31/23 21			16999	6715 INTERSTATE BILLI		49.79	.00	LED-CAB MARKER LAMP
9 /23 03/31/23 21			17018	7236 N & S TRACTOR		51.91	.00	FILTERS AIR,FUE,ENG
9 /23 03/31/23 21			17014	0314 LEMOORE AUTO SUP		208.92	.00	HYDRAULIC HOSE-BULK
9 /23 03/31/23 21			16974	6145 AUTOZONE		253.06	.00	BREAK DISC BREAK PADS
9 /23 03/31/23 21			17017	0345 MORGAN & SLATES,		274.30	.00	KOSHIN SEAL
9 /23 03/31/23 21			16999	6715 INTERSTATE BILLI		302.81	.00	SENSOR-COOLANT LEVEL
9 /23 03/31/23 21	11557	-03	16992	0068 GARY V. BURROWS,		2,945.42	-2,945.42	CHANGE ORDER 2 -ADD FUNDS
9 /23 03/31/23 21	12081	-01	17018	7236 N & S TRACTOR		681.84	-681.84	FILTERS FOR STOCK
9 /23 03/31/23 21	12082	-01	16982	5289 CUMMINS SALES AN		670.70	-670.70	AFTERTREATMENT DOSSER INJ
9 /23 03/31/23 21	12084	-01	16982	5289 CUMMINS SALES AN		-2,171.81	2,171.81	INJECTORS FOR REFUSE TRUC
9 /23 03/31/23 21	12084	-01	16982	5289 CUMMINS SALES AN		7,766.11	-9,937.92	INJECTORS FOR REFUSE TRUC
9 /23 03/31/23 21	12093	-01	16994	6146 HANFORD CHRYSLER		626.93	-626.93	STEERING KNUCKLE FOR UNIT
9 /23 03/31/23 21	12099	-01	16994	6146 HANFORD CHRYSLER		882.65	-882.65	NEW WHEELS AND SHIELDING
9 /23 03/31/23 21	12117	-01	16996	4048 HI-TECH E V S, I		539.29	-539.29	NEW LED LIGHT FOR FIRE 11
TOTAL				REPAIR/MAINT SUPPLIES	.00	13,532.99	-14,112.94	
4350				REPAIR/MAINT SERVICES				
9 /23 03/31/23 21			17005	3088 JONES TOWING, IN		100.00	.00	TOW 2019 DODGE CHARGE
9 /23 03/31/23 21			17025	7220 PLAIN INSANE GRA		32.18	.00	CUSTOM PRINTED DECAL
9 /23 03/31/23 21			17025	7220 PLAIN INSANE GRA		348.13	.00	CUT VINYL DECAL
9 /23 03/31/23 21	12090	-01	17000	7394 J&R ADVANCED TOO		1,806.08	-1,806.08	PACKER CYLINDER REPAIR
9 /23 03/31/23 21	12091	-01	17004	2956 JONES COLLISION		6,768.07	-6,768.07	BODY WORK AND PAINT
TOTAL				REPAIR/MAINT SERVICES	.00	9,054.46	-8,574.15	
TOTAL				FLEET MAINTENANCE	.00	22,587.45	-22,687.09	
TOTAL				FLEET MAINTENANCE	.00	22,587.45	-22,687.09	

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ACCOUNTING PERIOD: 9/23

FUND - 041 - RMA - INT GOVT SVC
BUDGET UNIT - 4742 - RISK MANAGEMENT

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21	12115	-01 16986	7184 EMPLOYMENT RISK		113,707.00	-113,707.00	LIABILITY PROGRAM 4TH QTR
9 /23	03/31/23	21	12115	-02 16986	7184 EMPLOYMENT RISK		162,212.00	-162,212.00	WORKERS' COMPENSATION PRO
TOTAL						.00	275,919.00	-275,919.00	
TOTAL						.00	275,919.00	-275,919.00	
TOTAL						.00	275,919.00	-275,919.00	

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ACCOUNTING PERIOD: 9/23

FUND - 050 - WATER
BUDGET UNIT - 4250 - WATER

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220CH					CHLORINE OPERATING SUPPLY				
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		1,451.97	-1,451.97	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		1,928.22	-1,928.22	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		2,323.15	-2,323.15	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		2,395.75	-2,395.75	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		2,834.24	-2,834.24	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		3,013.73	-3,013.73	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		3,013.73	-3,013.73	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		3,122.22	-3,122.22	SODIUM HYPOCHLORITE-CHLOR
9 /23	03/31/23	21	11591	-01 17045	6058 UNIVAR		3,775.12	-3,775.12	SODIUM HYPOCHLORITE-CHLOR
TOTAL					CHLORINE OPERATING SUPPLY	.00	23,858.13	-23,858.13	
4310					PROFESSIONAL CONTRACT SVC				
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		202.00	-202.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		282.00	-282.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		282.00	-282.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		282.00	-282.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		1,318.00	-1,318.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		6.15	.00	SHRED SVC 02/23/2023
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		106.00	-106.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		178.00	-178.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11588	-01 16977	1397 BSK ANALYTICAL L		202.00	-202.00	WATER TREATMENT LABS AND
9 /23	03/31/23	21	11691	-01 17036	6663 SUSP, INC		6,970.00	-6,970.00	LEMOORE CPO SERVICES
9 /23	03/31/23	21	11870	-01 17036	6663 SUSP, INC		5,185.87	-5,185.87	SUSP REIMBURSABLE COSTS
9 /23	03/31/23	21	12086	-01 17041	2799 TELSTAR INSTRUME		7,458.66	-7,458.66	SCADA PROCESSOR TROUBLESH
9 /23	03/31/23	21	12086	-02 17041	2799 TELSTAR INSTRUME		363.42	-363.42	SALES TAX
TOTAL					PROFESSIONAL CONTRACT SVC	.00	22,836.10	-22,829.95	
4340					UTILITIES				
9 /23	03/31/23	21		17035	6266 SPARKLETTS		135.04	.00	WATER DELIVERY SVC
TOTAL					UTILITIES	.00	135.04	.00	
TOTAL					WATER	.00	46,829.27	-46,688.08	

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220			OPERATING		SUPPLIES				
9 /23	03/31/23	21		17021	7317 ODP BUSINESS SOL		9.65	.00	OFFICE SUPPLIES
9 /23	03/31/23	21		17021	7317 ODP BUSINESS SOL		36.09	.00	OFFICE SUPPLIES
TOTAL			OPERATING		SUPPLIES	.00	45.74	.00	
4340			UTILITIES						
9 /23	03/31/23	21		17035	6266 SPARKLETTS		43.12	.00	WATER DELIVERY SVC
TOTAL			UTILITIES			.00	43.12	.00	
TOTAL			UTILITY OFFICE			.00	88.86	.00	
TOTAL			WATER			.00	46,918.13	-46,688.08	

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FUND - 052 - WATER INCIDENT FUND
BUDGET UNIT - 4752 - WATER INCIDENT

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4380									
9 /23	03/31/23	21	11870	-02 17036	6663 SUSP, INC		4,249.05	-4,249.05	REIMBURSABLE SUNBELT
9 /23	03/31/23	21	11997	-01 17039	6404 SUNBELT RENTALS,		8,922.65	-8,922.65	320 KW DIESEL GENERATOR
TOTAL						.00	13,171.70	-13,171.70	
TOTAL						.00	13,171.70	-13,171.70	
TOTAL						.00	13,171.70	-13,171.70	

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SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 056 - REFUSE
BUDGET UNIT - 4256 - REFUSE

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4220					OPERATING SUPPLIES				
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		19.30	.00	FLAT WASHER
9 /23	03/31/23	21		17017	0345 MORGAN & SLATES,		173.17	.00	ALUMINUM SCOOP
9 /23	03/31/23	21	12113	-01 16980	7303 CONFAB		17,979.43	-17,979.43	3 YARD DUMPSTERS
TOTAL					OPERATING SUPPLIES	.00	18,171.90	-17,979.43	
4310					PROFESSIONAL CONTRACT SVC				
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		6.15	.00	SHRED SVC 02/23/2023
9 /23	03/31/23	21	11552	-01 16985	6869 WELLS FARGO BANK		769.42	-769.42	TEMP POSITION
TOTAL					PROFESSIONAL CONTRACT SVC	.00	775.57	-769.42	
TOTAL					REFUSE	.00	18,947.47	-18,748.85	
TOTAL					REFUSE	.00	18,947.47	-18,748.85	

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ACCOUNTING PERIOD: 9/23

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

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4170									
9 /23	03/31/23	21		17030	T3320 ROBERT CAPUCHINO		146.42	.00	BOOT REIMBURSEMENT
TOTAL						.00	146.42	.00	
4220									
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		35.36	.00	ULTRA BLUE GSKT MAKR
9 /23	03/31/23	21	12098 -01	17046	2038 USA BLUEBOOK		568.53	-568.53	RHINO JAKE
TOTAL						.00	603.89	-568.53	
4230									
9 /23	03/31/23	21		16991	2410 GAR BENNETT, LLC		26.60	.00	QUICK-SET CEMENT
9 /23	03/31/23	21		17016	5333 MEDALLION SUPPLY		43.46	.00	THRD REDUCER
9 /23	03/31/23	21		17016	5333 MEDALLION SUPPLY		177.64	.00	SELECTOR SWITCH
9 /23	03/31/23	21		17014	0314 LEMOORE AUTO SUP		186.05	.00	ADJ. PINTLE MOUNT
9 /23	03/31/23	21	11913 -01	16984	5018 ELECTRIC MOTOR S		5,200.00	-5,200.00	AQUA-JET AERATOR MOTOR
9 /23	03/31/23	21	11913 -02	16984	5018 ELECTRIC MOTOR S		377.00	-377.00	SALES TAX
9 /23	03/31/23	21	11913 -03	16984	5018 ELECTRIC MOTOR S		536.25	-536.25	LINE INCREASE
9 /23	03/31/23	21	12085 -01	16976	5140 BOGIE'S PUMP SYS		483.80	-483.80	FLOAT SWITCH
9 /23	03/31/23	21	12085 -02	16976	5140 BOGIE'S PUMP SYS		32.63	-32.63	SALES TAX
9 /23	03/31/23	21	12096 -01	16991	2410 GAR BENNETT, LLC		524.95	-524.95	OILER PARTS
9 /23	03/31/23	21	12097 -01	17038	0428 STONEY'S SAND &		2,187.34	-2,187.34	BLUE CRUSH ROCK
TOTAL						.00	9,775.72	-9,341.97	
4310									
9 /23	03/31/23	21		17037	5352 STERICYCLE, INC.		6.16	.00	SHRED SVC 02/23/2023
TOTAL						.00	6.16	.00	
4340									
9 /23	03/31/23	21		17035	6266 SPARKLETTS		38.97	.00	WATER DELIVERY SVC
TOTAL						.00	38.97	.00	
TOTAL					SEWER	.00	10,571.16	-9,910.50	
TOTAL					SEWER& STORM WTR DRAINAGE	.00	10,571.16	-9,910.50	

PEI
DATE: 03/31/2023
TIME: 08:49:14

CITY OF LEMOORE
EXPENDITURE TRANSACTION ANALYSIS

PAGE NUMBER: 21
AUDIT11

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.fund between '001' and '300' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 155 - HOUSING AUTHORITY FUND
BUDGET UNIT - 4953 - HOUSING AUTHORITY FUNDS

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4485									
	9 /23	03/31/23	21	16978	1000 CITY OF LEMOORE		55.42	.00	023-530-011-000
	9 /23	03/31/23	21	16978	1000 CITY OF LEMOORE		55.42	.00	023-530-017-000
	9 /23	03/31/23	21	16978	1000 CITY OF LEMOORE		55.42	.00	023-530-016-000
	9 /23	03/31/23	21	16978	1000 CITY OF LEMOORE		55.42	.00	023-530-015-000
TOTAL						.00	221.68	.00	
TOTAL						.00	221.68	.00	
TOTAL						.00	221.68	.00	

PAGE NUMBER: 22
AUDIT11

FUND - 201 - LLMD ZONE 1
BUDGET UNIT - 4851 - LLMD ZONE 1 WESTFIELD

ACCOUNT	DATE	T/C	ENCUMBRANC	REFERENCE	VENDOR	BUDGET	EXPENDITURES	ENCUMBRANCES	DESCRIPTION
4310									
9 /23	03/31/23	21	12107 -01	16979	5276 CLEAN CUT TREE S		950.00	-950.00	TREE TAKE DOWN ACROSS FRO
TOTAL						.00	950.00	-950.00	
TOTAL					LLMD ZONE 1 WESTFIELD	.00	950.00	-950.00	
TOTAL					LLMD ZONE 1	.00	950.00	-950.00	
TOTAL	REPORT					.00	463,163.25	-453,417.99	

PEI
DATE: 03/31/2023
TIME: 08:51:02

CITY OF LEMOORE
GENERAL LEDGER TRANSACTION ANALYSIS

PAGE NUMBER: 1
AUDIT311

SELECTION CRITERIA: account.acct between '2000' and '2999'AND transact.yr='23' and transact.period='9' and transact.batch='MJ033123'
ACCOUNTING PERIOD: 9/23

FUND - 120 - FACILITIES RENTAL FUND

ACCOUNT	DATE	T/C	REFERENCE	VENDOR/PAYER	DEBIT	CREDIT	DESCRIPTION
2020							
9 /23	03/31/23	21	17003	7363 JONATHAN GONZALEZ		250.00	REFUND CMC DEP
9 /23	03/31/23	21	16972	T3319 ABBIGAIL LIEBENSTEIN		250.00	REFUND VET HALL DEP
9 /23	03/31/23	21	16973	T3321 ALMA MILLIAN		250.00	REFUND VET HALL DEP
TOTAL				ACCOUNTS PAYABLE	.00	750.00	
2300							
9 /23	03/31/23	21	17003	7363 JONATHAN GONZALEZ	250.00		REFUND CMC DEP
9 /23	03/31/23	21	16972	T3319 ABBIGAIL LIEBENSTEIN	250.00		REFUND VET HALL DEP
9 /23	03/31/23	21	16973	T3321 ALMA MILLIAN	250.00		REFUND VET HALL DEP
TOTAL				CUSTOMER DEPOSITS	750.00	.00	
TOTAL				FACILITIES RENTAL FUND	750.00	750.00	
TOTAL REPORT					750.00	750.00	

PEI
DATE: 03/31/2023
TIME: 08:50:08

CITY OF LEMOORE
REVENUE TRANSACTION ANALYSIS

PAGE NUMBER: 1
AUDIT31

SELECTION CRITERIA: transact.yr='23' and transact.period='9' and transact.account between '3000' and '3999' and transact.batch='MJ03'
ACCOUNTING PERIOD: 9/23

FUND - 001 - GENERAL FUND
BUDGET UNIT - 001 - GENERAL FUND

ACCOUNT	DATE	T/C	RECEIVE REFERENCE	PAYER/VENDOR	BUDGET	RECEIPTS	RECEIVABLES DESCRIPTION
3681	RECREATION FEES						
9 /23	03/31/23	210	17006	T3322 JUAN GONZALEZ		-95.00	REFUND INDOOR SOCCER
TOTAL	RECREATION FEES				.00	-95.00	.00
TOTAL	GENERAL FUND				.00	-95.00	.00
TOTAL	GENERAL FUND				.00	-95.00	.00
TOTAL	REPORT				.00	-95.00	.00