

LEMOORE

CALIFORNIA

**LEMOORE CITY COUNCIL
COUNCIL CHAMBER
429 C STREET
April 15, 2025
5:30 P.M.**

MEETING AGENDA

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

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

1 – STUDY SESSION

- 1-1 Budget Workshop #3 (Valdez)

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.

2 – CEREMONIAL / PRESENTATION

- 2-1 Recognition of April 2025 Employee of the Month (Benavides)
- 2-2 Recognition of Aria Community Health Center Donation (Trejo)
- 2-3 Recognition of Central Valley Community Foundation Donation (Trejo)
- 2-4 Presentation of New Fire Engine (Jones)

3 – DEPARTMENT AND CITY MANAGER REPORTS

- 3-1 Department & City Manager Reports

4 – CONSENT CALENDAR

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.

- 4-1 Approval – Minutes – Regular Meeting – April 1, 2025
- 4-2 Approval – Right of Way Dedication – North Side of Iona Avenue
- 4-3 Approval – Tyler Technologies – Meeting Manager Module
- 4-4 Information Only – Police Department Update – March 2025
- 4-5 Information Only – Building Division Update – March 2025
- 4-6 Information Only – Fire Department Update – March 2025
- 4-7 Information Only – Investment Report for the Quarter Ended December 31, 2024
- 4-8 Information Only – Outline for a Smart City
- 4-9 Information Only – Transient Occupancy Tax Report – July Through December 2024

- 4-10 Information Only – Cannabis Revenue Report – 3rd Quarter ending March 31, 2025
4-11 Information Only – Warrant Registers – March 13, 2025 through April 3, 2025

5 – PUBLIC HEARINGS

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

- 5-1 Continued Public Hearing – Resolution 2025-13 – To Declare Three (3) Parcels of Land Located on the Northeast Corner of 19 ½ Avenue and Cedar Lane as “Exempt Surplus Land” and Approving Disposition and Development Agreement Between the City of Lemoore and KKAL, LP (John Kashian) for the Sale of City Owned Property and Authorizing the City Manager to Sign the Development Agreement, Escrow, and Associated Documents for the Sale of Property (APNs 023-400-001, -002-, and -003) (Brandt/Baley)

6 – NEW BUSINESS

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

No New Business.

7 – CITY COUNCIL REPORTS AND REQUESTS

- 7-1 City Council Reports / Requests

ADJOURNMENT

Upcoming Council Meetings

- City Council Regular Meeting, Tuesday, May 6, 2025
- City Council Regular Meeting, Tuesday, May 20, 2025

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 15, 2025 at Council Chamber, 429 C Street and City Hall, 711 W. Cinnamon Drive, Lemoore, CA on April 8, 2025.

//s//
Marisa Avalos, City Clerk



CITY COUNCIL REGULAR MEETING APRIL 15, 2025 @ 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/82946514618?pwd=77i8BnUvahFuBwW9h2KIGCbm9yJKmP.1>
- Meeting ID: 829 4651 4618
- Passcode: 675679
- 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.



711 West Cinnamon Drive • Lemoore, California 93245 • (559) 924-6744

Staff Report

Item No: 1-1

To: Lemoore City Council

From: Josalynn Valdez, Finance Director

Date: April 3, 2025

Meeting Date: April 15, 2025

Subject: Budget Workshop #3

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:

Information Only.

Subject/Discussion:

A budget workshop will be conducted with City Council to review the City of Lemoore's revenue budget and to provide goals.

This third workshop focuses on proposed revenue projections only.

Financial Consideration (s):

To be discussed.

Alternatives or Pros/Cons:

Not Applicable.

Commission/Board Recommendation:

Not Applicable.

Staff Recommendation:

Information Only.

Attachments:

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

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/09/2025
04/08/2025
04/08/2025
04/03/2025

April 1, 2025 Minutes
Lemoore City Council Regular Meeting

CALL TO ORDER:

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

ROLL CALL: Mayor: MATTHEWS
Council Members: BREWSTER, CRUZ, GORNICK
Absent: LYONS

City Staff and contract employees present: City Manager Trejo; City Attorney Di Fillipo; Police Chief Kendall; Public Works Director Benavides; City Planner Brandt; Management Analyst Baley; Management Analyst Ramsey; Management Analyst Jackson; Management Analyst Hugie; Finance Manager Reeder; Community Services Officer Perez; Deputy Clerk Schisler

AGENDA APPROVAL, ADDITIONS, AND/OR DELETIONS

*Item 4-8 was pulled from the agenda.
Move item 3-1 before 2-1.*

1 – STUDY SESSION

No Study Session.

PUBLIC COMMENT

Alex Walker reminded Lemoore students that the Rotary Scholarship application is due April 4, 2025. The applications are available with each School Principal. He encouraged the students to apply. The Rotary club will be awarding eight (8) \$750 scholarships.

2 – CEREMONIAL / PRESENTATION

2-1 Employee of the Month – March 2025 (Benavides)

Maintenance Superintendent Machado presented Maintenance Worker Ruben Reyna with Employee of the Month for March 2025.

3 – DEPARTMENT AND CITY MANAGER REPORTS

Police Chief Kendall stated that Officer David Ortiz will be receiving the MADD award this year. He had a total of 36 arrests for DUI. Sergeant Rogelio Avelar had 22 arrests. The awards banquet will be held at Table Mountain Casino on June 18, 2025. New Officer Tanner Trimm was sworn in. He has begun his FTO phase. Detective Corporal Tanner Jacques has been promoted to the rank of Sergeant.

4 – CONSENT CALENDAR

- 4-1 Approval – Minutes – Regular Meeting – March 18, 2025
- 4-2 Approval – Second Reading – Ordinance 2025-02 – Adopting Zone Text Amendment No. 2025-01 Initiated by the City of Lemoore to Add Section 9-5F-9 “Electronic Billboards” and to Modify Sections 9-5F-7 “Standards for Off Site Signs”, 9-5A-3 “Setback Determination

- and Requirements”, and 9-4D-13 “Semi-Permanent Mobile Food Vendors” of the Lemoore Municipal Code
- 4-3 Approval – Budget Amendment – Training Facility and Equipment for 2024 Ferrara Type 1 Engine
 - 4-4 Approval – Resolution 2025-11 – Renewing Ordinance 2022-02 and Policy 709 of the Lemoore Police Department Policy Manual Authorizing the Use of Military Equipment in Accordance with Government Code Section 7070, et. seq.
 - 4-5 Approval – Resolution 2025-12 – Authorizing Acceptance of Regional Early Action Program (REAP 2.0) Funds Awarded in the Amount of \$350,000, and Authorizing a Budget Amendment for said Award Amount, and Authorizing the City Manager of the City of Lemoore to Execute Agreements between the City and Kings County Association of Governments
 - 4-6 Approval – Authorization to Purchase 4 Toyota Prius Plug-in Hybrid Vehicles
 - 4-7 Approval – Investment Policy
 - 4-8 Approval – Right of Way Dedication – South Side of Iona Avenue

Item 4-2 and 4-7 was pulled for separate consideration.

Motion by Mayor Pro Tem Gornick, seconded by Council Member Brewster, to approve the Consent Calendar, except items 4-2 and 4-7.

Ayes: Gornick, Brewster, Cruz, Matthews

Absent: Lyons

- 4-2 Approval – Second Reading – Ordinance 2025-02 – Adopting Zone Text Amendment No. 2025-01 Initiated by the City of Lemoore to Add Section 9-5F-9 “Electronic Billboards” and to Modify Sections 9-5F-7 “Standards for Off Site Signs”, 9-5A-3 “Setback Determination and Requirements”, and 9-4D-13 “Semi-Permanent Mobile Food Vendors” of the Lemoore Municipal Code

Motion by Mayor Pro Tem Gornick, seconded by Council Member Brewster, to approve the Second Reading – Ordinance 2025-02 – Adopting Zone Text Amendment No. 2025-01 Initiated by the City of Lemoore to Add Section 9-5F-9 “Electronic Billboards” and to Modify Sections 9-5F-7 “Standards for Off Site Signs”, 9-5A-3 “Setback Determination and Requirements”, and 9-4D-13 “Semi-Permanent Mobile Food Vendors” of the Lemoore Municipal Code.

Ayes: Gornick, Brewster, Cruz, Matthjews

Absent: Lyons

- 4-7 Approval – Investment Policy

Motion by Mayor Pro Tem Gornick, seconded by Council Member Brewster, to approve the Investment Policy.

Ayes: Gornick, Brewster, Cruz, Matthews

Absent: Lyons

5 – PUBLIC HEARINGS

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

- 5-1 Public Hearing – Resolution 2025-13 – To Declare Three (3) Parcels of Land Located on the Northeast Corner of 19 ½ Avenue and Cedar Lane as “Exempt Surplus Land” and Approving Disposition and Development Agreement Between the City of Lemoore and KKAL, LP (John Kashian) for the Sale of City Owned Property and Authorizing the City

Manager to Sign the Development Agreement, Escrow, and Associated Documents for the Sale of Property (APNs 023-400-001, -002-, and -003) (Brandt/Baley)

Public Hearing Opened: 5:50 p.m.

Spoke:

The public hearing was continued to the next City Council meeting.

6 – NEW BUSINESS

No New Business.

7 – CITY COUNCIL REPORTS AND REQUESTS

Tom Reed provided an update regarding the Kings Mosquito Abatement Committee. In the past, the district had an agreement with dairies where they would pay for the product and the district would spread it. Half of the dairies were involved in that and the other half did the work themselves. The district decided that they would just cover all the costs because of the benefit to the whole community. A presentation was done on their drones. The drones carry 40 pounds of product. There is a total of two drones. The farmers are appreciative.

Council Member Brewster stated that he missed the last Council meeting because he was at the CCW conference. AB 1333 regarding self defense was pulled. No longer have to worry about that anytime soon. He covered for Mayor Matthews at the KCAG meeting, KCAPTA, and Vehicle Abatement Service Authority. She is now the Chairwoman. KART is having their grand opening on December 6th or 13th. They will also be doing tours. He inquired about getting more flock cameras at intersections or other surveillance. He was the tournament Director for the DSA Scholarship Golf Tournament on March 24th. They are on track to award 20-25 \$1,000 scholarships this year. The application will be released soon. He thanked staff for having him at City Hall for birthday cake. He thanked City Manager Trejo for throwing out the first pitch during opening ceremonies.

Council Member Cruz commended Chief Kendall. He congratulated PD staff for their achievements. He will be attending the Salvation Army advisory meeting next week.

Mayor Pro Tem Gornick stated that the Mayor attended the SFKGSA meeting in his place. He had the opportunity to go walk at the Recreation Center. He was impressed with how many people he knew there. Staff keeps the center clean and welcoming. He thanked Chief for his hard work.

Mayor Matthews attended the district swearing in ceremony for Senator Hurtado. She attended ICSC in Monterey. There was a lot of great conversations and networking. She also attended the CalCities Policy Committee in Burbank. She was voted in as Chair for the Central Valley Air Pollution Citizen Advisory Committee. Coffee and Community is tomorrow. Coffee and Donuts are free. Easter Event is April 19, 2025 at Lions Park. This is a free event. Ask Council to join forces with her to fill 2,000 eggs.

At 6:18 p.m., Council adjourned to Closed Session.

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. Government Code Section 54957.6
Conference with Labor Negotiator
Agency Designated Representatives: Christina D. Smith, City Attorney and Marissa Trejo, City Manager
Employee Organizations: Lemoore Police Officers Association, Lemoore Police Sergeants Unit
2. Government Code Section 54956.9
Conference with Legal Counsel – Anticipated Litigation
Initiation of Litigation Pursuant to Paragraph (4) of Subdivision (d) of Section 54956.9
One Case

REPORT OUT FROM CLOSED SESSION

Nothing to report from Closed Session.

ADJOURNMENT

At 7:00 p.m., Council adjourned.

Approved the 15th day of April 2025.

APPROVED:

Patricia Matthews, Mayor

ATTEST:

Marisa Avalos, City Clerk



711 West Cinnamon Drive • Lemoore, California 93245 • (559) 924-6744

Staff Report

Item No: 4-2

To: Lemoore City Council
From: Diego Lopez, Assistant Public Works Director
Date: April 7, 2025 **Meeting Date:** April 15, 2025
Subject: Right of Way Dedication – North Side of Iona Avenue

Strategic Initiative:

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

Proposed Motion:

Approval of Right of Way Dedication along the North side of Iona Avenue (APN 023-170-015)

Subject/Discussion:

The City of Lemoore is requesting to accept the grant deed from Anthony Rodriguez and Monica Rodriguez, husband and wife, as joint tenants, for a right of way dedication. The right of way dedication is located on the southerly 42.00 feet of the west half of the west half of the southeast quarter of the southeast quarter of the north side of Iona Ave. between 19th Ave. and Vine Street (APN 023-170-015). The property has been previously vacant but is currently under development for commercial use. Easements are required from the subject property to allow the City access for the extension utilities and installation of curb and gutter.

Financial Consideration(s):

No cost for the City.

Staff Recommendation:

Staff recommends approval of the Right of Way Dedication and allow for it to be recorded.

Attachments:

- ☐ Resolution:
- ☐ Ordinance:
- ☐ Map
- ☐ Contract
- ☒ Other: Grant Deed Exhibit

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025

Recording requested by and
Please mail instrument to:

City of Lemoore
711 Cinnamon Drive.
Lemoore, CA 93245
ATTN: Frank Rivera

***This instrument benefits City only. No fee required
per Government Code Section 6103***

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

THE UNDERSIGNED GRANTOR(S) DECLARE(s)

DOCUMENTARY TRANSFER TAX IS \$ EXEMPT PUBLIC ENTITY

☐ unincorporated area ☒ (X) City of Lemoore

Assessor's Parcel No. **023-170-015**

☐ computed on the full value of property conveyed, or

☐ computed on the full value less value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, represents that, as the owner(s) of the herein-described real property,

Anthony Rodriguez and Monica Rodriguez, husband and wife, as joint tenants

hereby GRANT(s) in fee for public purposes interest to CITY OF LEMOORE, A MUNICIPAL CORPORATION, the real property in the City of Lemoore, County of Kings, State of California, described as follows:

SEE "EXHIBIT A" ATTACHED FOR LEGAL DESCRIPTION AND "EXHIBIT A-1" FOR PLAT AND INCORPORATED HEREIN BY REFERENCE

Signed this 31 day of January, 20 25

Grantor Signature(s): 
BY: ANTHONY RODRIGUEZ

TITLE: OWNER

Grantor Signature(s): 
BY: MONICA RODRIGUEZ

TITLE: OWNER

Public Agency Acknowledgement
City of Lemoore
County of Kings
State of California

I, Marisa Avalos, City Clerk of the City of Lemoore, do hereby certify that at a Regular Meeting of the City Council of the City of Lemoore held _____, City Council acknowledged the executed Grant Deed from Anthony Rodriguez and Monica Rodriguez, for a portion of **023-170-015**.



Marisa Avalos, City Clerk

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

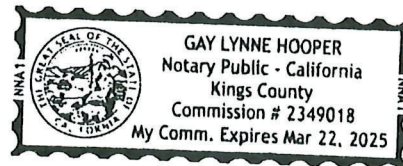
STATE OF CALIFORNIA
COUNTY OF KINGS

On JANUARY 31, 2025 before me, GAY LYNNE HOOPER, Notary Public, personally appeared ANTHONY RODRIGUEZ, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS MY HAND AND OFFICIAL SEAL.

Signature Gay Lynne Hooper



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA
COUNTY OF KINGS

On JANUARY 31, 2025 before me, GAY LYNNE HOOPER, Notary Public, personally appeared MONICA RODRIGUEZ, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS MY HAND AND OFFICIAL SEAL.

Signature Gay Lynne Hooper

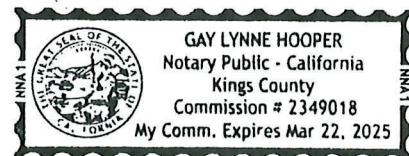


EXHIBIT "A"

The southerly 42.00 feet of the West Half of the West Half of the Southeast Quarter of the Southeast Quarter of the Southwest Quarter of Section 10, Township 19 South, Range 20 East, Mount Diablo Base and Meridian, in the City of Lemoore, County of Kings, State of California.

Containing, 6977 square feet, more or less.

Attached hereto is a plat labeled Exhibit "A-1", and by this reference made a part hereof.

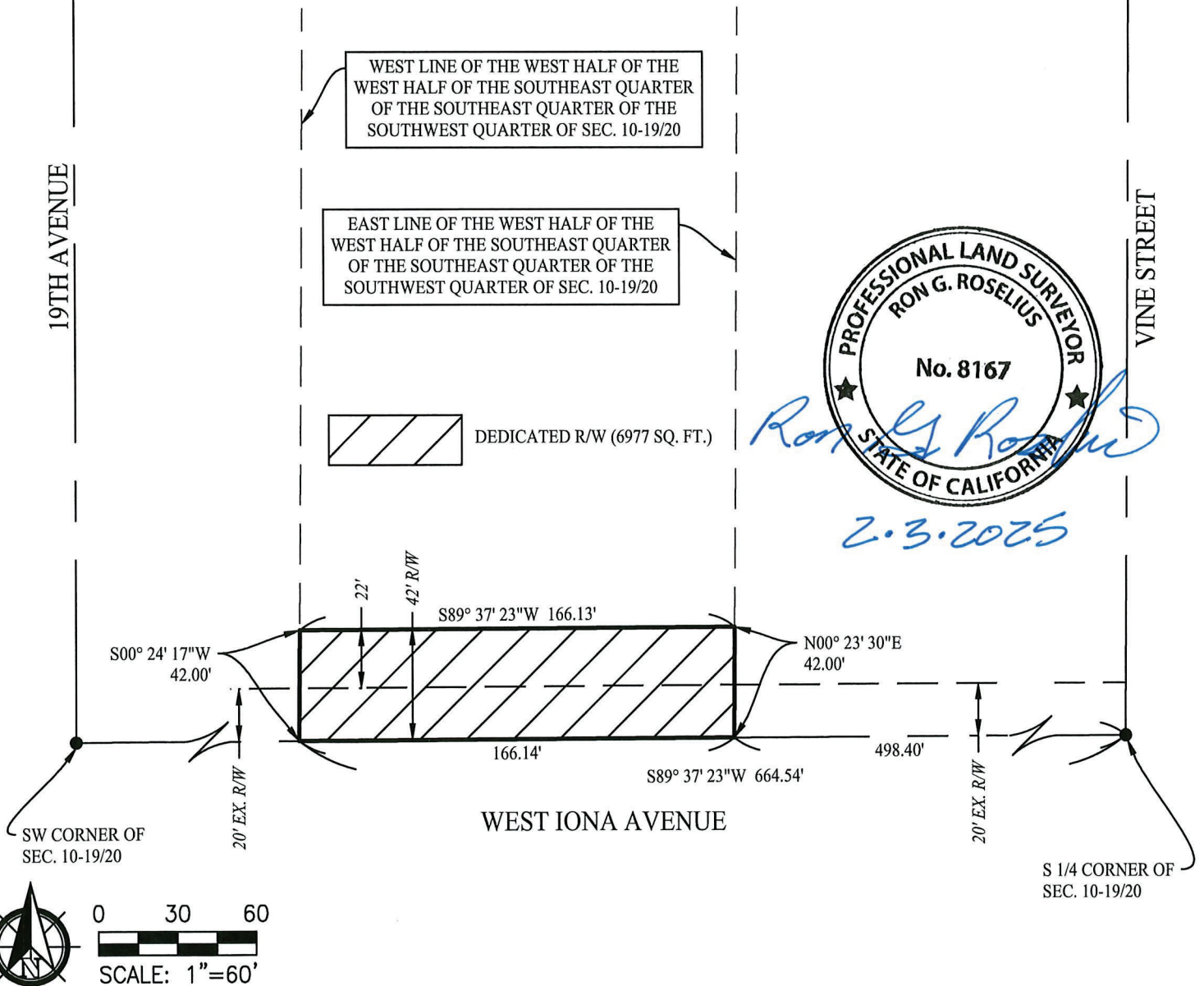


End of Description

EXHIBIT "A-1"

RIGHT-OF-WAY NOTE:

THE EXISTING RIGHT-OF-WAY ON THE NORTH SIDE OF WEST IONA AVENUE ALONG THE FRONTAGE OF THE SUBJECT PARCEL, IS 20.00 FEET AS LISTED IN VOLUME ONE OF THE ROAD REGISTER, AT PAGE 262, IN THE OFFICE OF THE KINGS COUNTY SURVEYOR. THE COUNTY WAS NOT ABLE TO SUPPLY ANY ADDITIONAL DOCUMENTATION FOR THIS RIGHT-OF-WAY.



**ZUMWALT
HANSEN INC**
A **QK** Company

609 N. Irwin St.
Hanford, CA 93230
Office: (559) 582-1056
Fax: (559) 584-4143

Exhibit 'A-1'
Right-of-Way Dedication
From Anthony and Monica
Rodriguez

Job No. Z210720
Drawn By: MO
Checked By: AD
Indexed By: _____
Date: 2/3/2025

Sheet No.

1 of 1



711 West Cinnamon Drive • Lemoore, California 93245 • (559) 924-6744

Staff Report

Item No: 4-3

To: Lemoore City Council
From: Marisa Avalos, City Clerk/Executive Assistant
Date: March 24, 2025 **Meeting Date:** April 15, 2025
Subject: Tyler Technologies – Meeting Manager Module

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 checked="" type="checkbox"/> Community & Neighborhood Livability	<input type="checkbox"/> Not Applicable

Proposed Motion:

Approval of the addition of the Meeting Manager Module to the Tyler Technologies Service Agreement.

Subject/Discussion:

The City of Lemoore currently utilizes Tyler Technologies for various administrative and management functions. As part of an ongoing effort to streamline operations and improve accessibility, staff has identified the Meeting Manager Module as a valuable addition to our existing services.

The Meeting Manager Module is designed to facilitate the creation, management, and distribution of meeting agendas, minutes, and associated documents.

The addition of the Meeting Manager Module aligns with our commitment to operational efficiency, improved workflow, and enhanced public access to meeting information. Staff recommends approval of the amendment to the service agreement with Tyler Technologies to proceed with implementation.

Financial Consideration(s):

The estimated cost for adding the Meeting Manager Module is \$3,747, which includes initial implementation, training, and ongoing support.

Alternatives or Pros/Cons:

Pros:

- Streamline agenda processing
- One universal software citywide

Cons:

- None.

Commission/Board Recommendation:

N/A.

Staff Recommendation:

Staff recommends approval of the addition of the Meeting Manager Module for the City of Lemoore.

Attachments:

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

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025



Sales Quotation For:

City of Lemoore
711 W. Cinnamon Drive
Lemoore CA 93245

Shipping Address:

Quoted By:
Quote Expiration:
Quote Name:
Quote Description:
Saas Term

Karen Grosset
09/07/25
City of Lemoore - ERP -
Meeting Manager
Meeting Manager
1.00

Tyler SaaS and Related Services

Description	Qty	Imp. Hours	Annual Fee
Content Management Meeting Manager	1	0	\$ 3,747.00
TOTAL			\$ 3,747.00

Summary

Total Tyler License Fees
Total SaaS
Total Tyler Services
2025-529015-J9D9X6

One Time Fees
\$ 0.00
\$ 0.00
\$ 0.00
CONFIDENTIAL

Recurring Fees
\$ 0.00
\$ 3,747.00
\$ 0.00

Total Third-Party Hardware, Software, Services	\$ 0.00	\$ 0.00
Summary Total	\$ 0.00	\$ 3,747.00
Contract Total	\$ 3,747.00	

Unless otherwise indicated in the contract or amendment thereto, pricing for optional items will be held For six (6) months from the Quote date or the Effective Date of the Contract, whichever is later.

Customer Approval: _____ Date: _____

Print Name: _____ P.O.#: _____

All Primary values quoted in US Dollars

Comments

Client agrees that items in this sales quotation are, upon Client's signature or approval of same, hereby added to the existing agreement ("Agreement") between the parties and subject to its terms. Additionally, payment for said items, as applicable but subject to any listed assumptions herein, shall conform to the following terms:

- License fees for Tyler and third party software are invoiced upon the earlier of (i) deliver of the license key or (ii) when Tyler makes such software available for download by the Client;
- Fees for hardware are invoiced upon delivery;
- Fees for year one of hardware maintenance are invoiced upon delivery of the hardware;
- Annual Maintenance and Support fees, SaaS fees, Hosting fees, and Subscription fees are first payable when Tyler makes the software available for download by the Client (for Maintenance) or on the first day of the month following the date this quotation was signed (for SaaS, Hosting, and Subscription), and any such fees are prorated to align with the applicable term under the Agreement, with renewals invoiced annually thereafter in accord with the Agreement.
- Fees for services included in this sales quotation shall be invoiced as indicated below.
 - Implementation and other professional services fees shall be invoiced as delivered.

- Fixed-fee Business Process Consulting services shall be invoiced 50% upon delivery of the Best Practice Recommendations, by module, and 50% upon delivery of custom desktop procedures, by module.
- Fixed-fee conversions are invoiced 50% upon initial delivery of the converted data, by conversion module, and 50% upon Client acceptance to load the converted data into Live/Production environment, by conversion module.
- Except as otherwise provided, other fixed price services are invoiced upon complete delivery of the service. For the avoidance of doubt, where "Project Planning Services" are provided, payment shall be invoiced upon delivery of the Implementation Planning document. Dedicated Project Management services, if any, will be invoiced monthly in arrears, beginning on the first day of the month immediately following initiation of project planning.
- If Client has purchased any change management services, those services will be invoiced in accordance with the Agreement.
- Notwithstanding anything to the contrary stated above, the following payment terms shall apply to services fees specifically for migrations: Tyler will invoice Client 50% of any Migration Fees listed above upon Client approval of the product suite migration schedule. The remaining 50%, by line item, will be billed upon the go-live of the applicable product suite. Tyler will invoice Client for any Project Management Fees listed above upon the go-live of the first product suite. Unless otherwise indicated on this Sales quotation, annual services will be invoiced in advance, for annual terms commencing on the date this sales quotation is signed by the Client. If listed annual service(s) is an addition to the same service presently existing under the Agreement, the first term of the added annual service will be prorated to expire coterminous with the existing annual term for the service, with renewals to occur as indicated in the Agreement.

- Expenses associated with onsite services are invoiced as incurred.

Tyler's quote contains estimates of the amount of services needed, based on our preliminary understanding of the scope, level of engagement, and timeline as defined in the Statement of Work (SOW) for your project. The actual amount of services required may vary, based on these factors.

Tyler's pricing is based on the scope of proposed products and services contracted from Tyler. Should portions of the scope of products or services be altered by the Client, Tyler reserves the right to adjust prices for the remaining scope accordingly.

Unless otherwise noted, prices submitted in the quote do not include travel expenses incurred in accordance with Tyler's then-current Business Travel Policy.

Tyler's prices do not include applicable local, city or federal sales, use excise, personal property or other similar taxes or duties, which you are responsible for determining and remitting. Installations are completed remotely but can be done onsite upon request at an additional cost.

In the event Client cancels services less than four (4) weeks in advance, Client is liable to Tyler for (i) all non-refundable expenses incurred by Tyler on Client's behalf; and (ii) daily fees associated with the cancelled services if Tyler is unable to re-assign its personnel.

The Implementation Hours included in this quote assume a work split effort of 70% Client and 30% Tyler.

Implementation Hours are scheduled and delivered in four (4) or eight (8) hour increments.

Tyler provides onsite training for a maximum of 12 people per class. In the event that more than 12 users wish to participate in a training class or more than one occurrence of a class is needed, Tyler will either provide additional days at then-current rates for training or Tyler will utilize a Train-the-Trainer approach whereby the client designated attendees of the initial training can thereafter train the remaining users.

Tyler Meeting Manager - Meeting agenda and minutes creation & storage.



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Staff Report

Item No: 4-4

To: Lemoore City Council
From: Michael Kendall, Chief of Police
Date: April 7, 2025 **Meeting Date:** April 15, 2025
Subject: Police Department Update – March 2025

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:

Approve the March 2025 update for the Police Department.

Subject/Discussion:

See attached.

Financial Consideration(s):

N/A

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Approval of the March 2025 update for the Police Department.

Attachments:

Review:

Date:

<input type="checkbox"/> Resolution:		
<input type="checkbox"/> Ordinance:	<input checked="" type="checkbox"/> City Attorney	04/08/2025
<input type="checkbox"/> Map	<input checked="" type="checkbox"/> City Clerk	04/07/2025
<input type="checkbox"/> Contract	<input checked="" type="checkbox"/> City Manager	04/07/2025
<input checked="" type="checkbox"/> Other	<input checked="" type="checkbox"/> Finance	04/07/2025
List: March 2025 Police Department Update		



March 2025 Monthly Report

Part 1 Crimes Statistics

	Last MAR	This MAR	YTD 2024	YTD 2025	YTD Increase/Decrease
HOMICIDE	0	0	0	0	0
RAPE	2	1	4	4	0
ASSAULT	8	9	16	19	3
ROBBERY	1	0	4	0	-4
BURGLARY	1	6	3	11	8
LARCENY	9	27	28	72	44
AUTO THEFT	5	7	12	10	-2
TOTAL PART ONE	26	50	67	116	49

Notable Investigations and Arrests:

L2500547-On 03/02/2025 at approximately 01:37AM, LPD officers were dispatched to the 300 block of 19th ½ Ave regarding a possible fight in progress. Upon arrival, patrol officers located a vehicle leaving the scene believed to be involved in the fight. An officer stopped the vehicle and determined the driver to be on active parole and in possession of a loaded stolen pistol. The suspect was booked into the Kings County Jail.

L2500695-On 03/11/2025 at approximately 2:45PM, LPD officers were dispatched to the 1100 block of W. D. St. regarding a person brandishing a gun. LPD officers located the subject and confirmed he was in fact in possession of an unregistered pistol. The subject was arrested and booked into the Kings County Juvenile Center.

L2500876-On 03/25/2025 at approximately 09:58AM, an LPD Detective conducted a probation search at an apartment in the 900 block of Fox. St. During the search of the probationer's residence a stolen pistol was located. The suspect was arrested and booked into the Kings County Jail.

L2500952-On 03/29/2025 at approximately 6:43PM, LPD officers were dispatched to the 100 block of 19th Ave regarding a shooting which had just occurred. Several rounds were fired into an apartment. There were no injuries as a result of the shooting. The city's FLOCK camera system captured the suspect vehicle fleeing the scene. On 4/1/2025 LPD officers located the vehicle and attempted to stop it. The driver did not comply, and a vehicle pursuit was initiated. One suspect exited the vehicle and fled on foot. He was apprehended after a short foot pursuit. The driver of the suspect vehicle was ultimately involved in a traffic collision in Hanford. The driver was then taken into custody. During a search of the vehicle a pistol was located. One suspect was booked into the Kings County Jail the other was booked into the Kings County Juvenile Center.

L2500979-On 03/31/2025 at approximately 8:33PM, LPD officers were dispatched to the 800 block of N. Lemoore Ave. regarding a shooting which had just occurred. Upon arrival, officers

located a victim with gunshot wounds to his lower extremities. The victim was transported to a local area hospital and expected to survive. This case is ongoing. Anyone with information is asked to contact LPD Detectives.

Code Enforcement and Animal Control Statistics:

Total Code Enforcement Calls for Service: 375

Property Abatement Cases: 127

Vehicle Abatement Cases: 5

Animal Control Calls for Service: 73

Animal Control Criminal Cases: 6



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Staff Report

Item No: 4-5

To: Lemoore City Council
From: Ray Greenlee, Community Services Manager
Date: April 7, 2025 **Meeting Date:** April 15, 2025
Subject: Building Division Update – March 2025

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:

Approve the March 2025 update for the Building Division.

Subject/Discussion:

See attached.

Financial Consideration(s):

N/A

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Approval of the March 2025 update for the Building Division.

Attachments:

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

List: March 2025 Building Update

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025

Inspections Performed By Type (Summary)

Report Date Range : 03/01/2025 to 03/31/2025

Inspection Type	Count
200 PSI Water Line	2
Block Wall Footing & Steel	3
Block Wall Footing, Steel, & Grouting	1
Dry Wall Nailing	10
Electrical Service / Release	16
Exterior Lath	3
Final Inspection	122
Fire Inspection	1
Foundation	5
Gas Test / Release	5
HVAC	1
HVAC Changout	8
Insulation	4
Insulation Attic	3
Plumbing top out	6
PRE-DECK	1
PRE-GRANITE	1
Pre-roof	2
PRESSURE TEST	1
Re-Frame	4
Roof	1
Roof Nailing	24
Rough Electrical	6
Rough Frame	7
Rough Mechanical	4
Rough Plumb-Drain	4
Sewer Tie-In	6
Shear Wall	17
Shower Pan	3
Smoke Det/Carbon Monoxide	37
special inspection	2
Swimming Pool Alarm or Fence	1
Swimming Pool Hydro Static Valve	1
Swimming Pool Plumbing & Electrical	1
Swimming Pool Pre-Plaster	3
Swimming Pool Site Grading	1
Swimming Pool Steel & Bond	1
Trash Enclosure	1
Under Floor Framing	2
Wall Rebar	1

Inspections Performed By Type (Summary)

Report Date Range : 03/01/2025 to 03/31/2025

Inspection Type	Count
Well inspection	1
Total for Report: 323	

New Permits Issued

Report Date Range : 03/01/2025 to 03/31/2025

Permit #	Permit Type	Date Issue	Sq Ft	Valuation
2502-044	CONSTRUCT (3) NEW METAL BUILDINGS FOR TANK FARM CONTROLS AT HELENA	3/3/2025	0	12,000
2503-001	REPLACE SEWER LINE UNDER AND IN DRIVE WAY	3/3/2025	0	10,000
2503-002	16x16 SHED TO BE INSTALLED	3/3/2025	0	14,383
2503-003	SOLAR ROOF MOUNT 10 PANELS, 4.10kW, 1 BATTERY	3/3/2025	0	7,500
2503-004	HVAC CHANGE OUT	3/3/2025	0	0
2503-005	CHANGE OUT 8 WINDOWS	3/3/2025	1,212	14,540
2503-006	CHANGING OUT 6 WINDOWS	3/3/2025	2,705	7,509
2503-007	WINDOW REPLACEMENT, 3 WINDOWS, 1 PATIO SLIDER DOOR	3/3/2025	2,705	6,541
2503-008	SOLAR ROOF MOUNT REMOVA AND REINSTALL EXISTING SYSTEM	3/4/2025	0	8,000
2503-009	SOLAR ROOF MOUNT 24 PANELS, 9.72kW, 4 BATTERIES	3/4/2025	0	41,988
2503-010	SOLAR ROOF MOUNT 20 PANELS, 8.20kW, 1 BATTERY	3/4/2025	0	46,658
2503-011	INSTALL 4 UNDERGROUND MONITERING WELLS 25' DEEP	3/4/2025	0	0
2503-013	SPECIAL INSPECTION	3/4/2025	0	0
2503-014	MPU 225A/200A	3/5/2025	0	0
2503-015	HVAC CHANGE OUT 4 TON UNIT	3/5/2025	0	0
2503-016		3/6/2025	0	3,000,000
2503-017	HVAC CHANGEOUT 4 TON UNIT	3/6/2025	0	0
2503-018	SOLAR ROOF MOUNT 35 PANELS, 14.35kW, 2 BATTERIES	3/6/2025	0	82,226
2503-019	ADD OR REPLACE ANTENNAS, ANCILLARY EQUIPMENT, AND GROUND EQUIPMENT	3/10/2025	0	20,000
2503-020	SOLAR ROOF MOUNT 14 PANELS, 5.67kW, 2 BATTERIES	3/10/2025	0	3,000
2503-021	SPECIAL BUILDING INSPECTION	3/10/2025	0	0
2503-022	1 INCH WATER LINE INSTALL.	3/10/2025	0	1,200
2503-023	SOLAR ROOF MOUNT 8 PANELS, 3.2kW, 2 BATTERIES	3/11/2025	0	7,040
2503-024	SOLAR ROOF MOUNT 17 PANELS, 6.71kW, 2 BATTERIES	3/11/2025	0	14,773
2503-025	SOLAR ROOF MOUNT 21 PANELS, 8.4kW, 2 BATTERIES, MPU 200A/200A	3/11/2025	0	18,480
2503-026	WATER HEATER CHANGEOUT 40GAL UNIT	3/11/2025	0	0
2503-027	FULL REPIPE OF HOT AND COLD WATER LINES	3/11/2025	0	17,617
2503-028	COVERED PATIO THAT ATTACHES TO HOME	3/11/2025	0	4,000
2503-029	100amp PANEL TO BE SWITCHED WITH NEW 100amp PANEL	3/11/2025	0	0
2503-030	INSTALL A CO2 MONITORING SYSTEM	3/12/2025	0	0
2503-031	SOLAR ROOF MOUNT 15 PANELS, 6.15kW, 1 BATTERY	3/12/2025	0	46,986
2503-032	SOLAR ROOF MOUNT 10 PANELS, 13.5kW, 1 BATTERY	3/12/2025	0	21,390
2503-033	SOLAR ROOF MOUNT 10 PANELS, 4.1kW, 1 BATTERY	3/12/2025	0	26,180
2503-034	SOLAR ROOF MOUNT 10 PANELS, 4.10kW, 1 BATTERY	3/12/2025	0	7,500
2503-035	SOLAR ROOF MOUNT 8 PANELS, 3.44kW	3/13/2025	0	15,000

New Permits Issued

Report Date Range : 03/01/2025 to 03/31/2025

Permit #	Permit Type	Date Issue	Sq Ft	Valuation
2503-036	SOLAR ROOF MOUNT 19 PANELS, 7.79 Kw, 2 BATTERIES	3/13/2025	0	49,544
2503-037	NEW REROOF PERMIT 5 VENTS HIGH, 5 VENTS LOW	3/17/2025	0	11,500
2503-038	JADU CONVERT EXISITNG GARAGE	3/17/2025	260	85,000
2503-039	NEW ROOF PERMIT 4 LOW VENTS 4 HIGH	3/17/2025	0	10,000
2503-040	WATER HEATER CHANGE OUT TO 40GAL	3/18/2025	0	0
2503-041	HVAC CHANGE OUT 3.5 TON UNIT	3/18/2025	0	0
2503-042	SOLAR ROOF MOUNT 14 PANELS, 5.95kW, 1 BATTERY	3/18/2025	0	38,616
2503-043	SOLAR ROOF MOUNT 10 PANELS, 3.80kW, 1 BATTERYQ	3/18/2025	0	28,454
2503-044	HVAC CHANGE OUT	3/18/2025	0	0
2503-045	HVAC CHANGE OUT SPLIT SYSTEM	3/18/2025	0	0
2503-046	SHED INSTALLED IN BACK YARD. NO FOUNDATION 10'X12'. EXCEEDS 8' HEIGHT	3/19/2025	0	6,125
2503-047	SOLAR ROOF MOUNT 26 PANELS, 10.27kW, 2 BATTERIES	3/19/2025	0	22,594
2503-048	SOLAR ROOF MOUNT 14 PANELS, 5.74kW, 1 BATTERY	3/19/2025	0	8,897
2503-049	SOLAR ROOF MOUNT 14 PANELS, 5.74kW, 1 BATTERY	3/19/2025	0	8,897
2503-050	SOLAR ROOF MOPUNT 16 PANELS, 6.56kW, 1 BATTERY	3/19/2025	0	10,168
2503-051	SOLAR ROOF MOUNT 16 PANELS, 6.56kW, 1 BATTERY	3/19/2025	0	10,168
2503-052	HVAC CHANGE OUT 3.5 TON UNIT	3/19/2025	0	0
2503-053	SOLAR ROOF MOUNT 13 PANELS, 5.33kW, 1 BATTERY	3/19/2025	0	8,262
2503-054	SOLAR ROOF MOUNT 11 PANELS, 4.51kW, 1 BATTERY	3/19/2025	0	6,991
2503-055	SOLAR ROOF MOUNT 14 PANELS, 5.74kW, 1 BATTERY	3/19/2025	0	8,897
2503-056	SOLAR ROOF MOUNT 16 PANELS, 6.56kW, 1 BATTERY	3/19/2025	0	10,168
2503-057	SOLAR ROOF MOUNT 13 PANELS, 5.33kW, 1 BATTERY	3/19/2025	0	8,262
2503-058	SOLAR ROOF MOUNT 11 PANELS. 4.51kW, 2 BATTERIES	3/19/2025	0	6,991
2503-059	SOLAR ROOF MOUNT 14 PANELS, 5.74kW, 1 BATTERY	3/19/2025	0	8,897
2503-060	SOLAR ROOF MOUNT 14 PANELS, 5.74kW, 1 BATTERY	3/19/2025	0	8,897
2503-061	SOLAR ROOF MOUNT 11 PANELS, 4.51kW, 1 BATTERY	3/19/2025	0	6,991
2503-062	SOLAR ROOF MOUNT 12 PANELS, 4.92kW, 1 BATTERY	3/19/2025	0	7,626
2503-063	12'x40' PATIO WITH ELECTRICAL (3 FANS & 12 LIGHTS)	3/19/2025	0	11,500
2503-064	REROOF 5 VENTS LOW 5 VENTS HIGH COOL COMP SHINGLES	3/19/2025	0	13,000
2503-065	SOLAR ROOF MOUNT 15 PANELS, 6.0kW, 3 BATTERIES	3/20/2025	0	10,200
2503-066	NEW WALL SIGN FOR T-MOBILE	3/24/2025	0	8,700
2503-067	NEW SIGN NON-ILLUMINATED	3/24/2025	0	2,500
2503-068	SOLAR ROOF MOUNT 17 PANELS, 6.71kW, 1 BATTERY	3/25/2025	0	15,642
2503-069	SOLAR ROOF MOUNT 18 PANELS, 7.11kW, 2 BATTERIES	3/25/2025	0	15,642
2503-070	SOLAR ROOF MOUNT 17 PANELS, 6.80kW, 1 BATTERY	3/25/2025	0	42,429
2503-071	WATERHEATER CHANGE OUT 38GAL	3/25/2025	0	0
2503-072	WANTS TO OPEN A YOUTH CHEER BUSINESS. NEEDS SPECIAL INSPECTION	3/25/2025	0	0
2503-073	HVAC CHANGEOUT 4 TON UNIT	3/26/2025	0	0

New Permits Issued

Report Date Range : 03/01/2025 to 03/31/2025

Permit #	Permit Type	Date Issue	Sq Ft	Valuation
2503-074	SOLAR ROOF MOUNT 15 PANELS, 6.15kW, 1 BATTERY	3/26/2025	0	27,500
2503-075	REROOF PERMIT6 VENTS HIGH 6 VENTS LOW	3/26/2025	0	16,000
2503-076	REROOF 9 HIGH 9 LOW	3/26/2025	0	13,000
2503-077	REROOF 9 VENTS HIGH, 9 LOW	3/26/2025	0	4,500
2503-078	HVAC CHANGEOUT 3 TON 15 SEER UNIT	3/27/2025	0	0
2503-079	REPLACE 4 WINDOWS	3/27/2025	0	15,807
2503-080	SOLAR ROOF MOUNT 18 PANELS, 7.29kW, 2 BATTERIES	3/27/2025	0	33,487
2503-081	REROOF PLUS REMOVE AND REINSTALL EXISTING SOLAR	3/31/2025	0	29,060
2503-082	MPU - METER PACK - (1) 2 METER - (1) 6 METER - (7) 4 METER	3/31/2025	0	0
Total Number of Permits List		82	6,882	4,085,421



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Staff Report

Item No: 4-6

To: Lemoore City Council
From: David Jones, Fire Chief
Date: April 7, 2025 **Meeting Date:** April 15, 2025
Subject: Fire Department Update – February 2025

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:

Approve the March 2025 update for the Fire Department.

Subject/Discussion:

See attached.

Financial Consideration(s):

N/A

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Approval of the March 2025 update for the Fire Department.

Attachments:

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

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025

List: March 2025 Fire Department Update

LVFD March 2025 Monthly Report



	March 2024	March 2025	YTD 2024	YTD 2025	YTD +/-
Training	6	7	14	13	+1
Fire Calls	28	25	86	57	-29
EMS Calls	137	169	387	261	-126

EVENTS/PUBLIC EDUCATION:

3 Tuesday Night Training nights
1 Tuesday Night Inventory of trucks

Vehicle/Equipment Repairs:

New Engine arrived on March 27, 2025. In the process of registration, insurance, and stocking.

Training:

Online-Target Solutions online training has begun. Assignments are due by July 1, 2025.
In Person- 1st, 3rd, 4th and 5th Tuesdays from 7:00pm to 10:00pm training at Fox Station

Fire Prevention:

Inspections/Plan Review: 3 daycares, Helena, Mavericks, Apartments

Public records requests: 5



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Staff Report

Item No: 4-7

To: Lemoore City Council
From: Josalynn Valdez, Finance Director
Date: April 3, 2025 Meeting Date: April 15, 2025
Subject: Investment Report for the Quarter Ended December 31, 2024

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

Proposed Motion:

Council receive the investment report for the quarter ended December 31,2024.

Subject/Discussion:

The total cash and investment portfolio book value (cost) held by the City as of December 31, 2024 was \$77,692,030.

The cash and investments held by the City include the following components: Managed Investment Portfolio (\$49,006,087), State of CA Local Agency Investment Fund (\$11,556), California Asset Management Program (CAMP) Pooled Investment Fund (\$26,002,510), Cash/Time Deposits (\$2,240,887), and accrued interest on investments (\$430,990). *Earned interest is the interest earned on investments over a specific time period, accrued interest is the interest that an investment has earned, but hasn't yet been received, and paid interest is the interest that has already been received as payment.*

Cash and investments held by the City and the trustees continue to be invested in accordance with the Government Code and the Council Investment Policy.

During the quarter, one Certificate of Deposit in the amount of \$245,000, two Federal Agency Bonds in the amounts of \$1,523,458.50 and \$1,013,375 and three U.S. Treasury Bills in the amounts of \$988,595, \$1,977,672 and \$496,840.50 were purchased. Four

Certificates of Deposit in the amounts of \$240,000 each and two U.S. Treasury Bills in the amounts of \$1,025,000 and \$1,035,000 matured.

Two-year Treasuries yielding 3.66% at the beginning of the quarter ended higher at the end of the quarter at 4.25%, which was an increase of 59 basis points for the quarter.

As of December 31, 2024, the Weighted Yield to Maturity on the Managed Investment Portfolio was 4.46%.

At the end of this quarter, the Weighted Average Maturity of the Managed Investment Portfolio was 2.58 years.

The Federal Open Market Committee (FOMC) meets approximately every six weeks and determines the level of the Federal Funds Rate. ***At the December 17th meeting, the FOMC voted to lower the target range for the federal funds rate by ¼ percentage point to 4¼ to 4½ percent.***

Summary from the December 17th meeting:

“Recent indicators suggest that economic activity has continued to expand at a solid pace. Since earlier in the year, labor market conditions have generally eased, and the unemployment rate has moved up but remains low. Inflation has made progress toward the Committee’s 2 percent objective but remains somewhat elevated.

The Committee seeks to achieve maximum employment and inflation at the rate of 2 percent over the longer run. The Committee judges that the risks to achieving its employment and inflation goals are roughly in balance. The economic outlook is uncertain, and the Committee is attentive to the risks to both sides of its dual mandate.

In support of its goals, the Committee decided to lower the target range for the federal funds rate by ¼ percentage point to 4¼ to 4½ percent. In considering the extent and timing of additional adjustments to the target range for the federal funds rate, the Committee will carefully assess incoming data, the evolving outlook, and the balance of risks. The Committee will continue reducing its holdings of Treasury securities and agency debt and agency mortgage-backed securities. The Committee is strongly committed to supporting maximum employment and returning inflation to its 2 percent objective.

In assessing the appropriate stance of monetary policy, the Committee will continue to monitor the implications of incoming information for the economic outlook. The Committee would be prepared to adjust the stance of monetary policy as appropriate if risks emerge that could impede the attainment of the Committee’s goals. The Committee’s assessments will take into account a wide range of information, including readings on labor market conditions, inflation pressures and inflation expectations, and financial and international developments.”

Finance staff hired Optimized Investment Partners in March 2024 to help improve the investment returns for the city and to ensure compliance with California Government Code by ensuring safety of principal and sufficient liquidity for operations. Ongoing

portfolio management activity will continue to be performed in partnership with Optimized Investment Partners, the City Manager, and the Finance Director.

Financial Consideration(s):

Considering the projected timing of cash receipts and disbursements and the structure of the Pooled Investment Portfolio, the City should be able to comfortably meet overall cash flow needs over the next six months.

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Informational, council to receive report.

Attachments:

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

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

- 04/08/2025
- 04/07/2025
- 04/07/2025
- 04/03/2025

1. Summary of Cash and Investments as of December 31, 2024
2. Portfolio Summary and Key Statistics for the Quarter Ended December 31, 2024
3. US Bank Custodial Account Statement for Month End December 31, 2024

City of Lemoore
Summary of Cash and Investments for the Quarter Ended December 31, 2024

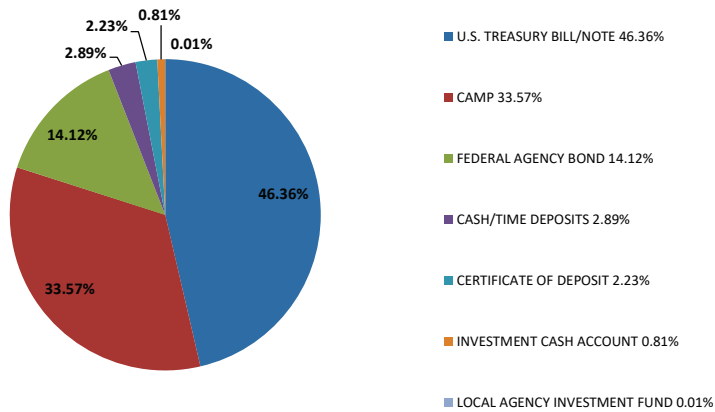
Portfolio Assets	Par Value (1)	Market Value (2)	Book Value (3)	% of Portfolio
Cash & Investments Held by City				
Investment Portfolio				
Managed Investments				
U.S. Bank Custodial Cash Account	\$ 629,770	\$ 629,770	\$ 629,770	0.82%
U.S. Treasury Bill/ Note	36,317,000	35,910,383	35,754,583	46.28%
Federal Agency Bond	11,000,000	10,934,255	10,904,734	14.11%
Certificate of Deposit	1,717,000	1,724,565	1,717,000	2.22%
Managed Investments Subtotal	\$ 49,663,770	\$ 49,198,973	\$ 49,006,087	63.43%
Pooled Investments				
State of CA Local Agency Investment Fund	\$ 11,556	\$ 11,556	\$ 11,556	0.01%
CAMP	26,002,510	26,002,510	26,002,510	33.66%
Pooled Investments Subtotal	\$ 26,014,066	\$ 26,014,066	\$ 26,014,066	33.67%
Investment Portfolio Subtotal	\$ 75,677,836	\$ 75,213,039	\$ 75,020,153	97.10%
Cash/Time Deposits	\$ 2,240,887	\$ 2,240,887	\$ 2,240,887	2.90%
Funds Available for Investment	\$ 77,918,724	\$ 77,453,927	\$ 77,261,040	100.00%
Accrued Interest	\$ 430,990	\$ 430,990	\$ 430,990	
Total Cash & Investments Held by City	\$ 78,349,714	\$ 77,884,917	\$ 77,692,030	

Notes:

1. Par value is the principal amount of the investment on maturity.
2. Market values contained herein are received from sources we believe are reliable; however, we do not guarantee their accuracy.
3. Book value is par value of the security plus or minus any premium or discount on the security.

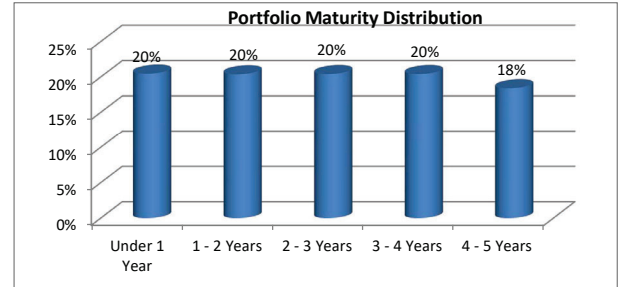
City of Lemoore
Investment Report for the Quarter Ended December 31, 2024

Investment Portfolio Summary and Key Statistics



Portfolio Key Statistics		
PAR Value	\$	75,677,836
Book Value (COST)	\$	75,020,153
Market Value	\$	75,213,039
Weighted Average Maturity (in years)		2.58
Weighted Yield to Maturity*		4.46%

*Note: Cash/time deposits not included in WYTM



Excludes Pooled Investments and U.S. Bank Custodial Cash Account

U.S. Treasury Yields - Quarterly Comparison

Maturity	Dec 2024	Sep-24	Change
3-Month	4.37%	4.73%	-0.36%
1-Year	4.16%	3.98%	0.18%
2-Year	4.25%	3.66%	0.59%
3-Year	4.27%	3.58%	0.69%
5-Year	4.38%	3.58%	0.80%
10-Year	4.58%	3.81%	0.77%

2-Year U.S. Treasury Yield - Historical Data

Dec 2024	Dec 2023	Dec 2022	Dec 2021
4.25%	4.23%	4.41%	0.73%

Portfolio Maturity	PAR Maturing	% Maturing
Under 1 Year	\$ 10,028,000	20%
1 - 2 Years	\$ 9,986,000	20%
2 - 3 Years	\$ 10,000,000	20%
3 - 4 Years	\$ 10,000,000	20%
4 - 5 Years	\$ 9,020,000	18%
Total	\$ 49,034,000	100%

Interest Earnings	FY 23-24	FY 24-25	Change
Oct	\$ -	\$ 296,484	\$ 296,484
Nov	\$ -	\$ 283,441	\$ 283,441
Dec	\$ -	\$ 286,985	\$ 286,985
Total for Quarter	\$ -	\$ 866,909	\$ 866,909

Note: Interest Earnings figures do not include capital gains or losses



QUESTIONS?

If you have any questions regarding your account or this statement, please contact your Administrator.

MARQUES MCNIESE
CN-OH-W5IT
425 WALNUT ST. 5TH FLOOR
CINCINNATI OH 45202
Phone 513-632-4147
E-mail marques.mcniese@usbank.com

Portfolio Manager:
TS PRT RC #1 - MANUAL
CN-OH-W6TC

ACCOUNT NUMBER: 001051015919
CITY OF LEMOORE

This statement is for the period from December 1, 2024 to December 31, 2024

000004396 04 SP 000638880285467 S
CITY OF LEMOORE
711 W. CINNAMON DRIVE
LEMOORE, CA 93245



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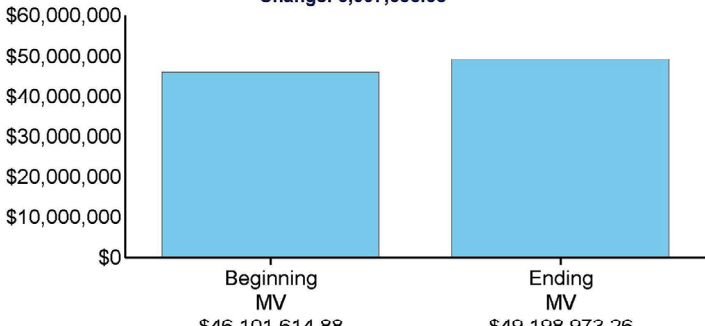


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CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

MARKET VALUE SUMMARY

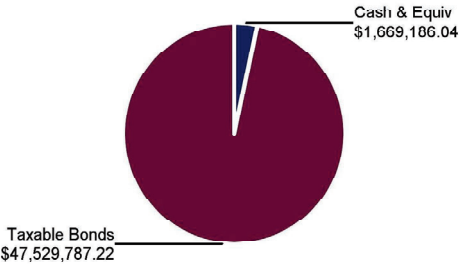
	Current Period 12/01/24 to 12/31/24	Year-to-Date 03/11/24 to 12/31/24	Current Period 12/01/24 to 12/31/24	
Beginning Market Value	\$46,101,614.88	\$0.00	Change: 3,097,358.38	
Taxable Interest	261,386.80	978,484.90		
Taxable Dividends	3,748.59	30,755.57		
Fees and Expenses	-383.10	-3,153.45		
Cash Receipts	3,000,000.00	48,000,000.00		
Change in Investment Value	-167,393.91	192,886.24		
Ending Market Value	\$49,198,973.26	\$49,198,973.26	Beginning MV \$46,101,614.88	Ending MV \$49,198,973.26



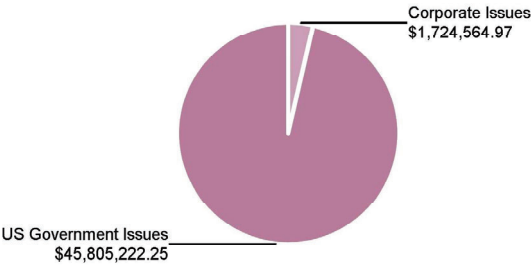
CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

ASSET SUMMARY

Assets	Current Period Market Value	% of Total	Estimated Annual Income
Cash & Equivalents	1,669,186.04	3.40	66,940.87
Taxable Bonds	47,529,787.22	96.60	1,892,724.50
Total Market Value	\$49,198,973.26	100.00	\$1,959,665.37



Fixed Income Summary

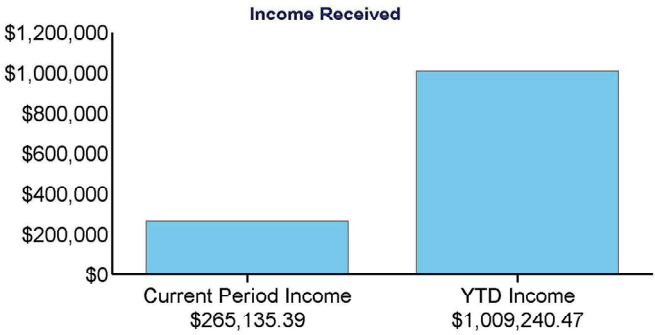




CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

INCOME SUMMARY

	Income Received Current Period	Income Received YTD
Taxable Interest	261,386.80	978,484.90
Taxable Dividends	3,748.59	30,755.57
Total Current Period Income	\$265,135.39	\$1,009,240.47





CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL								
Security Description								
	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
Cash & Equivalents								
Cash/Money Market								
U S Treasury Bill - 912797JR9 01/23/2025	1,042,000.000	99.7520	1,039,415.84	999,496.82	39,919.02	2.1	46,095.48	4.43
US Bank Liquidity Plus Program - USBLP3 ** - Class Y	629,770.200	1.0000	629,770.20	629,770.20	0.00	1.3	20,845.39	3.31
Total Cash/Money Market			\$1,669,186.04	\$1,629,267.02	\$39,919.02	3.4	\$66,940.87	
Cash								
Principal Cash			-978,484.90	-978,484.90		-2.0		
Income Cash			978,484.90	978,484.90		2.0		
Total Cash			\$0.00	\$0.00	\$0.00	0.0	\$0.00	
Total Cash & Equivalents			\$1,669,186.04	\$1,629,267.02	\$39,919.02	3.4	\$66,940.87	
Taxable Bonds								
US Government Issues								
Federal Home Loan Bks - 3130AWER7 4.625 06/06/2025	2,000,000.000	100.1310	2,002,620.00	1,992,990.00	9,630.00	4.1	92,500.00	4.62
U S Treasury Note - 91282CEY3 3.000 07/15/2025	2,000,000.000	99.3550	1,987,100.00	1,951,764.00	35,336.00	4.0	60,000.00	3.02



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL (continued)								
Security Description	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
U S Treasury Note - 91282CFE6 3.125 08/15/2025	1,000,000.000	99.3060	993,060.00	976,877.00	16,183.00	2.0	31,250.00	3.15
Federal Home Loan Bks - 3130AWS92 4.875 09/12/2025	500,000.000	100.3860	501,930.00	500,100.00	1,830.00	1.0	24,375.00	4.86
U S Treasury Note - 91282CFP1 4.250 10/15/2025	1,000,000.000	100.0250	1,000,250.00	992,024.00	8,226.00	2.0	42,500.00	4.25
U S Treasury Note - 91282CFW6 4.500 11/15/2025	1,000,000.000	100.1860	1,001,860.00	996,005.00	5,855.00	2.0	45,000.00	4.49
Federal Farm Credit Bks - 3133EPL37 4.625 12/08/2025	1,000,000.000	100.3330	1,003,330.00	997,240.00	6,090.00	2.0	46,250.00	4.61
U S Treasury Note - 91282CGE5 3.875 01/15/2026	1,000,000.000	99.6670	996,670.00	985,857.00	10,813.00	2.0	38,750.00	3.89
U S Treasury Note - 91282CHH7 4.125 06/15/2026	2,000,000.000	99.8280	1,996,560.00	1,980,714.00	15,846.00	4.1	82,500.00	4.13
U S Treasury Note - 91282CHM6 4.500 07/15/2026	2,000,000.000	100.3600	2,007,200.00	1,997,266.00	9,934.00	4.1	90,000.00	4.48
Federal Farm Credit Bks - 3133EPSW6 4.500 08/14/2026	1,000,000.000	100.3920	1,003,920.00	998,834.00	5,086.00	2.0	45,000.00	4.48
U S Treasury Note - 91282CJC6 4.625 10/15/2026	1,000,000.000	100.6120	1,006,120.00	1,002,973.00	3,147.00	2.0	46,250.00	4.60



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL (continued)

Security Description	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
U S Treasury Note - 912828U24 2.000 11/15/2026	1,000,000.000	95.9760	959,760.00	938,031.00	21,729.00	2.0	20,000.00	2.08
U S Treasury Note - 91282CJP7 4.375 12/15/2026	1,000,000.000	100.2270	1,002,270.00	997,259.00	5,011.00	2.0	43,750.00	4.36
U S Treasury Note - 91282CJT9 4.000 01/15/2027	1,000,000.000	99.5080	995,080.00	987,608.00	7,472.00	2.0	40,000.00	4.02
Federal Farm Credit Bks - 3133EAUX4 2.850 06/21/2027	2,000,000.000	96.4110	1,928,220.00	1,902,762.00	25,458.00	3.9	57,000.00	2.96
U S Treasury Note - 91282CFB2 2.750 07/31/2027	2,000,000.000	96.3070	1,926,140.00	1,897,076.00	29,064.00	3.9	55,000.00	2.85
U S Treasury Note - 91282CFH9 3.125 08/31/2027	1,000,000.000	97.1200	971,200.00	959,600.00	11,600.00	2.0	31,250.00	3.22
U S Treasury Note - 91282CFM8 4.125 09/30/2027	1,000,000.000	99.6050	996,050.00	991,400.00	4,650.00	2.0	41,250.00	4.14
U S Treasury Note - 91282CFU0 4.125 10/31/2027	1,000,000.000	99.6050	996,050.00	991,189.00	4,861.00	2.0	41,250.00	4.14
U S Treasury Note - 91282CFZ9 3.875 11/30/2027	1,000,000.000	98.8710	988,710.00	982,874.00	5,836.00	2.0	38,750.00	3.92
Federal Home Loan Bks - 3130AXQJ0 4.750 12/10/2027	1,000,000.000	101.2530	1,012,530.00	1,011,108.00	1,422.00	2.1	47,500.00	4.69



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL (continued)

Security Description	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
U S Treasury Note - 91282CGH8 3.500 01/31/2028	1,000,000.000	97.7080	977,080.00	969,653.00	7,427.00	2.0	35,000.00	3.58
U S Treasury Note - 91282CHK0 4.000 06/30/2028	2,000,000.000	98.9660	1,979,320.00	1,975,112.00	4,208.00	4.0	80,000.00	4.04
U S Treasury Note - 91282CHQ7 4.125 07/31/2028	2,000,000.000	99.3100	1,986,200.00	1,984,540.00	1,660.00	4.0	82,500.00	4.15
U S Treasury Note - 91282CHX2 4.375 08/31/2028	1,000,000.000	100.0800	1,000,800.00	1,002,584.00	-1,784.00	2.0	43,750.00	4.37
U S Treasury Note - 91282CJA0 4.625 09/30/2028	1,000,000.000	100.9350	1,009,350.00	1,012,830.00	-3,480.00	2.1	46,250.00	4.58
U S Treasury Note - 91282CJF9 4.875 10/31/2028	1,000,000.000	101.7980	1,017,980.00	1,023,373.00	-5,393.00	2.1	48,750.00	4.79
U S Treasury Note - 9128285M8 3.125 11/15/2028	1,000,000.000	95.6890	956,890.00	950,854.00	6,036.00	1.9	31,250.00	3.27
Federal Home Loan Bks - 3130AFEC7 3.500 12/08/2028	1,000,000.000	96.7150	967,150.00	964,866.00	2,284.00	2.0	35,000.00	3.62
U S Treasury Note - 91282CJW2 4.000 01/31/2029	1,000,000.000	98.6300	986,300.00	988,203.00	-1,903.00	2.0	40,000.00	4.06
Federal Home Loan Bks - 3130B1BC0 4.625 06/08/2029	1,000,000.000	100.9020	1,009,020.00	1,013,375.00	-4,355.00	2.1	46,250.00	4.58



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL (continued)								
Security Description								
	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
U S Treasury Note - 91282CLC3 4.000 07/31/2029	2,000,000.000	98.4150	1,968,300.00	1,977,672.00	-9,372.00	4.0	80,000.00	4.06
U S Treasury Note - 91282CFJ5 3.125 08/31/2029	1,000,000.000	94.7190	947,190.00	978,492.00	-31,302.00	1.9	31,250.00	3.30
U S Treasury Note - 91282CLN9 3.500 09/30/2029	775,000.000	96.2190	745,697.25	777,821.00	-32,123.75	1.5	27,125.00	3.64
U S Treasury Note - 91282CLR0 4.125 10/31/2029	500,000.000	98.8480	494,240.00	496,840.50	-2,600.50	1.0	20,625.00	4.17
U S Treasury Note - 91282CFY2 3.875 11/30/2029	1,000,000.000	97.7540	977,540.00	988,595.00	-11,055.00	2.0	38,750.00	3.96
Federal Home Loan Bks - 3130ATUT2 4.500 12/14/2029	1,500,000.000	100.3690	1,505,535.00	1,523,458.50	-17,923.50	3.1	67,500.00	4.48
Total US Government Issues			\$45,805,222.25	\$45,659,820.00	\$145,402.25	93.1	\$1,814,125.00	

Corporate Issues

Morgan Stanley Bk N A Salt Lak - 61690DMN5 C D 5.000 09/22/2025	243,000.000	100.6470	244,572.21	243,000.00	1,572.21	0.5	12,150.00	4.97
Morgan Stanley Private Bk Natl - 61768EU92 C D 5.000 09/22/2025	243,000.000	100.6470	244,572.21	243,000.00	1,572.21	0.5	12,150.00	4.97



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL (continued)								
Security Description								
	Shares/Face Amt	Price	Market Value	Tax Cost	Unrealized Gain/Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
Bmw Bk North Amer Salt Lake - 05580A6M1 C D 4.650 09/22/2026	244,000.000	100.9850	246,403.40	244,000.00	2,403.40	0.5	11,346.00	4.60
First Natl Bk Of Mich - 32114VCQ8 C D 4.700 09/22/2026	249,000.000	101.0840	251,699.16	249,000.00	2,699.16	0.5	11,703.00	4.65
American Natl Bk - 02772JFF2 C D 4.550 09/25/2026	249,000.000	100.8510	251,118.99	249,000.00	2,118.99	0.5	11,329.50	4.51
Partners Bk Mission Viejo - 70212YBS0 C D 4.650 09/28/2026	244,000.000	101.0450	246,549.80	244,000.00	2,549.80	0.5	11,346.00	4.60
Customers Bk Phoenixville Pa - 23204HQB4 C D 3.500 10/15/2029	245,000.000	97.8160	239,649.20	245,000.00	-5,350.80	0.5	8,575.00	3.58
Total Corporate Issues			\$1,724,564.97	\$1,717,000.00	\$7,564.97	3.5	\$78,599.50	
Total Taxable Bonds			\$47,529,787.22	\$47,376,820.00	\$152,967.22	96.6	\$1,892,724.50	
Total Assets			\$49,198,973.26	\$49,006,087.02	\$192,886.24	100.0	\$1,959,665.37	
Estimated Current Yield								3.98



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

ASSET DETAIL MESSAGES

Time of trade execution and trading party (if not disclosed) will be provided upon request.

Publicly traded assets are valued in accordance with market quotations or valuation methodologies from financial industry services believed by us to be reliable. Assets that are not publicly traded may be reflected at values from other external sources. Assets for which a current value is not available may be reflected at a previous value or as not valued, at par value, or at a nominal value. Values shown do not necessarily reflect prices at which assets could be bought or sold. Values are updated based on internal policy and may be updated less frequently than statement generation.

****Your U.S. Bank Liquidity Plus Program as of 12/31/2024 was allocated as follows:**

Total Balance		\$629,770.20	
Bank Name	Balance		Excluded Bank Name
First Horizon Bank	\$249,595.40		None
Union Bank and Trust Company	\$439.19		
F&M Bank	\$146.44		
State Bank of India	\$128,580.80		
EagleBank	\$4.32		
US Bank	\$249,676.56		
Amarillo National Bank	\$112.92		
Cadence Bank	\$112.93		
Univest Bank and Trust Co	\$510.62		
Bremer Bank NA	\$112.93		
Bank of India	\$478.09		



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

TRANSACTION DETAIL

Date Posted	Activity	Description	Income Cash	Principal Cash	Tax Cost
Beginning Balance 12/01/2024			\$717,098.10	-\$717,098.10	\$45,741,334.73
12/02/24	Purchase	Purchased 1,000,000 Par Value Of U S Treasury Nt 3.875% 11/30/29 Trade Date 11/26/24 Purchased Through Concourse Financial Group 1,000,000 Par Value At 98.8595 %		-988,595.00	988,595.00
12/02/24	Purchase Accrued Interest	Paid Accrued Interest On Purchase Of U S Treasury Nt 3.875% 11/30/29 Income Debit 212.91- USD	-212.91		
12/02/24	Asset Income	Interest Earned On U S Treasury Nt 3.875% 11/30/27 0.019375 USD/\$1 Pv On 1,000,000 Par Value Due 11/30/24	19,375.00		
12/02/24	Purchase	Purchased 65,567.09 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/2/24 65,567.09 Shares At 1.00 USD		-65,567.09	65,567.09
12/02/24	Asset Income	Interest Earned On First Am Govt Ob Fd Cl Y Interest From 11/1/24 To 11/30/24	241.33		
12/03/24	Purchase	Purchased 241.33 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/3/24 241.33 Shares At 1.00 USD		-241.33	241.33
12/06/24	Asset Income	Interest Earned On F H L B Deb 4.625% 6/06/25 0.023125 USD/\$1 Pv On 2,000,000 Par Value Due 12/6/24	46,250.00		
12/06/24	Purchase	Purchased 46,250 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/6/24 46,250 Shares At 1.00 USD		-46,250.00	46,250.00
12/09/24	Asset Income	Interest Earned On F F C B Deb 4.625% 12/08/25 0.023125 USD/\$1 Pv On 1,000,000 Par Value Due 12/8/24	23,125.00		
12/09/24	Asset Income	Interest Earned On F H L B Deb 3.500% 12/08/28 0.0175 USD/\$1 Pv On 1,000,000 Par Value Due 12/8/24	17,500.00		



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

TRANSACTION DETAIL (continued)

Date Posted	Activity	Description	Income Cash	Principal Cash	Tax Cost
12/09/24	Purchase	Purchased 40,625 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/9/24 40,625 Shares At 1.00 USD		-40,625.00	40,625.00
12/10/24	Asset Income	Interest Earned On F H L B Deb 4.750% 12/10/27 0.02375 USD/\$1 Pv On 1,000,000 Par Value Due 12/10/24	23,750.00		
12/10/24	Purchase	Purchased 23,750 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/10/24 23,750 Shares At 1.00 USD		-23,750.00	23,750.00
12/16/24	Purchase	Purchased 1,500,000 Par Value Of F H L B Deb 4.500% 12/14/29 Trade Date 12/13/24 Purchased Through Concourse Financial Group 1,500,000 Par Value At 101.5639 %		-1,523,458.50	1,523,458.50
12/16/24	Purchase Accrued Interest	Paid Accrued Interest On Purchase Of F H L B Deb 4.500% 12/14/29 Income Debit 375.00- USD	-375.00		
12/16/24	Asset Income	Interest Earned On U S Treasury Nt 4.125% 6/15/26 0.020625 USD/\$1 Pv On 2,000,000 Par Value Due 12/15/24	41,250.00		
12/16/24	Asset Income	Interest Earned On U S Treasury Nt 4.375% 12/15/26 0.021875 USD/\$1 Pv On 1,000,000 Par Value Due 12/15/24	21,875.00		
12/16/24	Sale	Sold 1,460,708.5 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/16/24 1,460,708.5 Shares At 1.00 USD		1,460,708.50	-1,460,708.50
12/20/24	Sale	Matured 240,000 Par Value Of Flagstar Bk C D 5.250% 12/20/24 Trade Date 12/20/24 240,000 Par Value At 100 %		240,000.00	-240,000.00
12/20/24	Asset Income	Interest Earned On Flagstar Bk C D 5.250% 12/20/24 0.039555 USD/\$1 Pv On 240,000 Par Value Due 12/20/24	9,493.15		



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

TRANSACTION DETAIL (continued)

Date Posted	Activity	Description	Income Cash	Principal Cash	Tax Cost
12/20/24	Purchase	Purchased 249,493.15 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/20/24 249,493.15 Shares At 1.00 USD		-249,493.15	249,493.15
12/23/24	Sale	Matured 240,000 Par Value Of Bank Amer Na C D 5.200% 12/23/24 Trade Date 12/23/24 240,000 Par Value At 100 %		240,000.00	-240,000.00
12/23/24	Sale	Matured 240,000 Par Value Of Bmo Bk Natl C D 5.200% 12/23/24 Trade Date 12/23/24 240,000 Par Value At 100 %		240,000.00	-240,000.00
12/23/24	Asset Income	Interest Earned On F F C B Deb 2.850% 6/21/27 0.01425 USD/\$1 Pv On 2,000,000 Par Value Due 12/21/24	28,500.00		
12/23/24	Asset Income	Interest Earned On First Natl Bk C D 4.700% 9/22/26 0.003863 USD/\$1 Pv On 249,000 Par Value Due 12/22/24	961.89		
12/23/24	Asset Income	Interest Earned On Bank Amer Na C D 5.200% 12/23/24 0.039463 USD/\$1 Pv On 240,000 Par Value Due 12/23/24	9,471.12		
12/23/24	Asset Income	Interest Earned On Bmo Bk Natl C D 5.200% 12/23/24 0.039463 USD/\$1 Pv On 240,000 Par Value Due 12/23/24	9,471.12		
12/23/24	Purchase	Purchased 528,404.13 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/23/24 528,404.13 Shares At 1.00 USD		-528,404.13	528,404.13
12/24/24	Cash Receipt	Cash Receipt Incoming Wires City Of Lemoore		3,000,000.00	
12/24/24	Fee	Trust Fees Collected Charged For Period 11/01/2024 Thru 11/30/2024		-383.10	
12/24/24	Asset Income	Dividend Earned On US Bank Liquidity Plus Class Y	471.09		



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

TRANSACTION DETAIL (continued)

Date Posted	Activity	Description	Income Cash	Principal Cash	Tax Cost
12/24/24	Cash Disbursement	Cash Disbursement Transfer To Principal	-471.09		
12/24/24	Cash Receipt	Cash Receipt Transfer From Income		471.09	
12/24/24	Purchase	Purchased 471.09 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/24/24 Reinvestment Of Income Received 12/24/24		-471.09	471.09
12/26/24	Purchase	Purchased 1,635,947.8 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/26/24 1,635,947.8 Shares At 1.00 USD		-1,635,947.80	1,635,947.80
12/27/24	Asset Income	Interest Earned On American Natl Bk C D 4.550% 9/25/26 0.00374 USD/\$1 Pv On 249,000 Par Value Due 12/27/24	931.19		
12/30/24	Sale	Matured 240,000 Par Value Of Essa Bk Tr C D 5.200% 12/30/24 Trade Date 12/30/24 240,000 Par Value At 100 %		240,000.00	-240,000.00
12/30/24	Asset Income	Interest Earned On Essa Bk Tr C D 5.200% 12/30/24 0.039463 USD/\$1 Pv On 240,000 Par Value Due 12/30/24	9,471.12		
12/31/24	Purchase	Purchased 500,000 Par Value Of U S Treasury Nt 4.125% 10/31/29 Trade Date 12/30/24 Purchased Through Concourse Financial Group 500,000 Par Value At 99.3681 %		-496,840.50	496,840.50
12/31/24	Purchase Accrued Interest	Paid Accrued Interest On Purchase Of U S Treasury Nt 4.125% 10/31/29 Income Debit 3,475.48- USD	-3,475.48		
12/31/24	Purchase	Purchased 1,000,000 Par Value Of F H L B Deb 4.625% 6/08/29 Trade Date 12/30/24 Purchased Through Concourse Financial Group 1,000,000 Par Value At 101.3375 %		-1,013,375.00	1,013,375.00



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

Page 15 of 20
December 1, 2024 to December 31, 2024

TRANSACTION DETAIL (continued)

Date Posted	Activity	Description	Income Cash	Principal Cash	Tax Cost
12/31/24	Purchase Accrued Interest	Paid Accrued Interest On Purchase Of F H L B Deb 4.625% 6/08/29 Income Debit 2,954.86- USD	-2,954.86		
12/31/24	Purchase	Purchased 2,000,000 Par Value Of U S Treasury Nt 4.000% 7/31/29 Trade Date 12/30/24 Purchased Through Concourse Financial Group 2,000,000 Par Value At 98.8836 %		-1,977,672.00	1,977,672.00
12/31/24	Purchase Accrued Interest	Paid Accrued Interest On Purchase Of U S Treasury Nt 4.000% 7/31/29 Income Debit 33,260.87- USD	-33,260.87		
12/31/24	Asset Income	Interest Earned On U S Treasury Nt 4.000% 6/30/28 0.02 USD/\$1 Pv On 2,000,000 Par Value Due 12/31/24	40,000.00		
12/31/24	Asset Income	Dividend Earned On US Bank Liquidity Plus Class Y	3,277.50		
12/31/24	Cash Disbursement	Cash Disbursement Transfer To Principal	-3,277.50		
12/31/24	Cash Receipt	Cash Receipt Transfer From Income		3,277.50	
12/31/24	Purchase	Purchased 3,277.5 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/31/24 Reinvestment Of Income Received 12/31/24		-3,277.50	3,277.50
12/31/24	Sale	Sold 1,873,507.3 Shares Of US Bank Liquidity Plus Class Y Trade Date 12/31/24 1,873,507.3 Shares At 1.00 USD		1,873,507.30	-1,873,507.30
	Purchase	Combined Purchases For The Period 12/ 1/24 - 12/31/24 Of First Am Govt Ob Fd Cl Y		-4,138,782.82	4,138,782.82
	Sale	Combined Sales For The Period 12/ 1/24 - 12/31/24 Of First Am Govt Ob Fd Cl Y		5,173,782.82	-5,173,782.82
Ending Balance 12/31/2024			\$978,484.90	-\$978,484.90	\$49,006,087.02



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

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December 1, 2024 to December 31, 2024

SALE/MATURITY SUMMARY

Settlement Date	Description	Tax Cost	Proceeds	Estimated Gain/Loss
Cash and Equivalents				
US Bank Liquidity Plus Program - Class Y USBLP3				
12/16/24	Sold 1,460,708.5 Shares Trade Date 12/16/24 1,460,708.5 Shares At 1.00 USD	-1,460,708.50	1,460,708.50	
12/31/24	Sold 1,873,507.3 Shares Trade Date 12/31/24 1,873,507.3 Shares At 1.00 USD	-1,873,507.30	1,873,507.30	
Total US Bank Liquidity Plus Program -		-\$3,334,215.80	\$3,334,215.80	\$0.00
Total Cash and Equivalents		-\$3,334,215.80	\$3,334,215.80	\$0.00

Taxable Bonds

**Bank Amer Na Charlotte Nc
C D
5.200 12/23/2024
06051XBN1**

12/23/24	Matured 240,000 Par Value Trade Date 12/23/24 240,000 Par Value At 100 %	-240,000.00	240,000.00	
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CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

Page 17 of 20
December 1, 2024 to December 31, 2024

SALE/MATURITY SUMMARY (continued)

	Settlement Date	Description	Tax Cost	Proceeds	Estimated Gain/Loss
Bmo Bk Natl Assn Chicago Ill					
C D					
5.200 12/23/2024					
05610LHP2					
	12/23/24	Matured 240,000 Par Value Trade Date 12/23/24 240,000 Par Value At 100 %	-240,000.00	240,000.00	
Essa Bk Tr Stoudsburg Pa					
C D					
5.200 12/30/2024					
29667RUZ4					
	12/30/24	Matured 240,000 Par Value Trade Date 12/30/24 240,000 Par Value At 100 %	-240,000.00	240,000.00	
Flagstar Bk Natl Assn Hicksvil					
C D					
5.250 12/20/2024					
33847GFF4					
	12/20/24	Matured 240,000 Par Value Trade Date 12/20/24 240,000 Par Value At 100 %	-240,000.00	240,000.00	
Total Taxable Bonds			-\$960,000.00	\$960,000.00	\$0.00
Total Sales & Maturities			-\$4,294,215.80	\$4,294,215.80	\$0.00



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

SALE/MATURITY SUMMARY MESSAGES

Page 18 of 20
December 1, 2024 to December 31, 2024

Estimates should not be used for tax purposes

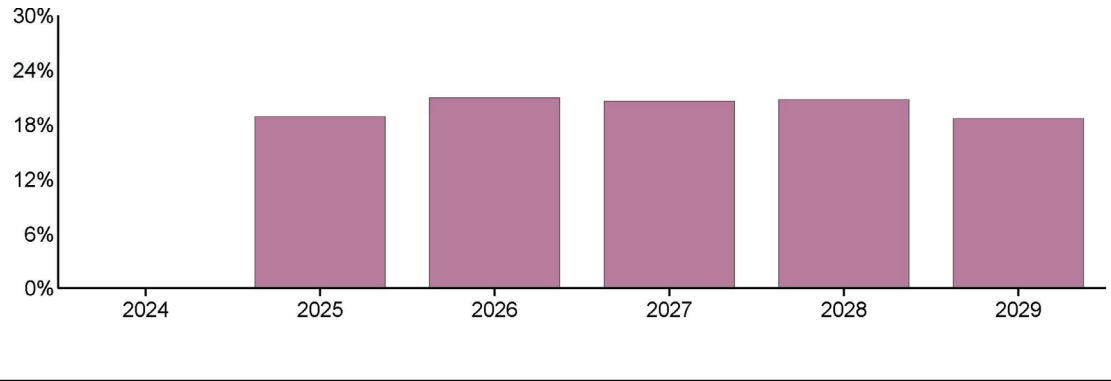
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0585622-00-02387-04





CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

BOND SUMMARY



	Par Value	Market Value	Percentage of Category
MATURITY			
2024	0.00	0.00	0.00
2025	8,986,000.00	8,979,294.42	18.90
2026	9,986,000.00	9,968,271.35	20.98
2027	10,000,000.00	9,813,980.00	20.65
2028	10,000,000.00	9,894,770.00	20.81
2029	9,020,000.00	8,873,471.45	18.66
Total of Category	\$47,992,000.00	\$47,529,787.22	100.00

MOODY'S RATING			
Aaa	45,275,000.00	44,803,362.25	94.26
N/A	1,000,000.00	1,001,860.00	2.11
NOT RATED	1,717,000.00	1,724,564.97	3.63
Total of Category	\$47,992,000.00	\$47,529,787.22	100.00



CITY OF LEMOORE
ACCOUNT NUMBER: 001051015919

9979
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0585622-00-02387-04



Page 20 of 20
December 1, 2024 to December 31, 2024

BOND SUMMARY (continued)

	Par Value	Market Value	Percentage of Category
S&P RATING			
AA+	11,000,000.00	10,934,255.00	23.01
N/A	35,275,000.00	34,870,967.25	73.37
NOT RATED	1,717,000.00	1,724,564.97	3.62
Total of Category	\$47,992,000.00	\$47,529,787.22	100.00

BOND SUMMARY MESSAGES

Data contained within this section excluded Mutual Funds, Exchange Traded Funds, and Closed-Ended Funds.

Glossary

Accretion - The accumulation of the value of a discounted bond until maturity.

Adjusted Prior Market Realized Gain/Loss - The difference between the proceeds and the Prior Market Value of the transaction.

Adjusted Prior Market Unrealized Gain/Loss - The difference between the Market Value and the Adjusted Prior Market Value.

Adjusted Prior Market Value - A figure calculated using the beginning Market Value for the fiscal year, adjusted for all asset related transactions during the period, employing an average cost methodology.

Amortization - The decrease in value of a premium bond until maturity.

Asset - Anything owned that has commercial exchange value. Assets may consist of specific property or of claims against others, in contrast to obligations due to others (liabilities).

Bond Rating - A measurement of a bond's quality based upon the issuer's financial condition. Ratings are assigned by independent rating services, such as Moody's, or S&P, and reflect their opinion of the issuer's ability to meet the scheduled interest and principal repayments for the bond.

Cash - Cash activity that includes both income and principal cash categories.

Change in Unrealized Gain/Loss - Also reported as Gain/Loss in Period in the Asset Detail section. This figure shows the market appreciation (depreciation) for the current period.

Cost Basis (Book Value) - The original price of an asset, normally the purchase price or appraised value at the time of acquisition. Book Value method maintains an average cost for each asset.

Cost Basis (Tax Basis) - The original price of an asset, normally the purchase price or appraised value at the time of acquisition. Tax Basis uses client determined methods such as Last-In-First-Out (LIFO), First-In-First-Out (FIFO), Average, Minimum Gain, and Maximum Gain.

Ending Accrual - (Also reported as Accrued Income) Income earned but not yet received, or expenses incurred but not yet paid, as of the end of the reporting period.

Estimated Annual Income - The amount of income a particular asset is anticipated to earn over the next year. The shares multiplied by annual income rate.

Estimated Current Yield - The annual rate of return on an investment expressed as a percentage. For stocks, yield is calculated by taking the annual dividend payments divided by the stock's current share price. For bonds, yield is calculated by the coupon rate divided by the bond's market price.

Ex-Dividend Date - (Also reported as Ex-Date) For stock trades, the person who owns the security on the ex-dividend date will earn the dividend, regardless of who currently owns the stock.

Income Cash - A category of cash comprised of ordinary earnings derived from investments, usually dividends and interest.

Market Value - The price per unit multiplied by the number of units.

Maturity Date - The date on which an obligation or note matures.

Payable Date - The date on which a dividend, mutual fund distribution, or interest on a bond will be made.

Principal Cash - A category of cash comprised of cash, deposits, cash withdrawals and the cash flows generated from purchases or sales of investments.

Realized Gain/Loss Calculation - The Proceeds less the Cost Basis of a transaction.

Settlement Date - The date on which a trade settles and cash or securities are credited or debited to the account.

Trade Date - The date a trade is legally entered into.

Unrealized Gain/Loss - The difference between the Market Value and Cost Basis at the end of the current period.

Yield on/at Market - The annual rate of return on an investment expressed as a percentage. For stocks, yield is calculated by the annual dividend payments divided by the stock's current share price. For bonds, yield is calculated by the coupon rate divided by the bond's market price.

The terms defined in this glossary are only for use when reviewing your account statement. Please contact your Relationship Manager with any questions.



009979
-UC-001

U.S. Bank
1555 N. Rivercenter Dr.
Suite 300
Milwaukee, WI 53212



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





711 West Cinnamon • Lemoore, California 93245 • (559) 924-6744 • Fax (559) 924-9003

Staff Report

Item No: 4-8

To: Lemoore City Council

From: Michael Vargas, IT Manager

Date: April 2, 2025

Meeting Date: April 15, 2025

Subject: Outline for a Smart City

Strategic Initiative:

- | | |
|--|---|
| <input type="checkbox"/> Safe & Vibrant Community | <input checked="" 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:

A Smart City leverages technology, data, and innovative strategies to improve quality of life, enhance sustainability, and streamline urban services. For Lemoore, this could mean addressing local needs like water management, traffic flow, or economic development through digital solutions. Here's what it might take to get started:

- 1. Vision and Goals:** The first step is defining what "smart" means for Lemoore. Does the city want to focus on energy efficiency (smart grids), transportation (traffic sensors), public safety (connected cameras), or community services (digital access to city resources)?
- 2. Assessment of Current Infrastructure:** Lemoore would need to evaluate its existing systems—roads, utilities, internet connectivity, etc.—to see what can support smart technologies. For instance, reliable broadband is a backbone for things like IoT (Internet of Things) sensors or real-time data collection. Small cities often face gaps here, so identifying weaknesses early is key.

3. **Feasibility Study:** This is likely what Councilman Cruz has in mind—a detailed study to assess costs, benefits, and technical requirements. It would explore:
 - **Technology Options:** What tools (smart meters, traffic cameras, or air quality sensors) fit Lemoore’s needs?
 - **Funding:** Could Lemoore tap into federal grants (like the U.S. DOT’s Smart City programs), state initiatives, or private partnerships?
 - **Community Impact:** How would residents and businesses benefit, and what are their concerns?
 - **Scalability:** Starting small—like a pilot project for smart irrigation—could test feasibility before a full rollout.
4. **Stakeholder Engagement:** Success depends on buy-in from residents, local businesses, and groups like farmers or schools. Public forums or surveys could gauge interest and gather ideas. For example, would Lemoore’s community prioritize water conservation tech over, say, parking management?
5. **Partnerships and Expertise:** Lemoore might need to collaborate with tech firms, universities, or nearby cities already dabbling in smart initiatives (Fresno’s efforts with traffic management). Expertise in IoT, data analytics, or urban planning would help design practical solutions.
6. **Implementation Plan:** Once the feasibility is clear, the city would develop a phased approach—starting with low-hanging fruit (like LED streetlights with sensors) and scaling up as resources allow. This includes timelines, budgets, and metrics to measure success (reduced energy use or faster emergency response times).
7. **Policy and Governance:** The city would need to update regulations—like zoning or data privacy rules—to support new tech while ensuring transparency and security.

Financial Consideration(s):

Cost: \$50,000–\$150,000

Details: Hiring experts to analyze Lemoore’s infrastructure (utilities, internet, roads) and recommend priorities. Small cities often spend this much, think of it as the planning blueprint.

For a city like Lemoore—population around 27,000—this doesn’t have to be a massive overhaul. Small-scale wins, like smart water systems to tackle drought concerns, could make a big difference without breaking the bank. The feasibility study Councilman Cruz is proposing would be the perfect starting point to map this out.

Estimating the cost for Lemoore to become a Smart City involves some guesswork since it depends on the scope you have in mind—something that feasibility study would nail down.

Rough Cost Breakdown

1. Feasibility Study

- **Cost:** \$50,000–\$150,000

- **Details:** This is the first step Cruz requested—hiring experts to analyze Lemoore’s infrastructure (utilities, internet, roads) and recommend priorities. Small cities often spend this much, think of it as the planning blueprint.

2. Pilot Projects (Initial Phase)

- **Total Range:** \$1 million–\$5 million
- **Examples:**
 - **Smart Streetlights:** \$200,000–\$500,000 (1,000 LED lights with sensors at \$200–\$300 each).
 - **Water Management:** \$500,000–\$1 million (sensors for irrigation or leak detection, vital in dry Kings County).
 - **Traffic Optimization:** \$250,000–\$750,000 (sensors on key roads like Highway 198).
 - **Broadband Boost:** \$1–\$3 million (expanding internet for IoT support, starting in core areas).
- **Why:** Small cities often kick off with 1–2 projects. For comparison, San Leandro, CA, spent \$300,000 on smart lighting, while Santa Barbara’s water pilots hit \$750,000.

3. Long-Term Expansion (5–10 Years)

- **Total Range:** \$10 million–\$50 million
- **Details:** Scaling up could include more systems—public safety cameras, waste sensors, or renewable energy grids. Costs grow with ambition and maintenance (software updates, repairs).

4. Funding Factors

- **Grants:** Federal (U.S. DOT Smart City funds) or California programs could offset 20–50% of costs.
- **Partnerships:** Tech companies might co-fund pilots (Cisco or AT&T often pitch in).
- **City Budget:** Big projects would need external help or phased spending.

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Information Only.

Attachments:

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

Review:

- ☒ City Attorney
- ☒ City Manager
- ☒ City Clerk
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025



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Staff Report

Item No: 4-9

To: Lemoore City Council
From: Josalynn Valdez, Finance Director
Date: April 3, 2025 **Meeting Date:** April 15, 2025
Subject: Transient Occupancy Tax Report – July through December 2024

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

Proposed Motion:

Council receive the Transient Occupancy Tax Revenue report for the reporting periods of July through December 2024.

Subject/Discussion:

Informational Only.

Financial Consideration(s):

To provide information regarding the Transient Occupancy Tax reporting periods of July through December 2024. The City is on track to meet revenue targets by the end of the fiscal year.

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Informational, council to receive report.

Attachments:

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

Transient Occupancy Tax Report

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/03/2025



Transient Occupancy Tax

Fiscal Year 2024-2025

Hotel/Motel Name	July - Sept 2024 2025 - Q1	Oct - Dec 2024 2025 - Q2	Jan - Mar 2025 2025 - Q3	Apr - June 2025 2025 - Q4	Total
Best Western	57,405.50	45,856.27			103,261.77
Motel 6	17,851.58	14,351.10			32,202.68
Travelodge	29,490.00	17,760.58			47,250.58
Total	104,747.08	77,967.95	-	-	182,715.03
Budget					350,000.00



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Staff Report

Item No: 4-10

To: Lemoore City Council
From: Josalynn Valdez, Finance Director
Date: April 3, 2025 Meeting Date: April 15, 2025
Subject: Cannabis Revenue Report – 3rd Quarter ending March 31, 2025

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

Proposed Motion:

Council receive the Cannabis Revenue report collected through March 31, 2025.

Subject/Discussion:

Informational Only.

Financial Consideration(s):

To provide information regarding the cannabis revenue collected through the third quarter ending March 31, 2025. The City is on track to meet revenue targets by the end of the fiscal year.

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Informational, council to receive report.

Attachments: Review: Date:

<input type="checkbox"/> Resolution:	<input checked="" type="checkbox"/> City Attorney	04/08/2025
<input type="checkbox"/> Ordinance:	<input checked="" type="checkbox"/> City Clerk	04/07/2025
<input type="checkbox"/> Map	<input checked="" type="checkbox"/> City Manager	04/07/2025
<input type="checkbox"/> Contract	<input checked="" type="checkbox"/> Finance	04/03/2025
<input checked="" type="checkbox"/> Other		

Cannabis Revenue Report FY25



Cannabis Related Revenue
Fiscal Year 2024-2025

GL Account	GL Name	Budget	July - Sept 2024 2025 - Q1	Oct - Dec 2024 2025 - Q2	Jan - Mar 2025 2025 - Q3	Apr - June 2025 2025 - Q4	Total
1000-000-0000-00000-420900	Cannabis Application Fees	570.00	-	69.00	-	-	69.00
1000-000-0000-00000-410310	Cannabis Regulatory Licensing Fee	85,500.00	61,729.08	14,854.08	-	-	76,583.16
1000-000-0000-00000-410312	Cannabis Revenue Raising Fee	350,000.00	116,404.60	82,555.51	135,260.11	-	334,220.22
1000-000-0000-00000-410311	Cannabis Regulatory Permit Fees	3,420.00	1,667.64	377.14	577.50	-	2,622.28



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Staff Report

Item No: 4-11

To: Lemoore City Council

From: Josalynn Valdez, Finance Manager

Date: April 7, 2025

Meeting Date: April 15, 2025

Subject: Warrant Registers – March 13, 2025 through April 3, 2025

Strategic Initiative:

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

Proposed Motion:

Information Only.

Subject/Discussion:

- | | |
|-------------------------------|----------------|
| ➤ Warrant Register – FY 24/25 | March 13, 2025 |
| ➤ Warrant Register – FY 24/25 | March 27, 2025 |
| ➤ Warrant Register – FY 24/25 | April 3, 2025 |

Financial Consideration(s):

N/A

Alternatives or Pros/Cons:

N/A

Commission/Board Recommendation:

N/A

Staff Recommendation:

Information Only.

Attachments:

- ☐ Resolution:
 - ☐ Ordinance:
 - ☐ Map
 - ☐ Contract
 - ☒ Other
- List: Warrant Registers

Review:

- ☒ City Attorney
- ☒ City Clerk
- ☒ City Manager
- ☒ Finance

Date:

04/08/2025
04/07/2025
04/07/2025
04/07/2025

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
HELD INVOICES								
304	00000 LEMOORE HARDWARE A446749				40.73	.00	.00	
CASH ACCOUNT	2025/09	INV 02/01/2025	SEP-CHK: N	DISC: .00			40.73	1099:
9999-000-0000-00000-100100					5100-885-0000-00000-520100			
DEPT	DUE 03/10/2025	DESC:100CT XL GLOVES & 100CT LG GLOVES						
CONDITIONS THAT PREVENT POSTING INVOICE 304/12115								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE A446894				60.91	.00	.00	
CASH ACCOUNT	2025/09	INV 02/04/2025	SEP-CHK: N	DISC: .00			60.91	1099:
9999-000-0000-00000-100100					5100-885-0000-00000-520100			
DEPT	DUE 03/10/2025	DESC:FEMCFPT COUPLING & 2PC PILERS SET						
CONDITIONS THAT PREVENT POSTING INVOICE 304/12116								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B479324				24.95	.00	.00	
CASH ACCOUNT	2025/09	INV 02/04/2025	SEP-CHK: N	DISC: .00			24.95	1099:
9999-000-0000-00000-100100					5100-885-0000-00000-520100			
DEPT	DUE 03/10/2025	DESC:BALL VALVE & GALV NIPPLE						
CONDITIONS THAT PREVENT POSTING INVOICE 304/12117								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE A446919				4.38	.00	.00	
CASH ACCOUNT	2025/09	INV 02/04/2025	SEP-CHK: N	DISC: .00			4.38	1099:
9999-000-0000-00000-100100					5100-885-0000-00000-520100			
DEPT	DUE 03/10/2025	DESC:GALV NIPPLE						
CONDITIONS THAT PREVENT POSTING INVOICE 304/12118								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B479298				49.87	.00	.00	
CASH ACCOUNT	2025/09	INV 02/04/2025	SEP-CHK: N	DISC: .00			49.87	1099:
9999-000-0000-00000-100100					1000-835-0000-00000-520100			
DEPT	DUE 03/10/2025	DESC:TIOLET SEAT & WINDOW CLEANER FOX STATION						
CONDITIONS THAT PREVENT POSTING INVOICE 304/12119								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
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* Invoice must be approved or voided to post.

304	00000	LEMOORE HARDWARE	A447018		12.40	.00	.00	
CASH ACCOUNT 2025/09 INV 02/06/2025 SEP-CHK: N DISC: .00 12.40 1099:								
9999-000-0000-00000-100100 DUE 03/10/2025 DESC:DOWEL PIN & NUTS & BOLTS 1000-825-0000-00000-520100								
DEPT DUE 03/10/2025 DESC:DOWEL PIN & NUTS & BOLTS								
CONDITIONS THAT PREVENT POSTING INVOICE 304/12121								

* Invoice must be approved or voided to post.

304	00000	LEMOORE HARDWARE	B479449		35.65	.00	.00	
CASH ACCOUNT 2025/09 INV 02/06/2025 SEP-CHK: N DISC: .00 35.65 1099:								
9999-000-0000-00000-100100 DUE 03/10/2025 DESC:POLY GRAIN SCOOP 5100-885-0000-00000-520100								
DEPT DUE 03/10/2025 DESC:POLY GRAIN SCOOP								
CONDITIONS THAT PREVENT POSTING INVOICE 304/12122								

* Invoice must be approved or voided to post.

304	00000	LEMOORE HARDWARE	A447052		55.27	.00	.00	
CASH ACCOUNT 2025/09 INV 02/07/2025 SEP-CHK: N DISC: .00 55.27 1099:								
9999-000-0000-00000-100100 DUE 03/10/2025 DESC:MASKING PAPER, DUCT TAPE, PAINT MIXER, METAL GRADE 1000-850-0000-00000-520100								
DEPT DUE 03/10/2025 DESC:MASKING PAPER, DUCT TAPE, PAINT MIXER, METAL GRADE								
CONDITIONS THAT PREVENT POSTING INVOICE 304/12123								

* Invoice must be approved or voided to post.

304	00000	LEMOORE HARDWARE	A447038		15.44	.00	.00	
CASH ACCOUNT 2025/09 INV 02/07/2025 SEP-CHK: N DISC: .00 15.44 1099:								
9999-000-0000-00000-100100 DUE 03/10/2025 DESC:FASTNER PK & NUTS & BOLTS 1000-825-0000-00000-520100								
DEPT DUE 03/10/2025 DESC:FASTNER PK & NUTS & BOLTS								
CONDITIONS THAT PREVENT POSTING INVOICE 304/12124								

* Invoice must be approved or voided to post.

304	00000	LEMOORE HARDWARE	A447082		30.93	.00	.00	
CASH ACCOUNT 2025/09 INV 02/08/2025 SEP-CHK: N DISC: .00 30.93 1099:								
9999-000-0000-00000-100100 DUE 03/10/2025 DESC:GRY SPR PRIMER & YEL SPRAY PAINT 1000-825-0000-00000-520100								
DEPT DUE 03/10/2025 DESC:GRY SPR PRIMER & YEL SPRAY PAINT								
CONDITIONS THAT PREVENT POSTING INVOICE 304/12125								

* Invoice must be approved or voided to post.

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE	A447237			22.59	.00	.00	
CASH ACCOUNT	2025/09	INV 02/11/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			22.59 1099:
DEPT	DUE 03/10/2025	DESC:2X NUTS & BOLTS & SHOP TOWELS & GLS YEL PAINT						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12126					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B479704			7.64	.00	.00	
CASH ACCOUNT	2025/09	INV 02/11/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			7.64 1099:
DEPT	DUE 03/10/2025	DESC:CONCRETE MIX						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12127					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447272			5.67	.00	.00	
CASH ACCOUNT	2025/09	INV 02/11/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			5.67 1099:
DEPT	DUE 03/10/2025	DESC:HANDY BX COVER, BLNK NYL PLATE , & DPLXWALL PLATE						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12128					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447296			10.59	.00	.00	
CASH ACCOUNT	2025/09	INV 02/12/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			10.59 1099:
DEPT	DUE 03/10/2025	DESC:2X NUTS AND BOLTS & DR&DRAW PULL						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12129					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447285			10.07	.00	.00	
CASH ACCOUNT	2025/09	INV 02/12/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			10.07 1099:
DEPT	DUE 03/10/2025	DESC:COND LOCKNUT & PVC BLNK BOX COVER						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12130					
* Invoice must be approved or voided to post.								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE	B479733			43.60	.00	.00	
CASH ACCOUNT	2025/09	INV 02/12/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			43.60 1099:
DEPT	DUE 03/10/2025	DESC:LB ACCESSFITTING, 90 DEG ELBOW, PVM TERM ADAPTER						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12131						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447357			8.13	.00	.00	
CASH ACCOUNT	2025/09	INV 02/12/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			8.13 1099:
DEPT	DUE 03/10/2025	DESC:2X GLAV NIPPLE						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12132						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B479794			59.77	.00	.00	
CASH ACCOUNT	2025/09	INV 02/13/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			59.77 1099:
DEPT	DUE 03/10/2025	DESC:PRO BATTERY, LOCK KEYBLANK, DUCT TAPE						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12133						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447555			24.89	.00	.00	
CASH ACCOUNT	2025/09	INV 02/18/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			24.89 1099:
DEPT	DUE 03/10/2025	DESC:4X NUT AND BOLTS & IVY GRND DP SWITCH						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12134						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B480155			16.28	.00	.00	
CASH ACCOUNT	2025/09	INV 02/19/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-835-0000-00000-520100			16.28 1099:
DEPT	DUE 03/10/2025	DESC:HD WIRE SCRATCH BRUSH						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12135						
* Invoice must be approved or voided to post.								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE	A447687			48.84	.00	.00	
CASH ACCOUNT	2025/09	INV 02/20/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			48.84 1099:
DEPT	DUE 03/10/2025	DESC: BRS TWIST NOZZLE						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12136					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447674			81.50	.00	.00	
CASH ACCOUNT	2025/09	INV 02/20/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-850-0000-00000-520100			81.50 1099:
DEPT	DUE 03/10/2025	DESC: COMPOST FORK						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12137					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447712			10.97	.00	.00	
CASH ACCOUNT	2025/09	INV 02/20/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-835-0000-00000-520100			10.97 1099:
DEPT	DUE 03/10/2025	DESC: WHT PLAS PAIL & BLNK UREA PLATE						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12138					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B480495			17.31	.00	.00	
CASH ACCOUNT	2025/09	INV 02/25/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5000-870-0000-00000-520100			17.31 1099:
DEPT	DUE 03/10/2025	DESC: TUBING CUTTER						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12139					
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B480452			39.67	.00	.00	
CASH ACCOUNT	2025/09	INV 02/26/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			39.67 1099:
DEPT	DUE 03/10/2025	DESC: 6PC SCREW SET & TV SCHLAG LOCK KEYBLANK						
CONDITIONS THAT PREVENT POSTING INVOICE			304/12140					
* Invoice must be approved or voided to post.								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE A448074				32.59	.00	.00	
CASH ACCOUNT	2025/09	INV 02/27/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			32.59 1099:
DEPT		DUE 03/10/2025	DESC:10PC ROT MAS BIT SET					
CONDITIONS THAT PREVENT POSTING INVOICE				304/12141				
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B477385				25.46	.00	.00	
CASH ACCOUNT	2025/09	INV 12/30/2024	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			25.46 1099:
DEPT		DUE 03/10/2025	DESC:WHT BOAT HOUSE					
CONDITIONS THAT PREVENT POSTING INVOICE				304/12142				
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B476910				42.35	.00	.00	
CASH ACCOUNT	2025/09	INV 12/20/2024	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			42.35 1099:
DEPT		DUE 03/10/2025	DESC:ASSTDWIRE CONNECTOR, 2PC SPADE TERMINAL, AA BATTER					
CONDITIONS THAT PREVENT POSTING INVOICE				304/12143				
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B476909				50.93	.00	.00	
CASH ACCOUNT	2025/09	INV 12/20/2024	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			50.93 1099:
DEPT		DUE 03/10/2025	DESC:SERV MAX BOOTS					
CONDITIONS THAT PREVENT POSTING INVOICE				304/12144				
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B479443				25.46	.00	.00	
CASH ACCOUNT	2025/09	INV 02/06/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			25.46 1099:
DEPT		DUE 03/10/2025	DESC:LEAF RAKE					
CONDITIONS THAT PREVENT POSTING INVOICE				304/12145				
* Invoice must be approved or voided to post.								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE A447961				28.51	.00	.00	
CASH ACCOUNT	2025/09	INV 02/25/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			28.51 1099:
DEPT	DUE 03/10/2025	DESC:MESH SAFE VEST						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12148						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE A448026				22.35	.00	.00	
CASH ACCOUNT	2025/09	INV 02/26/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					5100-885-0000-00000-520100			22.35 1099:
DEPT	DUE 03/10/2025	DESC:SXS 90 , 4OZ BLU PVC CEMENT, & PVC PIPE						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12149						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B479303				10.18	.00	.00	
CASH ACCOUNT	2025/09	INV 03/12/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			10.18 1099:
DEPT	DUE 03/13/2025	DESC:15BLK PVC						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12308						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B480659				54.75	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			54.75 1099:
DEPT	DUE 03/13/2025	DESC:12OZ SUN GLS PAINT, ULTRA FINE SAND BLOCK, 4WY STE						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12309						
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE B476458				70.54	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00				
9999-000-0000-00000-100100					1000-825-0000-00000-520100			70.54 1099:
DEPT	DUE 03/13/2025	DESC:STAINKILZ, RECOVERY FEE, SAT WINE PAINT						
CONDITIONS THAT PREVENT POSTING INVOICE		304/12310						
* Invoice must be approved or voided to post.								

INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221

NEW INVOICES

VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
304	00000 LEMOORE HARDWARE	B477386			195.50	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00			195.50	1099:
9999-000-0000-00000-100100	DEPT	DUE 03/13/2025	DESC:1 1/2 LS PADLOCK		1000-825-0000-00000-520100			
CONDITIONS THAT PREVENT POSTING INVOICE 304/12311								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B478947			67.43	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00			67.43	1099:
9999-000-0000-00000-100100	DEPT	DUE 03/13/2025	DESC:CHIP BRUSH, FRAME, BASIC, SATINKILS		1000-850-0000-00000-520100			
CONDITIONS THAT PREVENT POSTING INVOICE 304/12312								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	B479109			25.24	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00			25.24	1099:
9999-000-0000-00000-100100	DEPT	DUE 03/13/2025	DESC:100Z SG BLK PAINT		1000-850-0000-00000-520100			
CONDITIONS THAT PREVENT POSTING INVOICE 304/12313								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A447577			108.56	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00			108.56	1099:
9999-000-0000-00000-100100	DEPT	DUE 03/13/2025	DESC:MAINTANCE SUPPLIES		1000-825-0000-00000-520100			
CONDITIONS THAT PREVENT POSTING INVOICE 304/12315								
* Invoice must be approved or voided to post.								
304	00000 LEMOORE HARDWARE	A446898			18.14	.00	.00	
CASH ACCOUNT	2025/09	INV 03/13/2025	SEP-CHK: N	DISC: .00			18.14	1099:
9999-000-0000-00000-100100	DEPT	DUE 03/13/2025	DESC:NUTS AND BOLTS		5100-885-0000-00000-520100			
CONDITIONS THAT PREVENT POSTING INVOICE 304/12317								
* Invoice must be approved or voided to post.								



INVOICE ENTRY PROOF LIST

CLERK: jgonzalez BATCH: 221				NEW INVOICES				
VENDOR	REMIT NAME	INVOICE	PO	CHECK RUN	NET AMOUNT	EXCEEDS PO BY	PO BALANCE	CHK/WIRE
40	HELD INVOICES		TOTAL		1,516.04			
0	INVOICE(S)		REPORT POST TOTAL		.00			
				REPORT TOTALS		.00		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7384	ALEXANDER AVILA	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	106.00			
							106.00		
						CHECK TOTAL	106.00		
7390	ALPHA HYDRAULIC, INC.	0001		INV	03/12/2025	2947			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	170.70			
							170.70		
						CHECK TOTAL	170.70		
7287	ANTHONY GARCIA	0001		INV	03/12/2025	03/05/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-510140			Meet Dues	319.00			
							319.00		
						CHECK TOTAL	319.00		
6884	ANTHONY HERNANDEZ	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	85.00			
							85.00		
						CHECK TOTAL	85.00		
7828	ASP BADGE OF BOTHERS	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-470220			Prk Res	300.00			
							300.00		
						CHECK TOTAL	300.00		
7806	AUDREY JEAN GREEN	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	53.00			
							53.00		
						CHECK TOTAL	53.00		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6145	AUTOZONE	0000		INV	03/12/2025	05348660548			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		295.33			
							295.33		
6145	AUTOZONE	0000		CRM	03/12/2025	05348660549			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		-295.33			
							-295.33		
6145	AUTOZONE	0000		INV	03/12/2025	05348647242			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		246.66			
							246.66		
6145	AUTOZONE	0000		INV	03/12/2025	05348660759			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		29.54			
							29.54		
6145	AUTOZONE	0000		INV	03/12/2025	05348665412			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		44.58			
							44.58		
6145	AUTOZONE	0000		CRM	03/12/2025	05348665428			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		-44.58			
							-44.58		
6145	AUTOZONE	0000		INV	03/12/2025	05348665735			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100		Supplies		53.28			
							53.28		
							329.48		
						CHECK TOTAL			
6106	BECS PACIFIC LTD.	0001		INV	03/12/2025	03023722			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530100		Prof Cont		234.00			
							234.00		
							234.00		
						CHECK TOTAL			

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6733	BLACKBURN CONSULTING	0000	326	INV	03/12/2025	23186			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-845-0000-00000-530100			Prof Cont	3,461.75			
							3,461.75		
						CHECK TOTAL	3,461.75		
57	RICHARD A. BLAK, PHD	0000		INV	03/11/2025	03/11/2025			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-860-0000-00000-530100			Prof Cont	465.00			
							465.00		
						CHECK TOTAL	465.00		
7381	BRAYDEN DOLAN	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	291.50			
							291.50		
						CHECK TOTAL	291.50		
1397	BSK ANALYTICAL LABORA	0000	197	INV	03/12/2025	AI05846			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	896.20			
							896.20		
						CHECK TOTAL	896.20		
7205	CENCAL AUTO & TRUCK P	0000		INV	03/12/2025	481656			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	43.63			
							43.63		
						CHECK TOTAL	43.63		
2574	CHASE ELLSWORTH	0000		INV	03/12/2025	03/06/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-860-0000-00000-510150			Training	171.00			
							171.00		
						CHECK TOTAL	171.00		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
2320	CITY OF LEMOORE	0001		INV	03/12/2025	124978			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	2500-900-0000-00000-510130			Utilities	61.72			
							61.72		
						CHECK TOTAL	61.72		
7058	COMCAST	0000		INV	03/12/2025	8155500370478534 M25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-510130			Utilities	209.30			
							209.30		
						CHECK TOTAL	209.30		
7058	COMCAST	0000		INV	03/12/2025	8155500370478534JAN			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-510130			Utilities	209.30			
							209.30		
						CHECK TOTAL	209.30		
7326	CORE & MAIN LP	0000	575	INV	03/12/2025	X373817			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	930.64			
							930.64		
						CHECK TOTAL	930.64		
7409	DAMIEN NICHOLSON	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
7814	DANIEL BALLIN	0000		INV	03/12/2025	03/06/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-860-0000-00000-510150			Training	150.00			
							150.00		
						CHECK TOTAL	150.00		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7825	DARRIAN KLING	0000		INV	03/12/2025	03/06/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-470220			Prk Res	160.00			
							160.00		
						CHECK TOTAL	160.00		
7692	E4 UTILITY DESIGN	0000	45	INV	03/12/2025	24-3708			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	2020-850-0000-24012-530100			Prof Cont	3,530.00			
							3,530.00		
						CHECK TOTAL	3,530.00		
6869	WELLS FARGO BANK, N.A	0000	9	INV	03/12/2025	927174			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-530100			Prof Cont	1,541.76			
							1,541.76		
						CHECK TOTAL	1,541.76		
7311	ENTERPRISE FM TRUST	0001	28	INV	03/12/2025	585624A-030525			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-840-0000-00000-530120			Rent & Lea	882.01			
	2	1000-840-0000-00000-530120			Rent & Lea	876.45			
							1,758.46		
7311	ENTERPRISE FM TRUST	0001	84	INV	03/12/2025	585624A-030525.			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530120			Rent & Lea	927.14			
							927.14		
7311	ENTERPRISE FM TRUST	0001	85	INV	03/12/2025	585624A-030525..			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-530120			Rent & Lea	8,735.41			
							8,735.41		
7311	ENTERPRISE FM TRUST	0001	83	INV	03/12/2025	585624A-030525...			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530120			Rent & Lea	1,750.00			
							1,750.00		
						CHECK TOTAL	13,171.01		

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User: Jessica Gonzalez (jgonzalez)
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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7282	NOELIA A. ESPINOZA	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	102.00			
							102.00		
						CHECK TOTAL	102.00		
7827	ESTEVAN BENAVIDES	0000		INV	03/12/2025	03/19/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-845-0000-00000-510150			Training	446.98			
							446.98		
						CHECK TOTAL	446.98		
149	EVANGELHO SEED CO. IN	0000		INV	03/11/2025	81772			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-520100			Supplies	321.72			
							321.72		
						CHECK TOTAL	321.72		
7638	FRUIT GROWERS LABORAT	0000	258	INV	03/12/2025	541210A			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	56.00			
							56.00		
7638	FRUIT GROWERS LABORAT	0000	258	INV	03/12/2025	541215A			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	56.00			
							56.00		
7638	FRUIT GROWERS LABORAT	0000	258	INV	03/12/2025	541212A			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	56.00			
							56.00		
7638	FRUIT GROWERS LABORAT	0000	258	INV	03/12/2025	541277A			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	56.00			
							56.00		
						CHECK TOTAL	224.00		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7339	FURTADO WELDING & IND	0001		INV	03/12/2025	60607			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	16.52			
							16.52		
7339	FURTADO WELDING & IND	0001		INV	03/12/2025	60488			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-520100			Supplies	55.36			
							55.36		
						CHECK TOTAL	71.88		
68	GARY V. BURROWS, INC.	0000	486	INV	03/12/2025	169588			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520120			Sup Fuel	12,273.57			
							12,273.57		
68	GARY V. BURROWS, INC.	0000	486	INV	03/12/2025	169839			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520120			Sup Fuel	200.93			
							200.93		
						CHECK TOTAL	12,474.50		
7383	GISELLE ALANA CURIEL	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	136.00			
							136.00		
7383	GISELLE ALANA CURIEL	0000		INV	03/12/2025	02/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	136.00			
							136.00		
						CHECK TOTAL	272.00		
799	GOLDEN STATE PETERBIL	0000		INV	03/12/2025	02P217918			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	47.04			
							47.04		
						CHECK TOTAL	47.04		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6146	HANFORD CHRYSLER	0001		INV	03/12/2025	101717			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	29.54			
							29.54		
6146	HANFORD CHRYSLER	0001		INV	03/12/2025	101922			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	359.08			
							359.08		
6146	HANFORD CHRYSLER	0001	564	INV	03/12/2025	101862			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	2,675.65			
							2,675.65		
						CHECK TOTAL	3,064.27		
7385	ISAAC EVAN ALBARRAN	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	159.00			
							159.00		
						CHECK TOTAL	159.00		
5935	JOE JIMMEYE	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
7207	JMP OFFICE TECHNOLOGI	0000		INV	03/12/2025	INST445296			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-120100			Prepays	412.78			
							412.78		
						CHECK TOTAL	412.78		
3088	JONES TOWING, INC.	0000		INV	03/12/2025	82887			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-530100			Prof Cont	370.00			
							370.00		
						CHECK TOTAL	370.00		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7728	JOSIAH ALEXANDER JOSE	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	185.50			
							185.50		
						CHECK TOTAL	185.50		
7826	KARINA ALVAREZ	0000		INV	03/12/2025	03/06/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1160-000-0000-00000-202100			Cust Dep	150.00			
							150.00		
						CHECK TOTAL	150.00		
7748	KAYTLYN LIMA	0000		INV	12/09/2024	12/09/2024			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-202100			Cust Dep	250.00			
							250.00		
7748	KAYTLYN LIMA	0000		INV	03/12/2025	12/09/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-202100			Cust Dep	250.00			
							250.00		
						CHECK TOTAL	500.00		
2671	KELLER MOTORS	0000		INV	03/12/2025	50256483			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	417.69			
							417.69		
2671	KELLER MOTORS	0000		CRM	03/12/2025	5134402			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	-48.28			
							-48.28		
						CHECK TOTAL	369.41		
6167	KINGS COUNTY ELECTION	0001	578	INV	03/12/2025	2405NOV19			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-810-0000-00000-530100			Prof Cont	31,907.60			
							31,907.60		
						CHECK TOTAL	31,907.60		

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User: Jessica Gonzalez (jgonzalez)
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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7822	KNGS VETERINARY SERVI	0000		INV	03/12/2025	87559			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-530100			Prof Cont	200.00			
							200.00		
						CHECK TOTAL	200.00		
40	LARRY AVILA	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	185.50			
							185.50		
						CHECK TOTAL	185.50		
314	LEMOORE AUTO SUPPLY	0000		INV	03/12/2025	7459-325306			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	17.14			
							17.14		
						CHECK TOTAL	17.14		
301	LEMOORE UNION SCHOOL	0000		INV	03/12/2025	02/28/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520130			Sub CNG	116.59			
							116.59		
						CHECK TOTAL	116.59		
7609	LEONEL MARTINEZ JR	0000		INV	03/12/2025	02/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	159.00			
							159.00		
						CHECK TOTAL	159.00		
7148	LOOMIS	0000	171	INV	03/12/2025	13660388			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-815-0000-00000-530100			Prof Cont	348.08			
							348.08		
7148	LOOMIS	0000	171	INV	03/12/2025	13620893			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-815-0000-00000-530100			Prof Cont	301.61			
							301.61		

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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7148	LOOMIS	0000	171	INV	03/12/2025	13641867			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-815-0000-00000-530100				Prof Cont	332.84			
							332.84		
						CHECK TOTAL	982.53		
7426	MACEY MARTIN	0000		INV	03/12/2025	03/10/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-855-0000-00000-530100				Prof Cont	85.00			
							85.00		
						CHECK TOTAL	85.00		
7615	MARISSA SOLORIO	0000		INV	03/12/2025	03/06/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	1160-000-0000-00000-202100				Cust Dep	250.00			
							250.00		
						CHECK TOTAL	250.00		
7754	MARISSA TREJO	0000		INV	03/12/2025	03/24/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-805-0000-00000-510150				Training	206.22			
							206.22		
						CHECK TOTAL	206.22		
7140	MISSION COMMUNICATION	0000	582	INV	03/12/2025	2003825			
ACCOUNT DETAIL						LINE AMOUNT			
1	5100-885-0000-00000-530100				Prof Cont	1,690.20			
							1,690.20		
						CHECK TOTAL	1,690.20		
6245	MOORE TWINING ASSOCIA	0000	224	INV	03/12/2025	2500199			
ACCOUNT DETAIL						LINE AMOUNT			
1	5100-885-0000-00000-530100				Prof Cont	95.00			
							95.00		
						CHECK TOTAL	95.00		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7236	N & S TRACTOR	0000		INV	03/12/2025	IK38319			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	58.50			
							58.50		
						CHECK TOTAL	58.50		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-322069			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	24.38			
							24.38		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3918-323024			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	-24.38			
							-24.38		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-322036			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	300.21			
							300.21		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-322059			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	25.73			
							25.73		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3918-322814			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	-66.00			
							-66.00		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323028			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	187.24			
							187.24		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323127			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	9.64			
							9.64		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3918-323142			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	-9.64			
							-9.64		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323280			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		12.86			
							12.86		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323246			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		40.32			
							40.32		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3919-324065			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		-66.00			
							-66.00		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323928			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		353.15			
							353.15		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-323906			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		39.92			
							39.92		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3918-323907			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		-39.92			
							-39.92		
6120	O'REILLY AUTO PARTS	0000		INV	03/12/2025	3918-324064			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		221.38			
							221.38		
6120	O'REILLY AUTO PARTS	0000		CRM	03/12/2025	3918-324069			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100			Supplies		-1.32			
							-1.32		
						CHECK TOTAL	1,007.57		
7317	ODP BUSINESS SOLUTION	0001		INV	03/12/2025	412488585001			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-845-0000-00000-520100			Supplies		171.59			
							171.59		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7317	ODP BUSINESS SOLUTION	0001		INV	03/12/2025	412489174001			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-845-0000-00000-520100				Supplies	17.51			
							17.51		
						CHECK TOTAL	189.10		
7301	PACE SUPPLY CORP.	0000	583	INV	03/12/2025	1910245085			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5000-870-0000-00000-520100				Supplies	854.33			
							854.33		
						CHECK TOTAL	854.33		
363	PG&E	0000		INV	03/12/2025	2343346692-9 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-850-0000-00000-510130				Utilities	1.70			
							1.70		
						CHECK TOTAL	1.70		
363	PG&E	0000		INV	03/12/2025	4890076422-5 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-850-0000-00000-510130				Utilities	18,408.62			
							18,408.62		
						CHECK TOTAL	18,408.62		
7220	PLAIN INSANE GRAPHIX	0000		INV	03/12/2025	15057			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-840-0000-00000-520100				Supplies	42.22			
	2 1000-800-0000-00000-520100				Supplies	45.28			
	3 1000-800-0000-00000-520100				Supplies	33.96			
							121.46		
7220	PLAIN INSANE GRAPHIX	0000		INV	03/12/2025	15186			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	84.42			
							84.42		
						CHECK TOTAL	205.88		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7396	PRICE PAIGE & COMPANY	0000	95	INV	03/12/2025	35124			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont		18,973.00		
	2 7000-900-0000-00000-530100				Prof Cont		3,700.00		
							22,673.00		
7396	PRICE PAIGE & COMPANY	0000	95	INV	03/12/2025	34794			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont		22,957.00		
							22,957.00		
7396	PRICE PAIGE & COMPANY	0000	95	INV	03/12/2025	34949			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont		13,921.00		
	2 7000-900-0000-00000-530100				Prof Cont		300.00		
							14,221.00		
						CHECK TOTAL	59,851.00		
876	QUAD KNOPF, INC.	0001	298	INV	03/12/2025	126720			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 2020-850-0000-23006-530100				Prof Cont		5,856.20		
							5,856.20		
876	QUAD KNOPF, INC.	0001	297	INV	03/12/2025	126719			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 2010-850-0000-23007-530100				Prof Cont		8,140.66		
							8,140.66		
876	QUAD KNOPF, INC.	0001	299	INV	03/12/2025	126718			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 2020-850-0000-24012-530100				Prof Cont		5,053.00		
							5,053.00		
876	QUAD KNOPF, INC.	0001	352	INV	03/12/2025	126717			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5100-885-0000-23011-530100				Prof Cont		4,897.00		
							4,897.00		
876	QUAD KNOPF, INC.	0001	225	INV	03/12/2025	126715			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-845-0000-00000-530100				Prof Cont		128.25		
							128.25		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
876	QUAD KNOPF, INC.	0001	313	INV	03/12/2025	126714			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	1,764.00			
							1,764.00		
876	QUAD KNOPF, INC.	0001	225	INV	03/12/2025	126683			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-845-0000-00000-530100			Prof Cont	3,065.40			
							3,065.40		
876	QUAD KNOPF, INC.	0001	225	INV	03/12/2025	126679			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-845-0000-00000-530100			Prof Cont	4,285.53			
							4,285.53		
876	QUAD KNOPF, INC.	0001	225	INV	03/12/2025	126669			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-845-0000-00000-530100			Prof Cont	1,162.26			
							1,162.26		
						CHECK TOTAL	34,352.30		
388	REED ELECTRIC, LLC	0000		INV	03/12/2025	31789			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	487.95			
							487.95		
						CHECK TOTAL	487.95		
7283	VICTORIA RUIZ	0000		INV	03/12/2025	03/10/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	53.00			
							53.00		
						CHECK TOTAL	53.00		
423	SOCALGAS	0000		INV	03/12/2025	19451608004 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	566.78			
							566.78		
						CHECK TOTAL	566.78		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
423	SOCALGAS	0000		INV	03/12/2025	18821608009 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	96.02			
							96.02		
						CHECK TOTAL	96.02		
423	SOCALGAS	0000		INV	03/12/2025	04331609000 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	50.36			
							50.36		
						CHECK TOTAL	50.36		
5352	STERICYCLE, INC.	0001		INV	03/12/2025	8008831456			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-815-0000-00000-530100			Prof Cont	104.63			
	2	5000-875-0000-00000-530100			Prof Cont	104.64			
							209.27		
5352	STERICYCLE, INC.	0001		INV	03/12/2025	8009515352			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-815-0000-00000-530100			Prof Cont	51.07			
	2	5000-875-0000-00000-530100			Prof Cont	51.07			
							102.14		
						CHECK TOTAL	311.41		
7793	TOWNSEND PUBLIC AFFAI	0000	518	INV	03/12/2025	23033			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-810-0000-00000-530100			Prof Cont	1,333.33			
	2	5000-870-0000-00000-530100			Prof Cont	1,333.33			
	3	5100-885-0000-00000-530100			Prof Cont	1,333.34			
							4,000.00		
						CHECK TOTAL	4,000.00		
2666	TURNUPSEED ELECTRIC S	0000	584	INV	03/12/2025	236984			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	2,512.77			
							2,512.77		
						CHECK TOTAL	2,512.77		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
5842	U.S. BANK EQUIPMENT F	0000		INV	03/12/2025	549817286			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-805-0000-00000-530120				Rent & Lea	24.20			
2	1000-810-0000-00000-530120				Rent & Lea	337.60			
3	1000-815-0000-00000-530120				Rent & Lea	923.95			
4	1000-820-0000-00000-530120				Rent & Lea	247.90			
5	1000-830-0000-00000-530120				Rent & Lea	2,276.09			
6	1000-831-0000-00000-530120				Rent & Lea	310.14			
7	1000-835-0000-00000-530120				Rent & Lea	91.20			
8	1000-840-0000-00000-530120				Rent & Lea	60.95			
9	1000-845-0000-00000-530120				Rent & Lea	314.91			
10	1000-855-0000-00000-530120				Rent & Lea	634.37			
11	5000-870-0000-00000-530120				Rent & Lea	225.23			
12	5000-875-0000-00000-530120				Rent & Lea	440.75			
13	5100-885-0000-00000-530120				Rent & Lea	0.74			
14	6000-890-0000-00000-530120				Rent & Lea	19.99			
15	1000-860-0000-00000-530120				Rent & Lea	677.32			
							6,585.34		
						CHECK TOTAL	6,585.34		
460	VALLEY PUMP & DAIRY S	0001	577	INV	03/12/2025	8341			
ACCOUNT DETAIL						LINE AMOUNT			
1	5000-870-0000-00000-530100				Prof Cont	10,391.16			
							10,391.16		
						CHECK TOTAL	10,391.16		
1547	VERITIV OPERATING COM	0000		INV	03/12/2025	619-36371285			
ACCOUNT DETAIL						LINE AMOUNT			
1	5200-880-0000-00000-520100				Supplies	430.37			
							430.37		
						CHECK TOTAL	430.37		
2653	VESTIS	0002		INV	03/12/2025	2580506421			
ACCOUNT DETAIL						LINE AMOUNT			
1	5200-880-0000-00000-530100				Prof Cont	206.68			
							206.68		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
2653	VESTIS	0002		INV	03/12/2025	2580506420			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	95.66			
							95.66		
2653	VESTIS	0002		INV	03/12/2025	2580506417			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530100			Prof Cont	75.57			
							75.57		
2653	VESTIS	0002		INV	03/12/2025	2580509711			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530100			Prof Cont	75.57			
							75.57		
2653	VESTIS	0002		INV	03/12/2025	2580506425			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-835-0000-00000-530100			Prof Cont	150.51			
							150.51		
2653	VESTIS	0002		INV	03/12/2025	2580482155			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-875-0000-00000-530100			Prof Cont	30.44			
							30.44		
2653	VESTIS	0002		INV	03/12/2025	2580489262			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-875-0000-00000-530100			Prof Cont	25.00			
							25.00		
2653	VESTIS	0002		INV	03/12/2025	2580485863			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-875-0000-00000-530100			Prof Cont	25.00			
							25.00		
							25.00		
						CHECK TOTAL	684.43		
474	WEST VALLEY SUPPLY	0000		INV	03/12/2025	117430			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-520100			Supplies	239.02			
							239.02		
						CHECK TOTAL	239.02		
131	INVOICES					WARRANT TOTAL	223,558.46		
						CASH ACCOUNT BALANCE	223,558.46		
							-46,136,009.44		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarrmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Check Run Summary

CHECK RUN: JG031325 03/13/2025
DUE DATE: 03/13/2025

FUND	ACCOUNT	AMOUNT	AVLB BUDGET
1000	General 1000-000-0000-00000-120100	Prepaid Expenses 412.78	
1000	General 1000-000-0000-00000-202100	Customer Deposits 500.00	
1000	General 1000-000-0000-00000-470220	Park Reservation 460.00	0.00
1000	General 1000-800-0000-00000-520100	Supplies 79.24	161.90
1000	General 1000-805-0000-00000-510150	Training 206.22	2,431.67
1000	General 1000-805-0000-00000-530120	Rentals and Leases 24.20	9,955.49
1000	General 1000-810-0000-00000-530100	Professional Contract 33,240.93	16,824.31
1000	General 1000-810-0000-00000-530120	Rentals and Leases 337.60	1,276.86
1000	General 1000-815-0000-00000-530100	Professional Contract 56,989.23	48,030.03
1000	General 1000-815-0000-00000-530120	Rentals and Leases 923.95	-338.25
1000	General 1000-820-0000-00000-530120	Rentals and Leases 247.90	2,351.84
1000	General 1000-825-0000-00000-510130	Utilities 713.16	25,533.63
1000	General 1000-825-0000-00000-530100	Professional Contract 95.66	28,263.73
1000	General 1000-830-0000-00000-530100	Professional Contract 570.00	118,828.60
1000	General 1000-830-0000-00000-530120	Rentals and Leases 11,011.50	15,172.94
1000	General 1000-835-0000-00000-530100	Professional Contract 150.51	9,615.15
1000	General 1000-835-0000-00000-530120	Rentals and Leases 91.20	-27.42
1000	Public Safety Dispatc 1000-831-0000-00000-530120	Rentals & Leases 310.14	571.35
1000	General 1000-840-0000-00000-520100	Supplies 42.22	4,142.90
1000	General 1000-840-0000-00000-530120	Rentals and Leases 1,819.41	-4,032.71
1000	General 1000-845-0000-00000-510150	Training 446.98	1,620.79
1000	General 1000-845-0000-00000-520100	Supplies 189.10	3,123.22
1000	General 1000-845-0000-00000-530100	Professional Contract 12,103.19	38,379.91
1000	General 1000-845-0000-00000-530120	Rentals and Leases 314.91	4,142.70
1000	General 1000-850-0000-00000-510130	Utilities 18,410.32	-36,256.90
1000	General 1000-850-0000-00000-520100	Supplies 560.74	53,329.68
1000	General 1000-855-0000-00000-530100	Professional Contract 2,001.50	24,569.93
1000	General 1000-855-0000-00000-530120	Rentals & Leases 634.37	5,437.04
1000	General 1000-860-0000-00000-510150	Training 321.00	9,128.57
1000	General 1000-860-0000-00000-530100	Professional Contract 465.00	8,799.55
1000	General 1000-860-0000-00000-530120	Rentals & Leases 677.32	-1,181.65

CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -46,136,009.44	FUND TOTAL	144,350.28
1160	Facilities Rental	1160-000-0000-00000-202100	Customer Deposits	400.00
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -46,136,009.44	FUND TOTAL	400.00

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Program ID: apwarrrt

City of Lemoore



ACCOUNTS PAYABLE EDIT

2010	SB1 - Road Rehabilita	2010-850-0000-23007-530100	Professional Contract	8,140.66	106,164.29
			FUND TOTAL	8,140.66	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
2020	Local Transportation	2020-850-0000-23006-530100	Professional Contract	5,856.20	281,463.00
2020	Local Transportation	2020-850-0000-24012-530100	Professional Contract	8,583.00	-5,540.75
			FUND TOTAL	14,439.20	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
2500	Nondepartmental	2500-900-0000-00000-510130	Utilities	61.72	154.28
			FUND TOTAL	61.72	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
5000	Water	5000-870-0000-00000-510130	Utilities	418.60	989,587.57
5000	Water	5000-870-0000-00000-520100	Supplies	854.33	168,012.78
5000	Water	5000-870-0000-00000-530100	Professional Contract	16,897.46	586,570.36
5000	Water	5000-870-0000-00000-530120	Rentals & Leases	225.23	29,609.26
5000	Water	5000-875-0000-00000-530100	Professional Contract	236.15	850.15
5000	Water	5000-875-0000-00000-530120	Rentals & Leases	440.75	838.52
			FUND TOTAL	19,072.52	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
5100	Sewer	5100-885-0000-00000-510140	Meetings & Dues	319.00	46,853.11
5100	Sewer	5100-885-0000-00000-520100	Supplies	947.16	250,314.12
5100	Sewer	5100-885-0000-00000-530100	Professional Contract	3,830.49	240,127.94
5100	Sewer	5100-885-0000-23011-530100	Professional Contract	4,897.00	0.00
5100	Sewer	5100-885-0000-00000-530120	Rentals & Leases	1,750.74	26,936.75
			FUND TOTAL	11,744.39	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
5200	Refuse	5200-880-0000-00000-520100	Supplies	485.73	64,178.80
5200	Refuse	5200-880-0000-00000-530100	Professional Contract	1,748.44	140,522.69
			FUND TOTAL	2,234.17	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -46,136,009.44		
6000	Fleet Maintenance	6000-890-0000-00000-520100	Supplies	5,192.16	100,540.82
6000	Fleet Maintenance	6000-890-0000-00000-520120	Supplies - Fuel	12,474.50	65,965.87
6000	Fleet Maintenance	6000-890-0000-00000-520130	Supplies - CNG	116.59	4,883.41
6000	Fleet Maintenance	6000-890-0000-00000-530100	Professional Contract	385.14	122,408.26

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6000	Fleet Maintenance	6000-890-0000-00000-530120	Rentals & Leases	947.13	-752.13
			FUND TOTAL	19,115.52	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -46,136,009.44			
7000	Successor Agency	7000-900-0000-00000-530100	Professional Contract	4,000.00	-7,714.17
			FUND TOTAL	4,000.00	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -46,136,009.44			
			WARRANT SUMMARY TOTAL	223,558.46	
			GRAND TOTAL	223,558.46	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J3031325 03/13/2025
DUE DATE: 03/13/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7830	CURRIE, NATHAN	0000		INV	03/13/2025	12318			
ACCOUNT DETAIL						LINE AMOUNT			
1 5100-000-0000-00000-110100					AR	1,584.52			
							1,584.52		
CHECK TOTAL							1,584.52		
7748	KAYTLYN LIMA	0000		INV	12/09/2024	12/09/2024			
ACCOUNT DETAIL						LINE AMOUNT			
1 1000-000-0000-00000-202100					Cust Dep	250.00			
							250.00		
CHECK TOTAL							250.00		
2	INVOICES	WARRANT TOTAL				1,834.52	1,834.52		
CASH ACCOUNT BALANCE							-46,360,583.94		

City of Lemoore



ACCOUNTS PAYABLE EDIT
Check Run Summary

CHECK RUN: J3031325 03/13/2025
DUE DATE: 03/13/2025

FUND		ACCOUNT		AMOUNT	AVLB BUDGET
1000	General	1000-000-0000-00000-202100	Customer Deposits	250.00	
			FUND TOTAL	250.00	
		CASH ACCOUNT 9999-000-0000-00000-100100	BALANCE -46,360,583.94		
5100	Sewer	5100-000-0000-00000-110100	Accounts Receivable	1,584.52	
			FUND TOTAL	1,584.52	
		CASH ACCOUNT 9999-000-0000-00000-100100	BALANCE -46,360,583.94		
			WARRANT SUMMARY TOTAL	1,834.52	
			GRAND TOTAL	1,834.52	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6626	ALTA MONTCLAIR/EBSA	0000		INV	03/21/2025	12363			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201430			Pre With	10,898.74			
	2	1020-000-0000-00000-201440			Post With	316.26			
							11,215.00		
						CHECK TOTAL	11,215.00		
2836	THE BODY SHOP HEALTH	0000		INV	03/21/2025	12361			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201400			Gym Pay	214.00			
	2	1020-000-0000-00000-201400			Gym Pay	194.00			
							408.00		
						CHECK TOTAL	408.00		
172	G.A.S.E.	0000		INV	03/21/2025	12356			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201420			Union Pay	525.00			
							525.00		
						CHECK TOTAL	525.00		
6792	KEENAN & ASSOCIATES	0000		INV	03/21/2025	12364			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201310			Hlth Pay	136,347.13			
							136,347.13		
						CHECK TOTAL	136,347.13		
309	L.P.O.A.	0000		INV	03/21/2025	12358			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201420			Union Pay	1,020.00			
	2	1020-000-0000-00000-201420			Union Pay	1,247.80			
							2,267.80		
						CHECK TOTAL	2,267.80		
957	LEMOORE POLICE OFFICE	0000		INV	03/21/2025	12360			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1020-000-0000-00000-201420			Union Pay	130.00			
	2	1020-000-0000-00000-201420			Union Pay	130.00			
							260.00		

Report generated: 03/27/2025 07:42:38
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	260.00			
225	MISSIONSQUARE RETIREM	0000	INV	03/21/2025	12357				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1020-000-0000-00000-201430			Pre With	2,425.11				
						2,425.11			
					CHECK TOTAL	2,425.11			
6793	PUBLIC AGENCY COALITI	0000	INV	03/21/2025	12365				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1020-000-0000-00000-201310			HiTh Pay	4,282.76				
	2 1020-000-0000-00000-201310			HiTh Pay	1,862.08				
						6,144.84			
					CHECK TOTAL	6,144.84			
889	VALERIE CAZARES OR LP	0000	INV	03/21/2025	12359				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1020-000-0000-00000-201450			Pol Coff	111.00				
						111.00			
					CHECK TOTAL	111.00			
9	INVOICES								
					WARRANT TOTAL	159,703.88			
					CASH ACCOUNT BALANCE	159,703.88			
						-48,038,495.15			



ACCOUNTS PAYABLE EDIT
Check Run Summary

CHECK RUN: JG032725 03/27/2025
DUE DATE: 03/27/2025

FUND		ACCOUNT		AMOUNT	AVLB BUDGET
1020	Payroll Clearing	1020-000-0000-00000-201310	Health Insurance Paya	142,491.97	
1020	Payroll Clearing	1020-000-0000-00000-201400	Gym Dues Payable	408.00	
1020	Payroll Clearing	1020-000-0000-00000-201420	Union Dues Payable	3,052.80	
1020	Payroll Clearing	1020-000-0000-00000-201430	Pre-tax Withholdings P	13,323.85	
1020	Payroll Clearing	1020-000-0000-00000-201440	Post-Tax Withholdings	316.26	
1020	Payroll Clearing	1020-000-0000-00000-201450	Police Coffee Fund	111.00	
FUND TOTAL				159,703.88	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -48,038,495.15			
WARRANT SUMMARY TOTAL				159,703.88	
GRAND TOTAL				159,703.88	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6748	ADEGE WATER TECHNOLO	0000	605	INV	03/24/2025	1429049			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5002-870-0000-00000-560300			CO Const	1,387.16			
							1,387.16		
						CHECK TOTAL	1,387.16		
7384	ALEXANDER AVILA	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	106.00			
							106.00		
						CHECK TOTAL	106.00		
7390	ALPHA HYDRAULIC, INC.	0001		INV	03/24/2025	2989			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	331.86			
							331.86		
						CHECK TOTAL	331.86		
6310	AMERIGAS	0001	617	INV	03/24/2025	3174153808			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	512.70			
							512.70		
						CHECK TOTAL	512.70		
6884	ANTHONY HERNANDEZ	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	85.00			
							85.00		
						CHECK TOTAL	85.00		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
5048	AT&T MOBILITY	0000		INV	03/24/2025	287305196021 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-840-0000-00000-510130			Utilities	240.76			
	2	1000-815-0000-00000-510130			Utilities	145.34			
	3	5000-875-0000-00000-510130			Utilities	61.72			
	4	6000-890-0000-00000-510130			Utilities	90.16			
	5	1000-825-0000-00000-510130			Utilities	355.80			
	6	1000-845-0000-00000-510130			Utilities	280.00			
	7	1000-855-0000-00000-510130			Utilities	145.34			
	8	5200-880-0000-00000-510130			Utilities	636.17			
	9	5100-885-0000-00000-510130			Utilities	689.53			
	10	1000-865-0000-00000-510130			Utilities	190.63			
							2,835.45		
						CHECK TOTAL	2,835.45		
5048	AT&T MOBILITY	0000		INV	03/24/2025	287305216544 MAR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-835-0000-00000-510130			Utilities	610.87			
							610.87		
						CHECK TOTAL	610.87		
5516	AT&T	0000		INV	03/24/2025	000023200279			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-530100			Prof Cont	35.00			
							35.00		
						CHECK TOTAL	35.00		
7806	AUDREY JEAN GREEN	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	53.00			
							53.00		
						CHECK TOTAL	53.00		
6145	AUTOZONE	0000		INV	03/24/2025	05348674498			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	85.79			
							85.79		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6145	AUTOZONE	0000		INV	03/24/2025	05348675017			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	16.28			
							16.28		
						CHECK TOTAL	102.07		
1908	BATTERY SYSTEMS, INC.	0000	595	INV	03/24/2025	38202502211125			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	1,097.25			
							1,097.25		
1908	BATTERY SYSTEMS, INC.	0000	595	INV	03/24/2025	38202502211601			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	459.19			
							459.19		
						CHECK TOTAL	1,556.44		
7381	BRAYDEN DOLAN	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	106.00			
							106.00		
						CHECK TOTAL	106.00		
1397	BSK ANALYTICAL LABORA	0000	197	INV	03/24/2025	AI07720			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	211.60			
							211.60		
1397	BSK ANALYTICAL LABORA	0000	197	INV	03/24/2025	AI07645			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	110.80			
							110.80		
1397	BSK ANALYTICAL LABORA	0000	197	INV	03/24/2025	AI07620			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	295.60			
							295.60		
1397	BSK ANALYTICAL LABORA	0000	197	INV	03/24/2025	AI07644			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	211.60			
							211.60		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	829.60			
3072	CA DEPARTMENT OF TRAN	0001	613	INV	03/24/2025	SL250201			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-850-0000-00000-510130			Utilities	2,280.91				
					CHECK TOTAL	2,280.91			
7833	CALANIMALS	0000		INV	03/24/2025	300002059			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-830-0000-00000-520100			Supplies	150.00				
					CHECK TOTAL	150.00			
7205	CENCAL AUTO & TRUCK P	0000		INV	03/24/2025	482190			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	28.66				
					CHECK TOTAL	28.66			
7205	CENCAL AUTO & TRUCK P	0000		INV	03/24/2025	482126			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	34.72				
					CHECK TOTAL	34.72			
					CHECK TOTAL	63.38			
5276	CLEAN CUT TREE SERVIC	0000	618	INV	03/24/2025	5404			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-825-0000-00000-530100			Prof Cont	1,040.00				
					CHECK TOTAL	1,040.00			
4056	COMCAST	0000		INV	03/24/2025	234327871			
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-865-0000-00000-510130			Utilities	4,977.89				
					CHECK TOTAL	4,977.89			

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7732	CRANE TECH INC.	0001	607	INV	03/24/2025	60789			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	785.00			
							785.00		
						CHECK TOTAL	785.00		
7409	DAMIEN NICHOLSON	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
2399	DEPARTMENT OF JUSTICE	0000	590	INV	03/24/2025	794894			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	1,070.00			
							1,070.00		
2399	DEPARTMENT OF JUSTICE	0000		INV	03/24/2025	802359			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-860-0000-00000-530100			Prof Cont	274.00			
							274.00		
						CHECK TOTAL	1,344.00		
7692	E4 UTILITY DESIGN	0000	45	INV	03/24/2025	25-690			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	2020-850-0000-24012-530100			Prof Cont	6,600.00			
							6,600.00		
						CHECK TOTAL	6,600.00		
6869	WELLS FARGO BANK, N.A	0000	9	INV	03/24/2025	928532			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-530100			Prof Cont	1,927.20			
							1,927.20		
						CHECK TOTAL	1,927.20		
68	GARY V. BURROWS, INC.	0000	486	INV	03/25/2025	170385			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520120			Sup Fuel	12,379.06			
							12,379.06		

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
7383	GISELLE ALANA CUIREL	0000	INV	03/24/2025	03/24/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-855-0000-00000-530100			Prof Cont	119.00				
					CHECK TOTAL	119.00			
6713	INTERWEST CONSULTING	0001 27	INV	03/24/2025	1445268				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-840-0000-00000-530100			Prof Cont	1,135.67				
					CHECK TOTAL	1,135.67			
7385	ISAAC EVAN ALBARRAN	0000	INV	03/24/2025	03/24/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-855-0000-00000-530100			Prof Cont	265.00				
					CHECK TOTAL	265.00			
7837	JESSE REYNA	0000	INV	03/24/2025	02/20/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-825-0000-00000-500360			Uni All	200.00				
					CHECK TOTAL	200.00			
5935	JOE JIMMEYE	0000	INV	03/24/2025	03/24/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-855-0000-00000-530100			Prof Cont	132.50				
					CHECK TOTAL	132.50			
2956	JONES COLLISION CENTE	0000 594	INV	03/24/2025	4701				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-530100			Prof Cont	3,337.76				
					CHECK TOTAL	3,337.76			

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7728	JOSIAH ALEXANDER JOSE	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	240.00			
							240.00		
						CHECK TOTAL	240.00		
7452	KAYLA KRUG	0000		INV	03/24/2025	04/01/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-510150			Training	92.00			
							92.00		
						CHECK TOTAL	92.00		
40	LARRY AVILA	0000		INV	03/25/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
286	LAWRENCE TRACTOR CO.,	0000		INV	03/25/2025	728647			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	90.71			
							90.71		
286	LAWRENCE TRACTOR CO.,	0000		INV	03/25/2025	728931			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	319.58			
							319.58		
						CHECK TOTAL	410.29		
314	LEMOORE AUTO SUPPLY	0000		INV	03/25/2025	331678			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	155.86			
							155.86		
314	LEMOORE AUTO SUPPLY	0000		INV	03/25/2025	331293			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	43.94			
							43.94		
						CHECK TOTAL	199.80		

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
7609 LEONEL MARTINEZ JR	0000		INV	03/24/2025	03/24/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-855-0000-00000-530100				Prof Cont	132.50				
						132.50			
					CHECK TOTAL	132.50			
7148 LOOMIS	0000	171	INV	03/24/2025	13680880				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-815-0000-00000-530100				Prof Cont	364.18				
						364.18			
					CHECK TOTAL	364.18			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	5133209				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	190.00				
						190.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	5133502				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	20.00				
						20.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	5133532				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	90.00				
						90.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	5133684				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	165.00				
						165.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	5133628				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	95.00				
						95.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/24/2025	2500540				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	95.00				
						95.00			
					CHECK TOTAL	655.00			

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
345	MORGAN & SLATES, INC.	0000		INV	03/25/2025	1824476			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5100-885-0000-00000-520100				Supplies	161.05			
							161.05		
						CHECK TOTAL	161.05		
7836	NICK MACHADO	0000		INV	03/24/2025	03/20/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-825-0000-00000-500360				Uni All	69.56			
							69.56		
						CHECK TOTAL	69.56		
6120	O'REILLY AUTO PARTS	0000		INV	03/24/2025	3918-325295			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5200-880-0000-00000-520100				Supplies	38.41			
							38.41		
6120	O'REILLY AUTO PARTS	0000	593	INV	03/24/2025	3918-323125			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	551.33			
							551.33		
6120	O'REILLY AUTO PARTS	0000	592	INV	03/24/2025	3918-323247			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	515.81			
							515.81		
6120	O'REILLY AUTO PARTS	0000	592	INV	03/24/2025	3918-322777			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	515.81			
							515.81		
6120	O'REILLY AUTO PARTS	0000		INV	03/24/2025	3918-325442			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	423.81			
							423.81		
6120	O'REILLY AUTO PARTS	0000		INV	03/24/2025	3918-325075			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	138.70			
							138.70		
						CHECK TOTAL	2,183.87		

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
7276 PATRICIA MATTHEWS	0001		INV	03/24/2025	03/27/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-800-0000-00000-510140				Meet Dues	265.30				
						265.30			
					CHECK TOTAL	265.30			
7562 PERFORMANCE AIR INC.	0000	599	INV	03/24/2025	3500				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-530100				Prof Cont	1,385.61				
						1,385.61			
7562 PERFORMANCE AIR INC.	0000	598	INV	03/24/2025	3571				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-530100				Prof Cont	739.22				
						739.22			
7562 PERFORMANCE AIR INC.	0000	597	INV	03/24/2025	3192				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-530100				Prof Cont	1,968.08				
						1,968.08			
					CHECK TOTAL	4,092.91			
363 PG&E	0000		INV	03/25/2025	6780068156-0 MAR 25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-850-0000-00000-510130				Utilities	311.80				
						311.80			
					CHECK TOTAL	311.80			
363 PG&E	0000		INV	03/25/2025	0568159643-2 MAR 25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-510130				Utilities	1,877.41				
						1,877.41			
					CHECK TOTAL	1,877.41			
7220 PLAIN INSANE GRAPHIX	0000	602	INV	03/24/2025	14893				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-520100				Supplies	616.79				
						616.79			
					CHECK TOTAL	616.79			

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
876	QUAD KNOPF, INC.	0001	623	INV	03/24/2025	240230			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-17002-530100			Prof Cont	5,284.98			
							5,284.98		
						CHECK TOTAL	5,284.98		
388	REED ELECTRIC, LLC	0000	600	INV	03/24/2025	31813			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-530100			Prof Cont	635.02			
							635.02		
388	REED ELECTRIC, LLC	0000	601	INV	03/24/2025	31815			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-530100			Prof Cont	662.66			
							662.66		
						CHECK TOTAL	1,297.68		
5287	RES COM PEST CONTROL	0000		INV	03/24/2025	2412398			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	41.00			
							41.00		
5287	RES COM PEST CONTROL	0000		INV	03/24/2025	2409378			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	45.00			
							45.00		
						CHECK TOTAL	86.00		
7283	VICTORIA RUIZ	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	159.00			
							159.00		
						CHECK TOTAL	159.00		
4054	SELF-HELP ENTERPRISES	0001	168	INV	03/24/2025	LEMADM FEB-25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	2100-900-0000-00000-530100			Prof Cont	956.94			
							956.94		
						CHECK TOTAL	956.94		

Report generated: 03/27/2025 10:17:42
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
428 STONEY'S SAND & GRAVE	0000	614	INV	03/24/2025	140709				
ACCOUNT DETAIL					LINE AMOUNT				
1 5000-870-0000-00000-520100				Supplies	1,021.81				
						1,021.81			
					CHECK TOTAL	1,021.81			
458 KELLER FORD LINCOLN	0000	591	INV	03/24/2025	691816				
ACCOUNT DETAIL					LINE AMOUNT				
1 6000-890-0000-00000-530100				Prof Cont	3,323.48				
						3,323.48			
					CHECK TOTAL	3,323.48			
1547 VERITIV OPERATING COM	0000		INV	03/24/2025	619-36376610				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-520100				Supplies	441.30				
						441.30			
					CHECK TOTAL	441.30			
2653 VESTIS	0002		INV	03/24/2025	2580516343				
ACCOUNT DETAIL					LINE AMOUNT				
1 5200-880-0000-00000-530100				Prof Cont	106.50				
						106.50			
2653 VESTIS	0002		INV	03/24/2025	2580516342				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-530100				Prof Cont	95.20				
						95.20			
2653 VESTIS	0002		INV	03/24/2025	2580516339				
ACCOUNT DETAIL					LINE AMOUNT				
1 6000-890-0000-00000-530100				Prof Cont	75.57				
						75.57			
2653 VESTIS	0002		INV	03/24/2025	2580513004				
ACCOUNT DETAIL					LINE AMOUNT				
1 6000-890-0000-00000-530100				Prof Cont	75.57				
						75.57			
2653 VESTIS	0002		INV	03/24/2025	155333909				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-835-0000-00000-530100				Prof Cont	76.46				
						76.46			

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
2653	VESTIS	0002		INV	03/24/2025	2580513008				
ACCOUNT DETAIL						LINE AMOUNT				
1 5200-880-0000-00000-530100					Prof Cont	117.50				
							117.50			
CHECK TOTAL							546.80			
474	WEST VALLEY SUPPLY	0000	611	INV	03/24/2025	414321				
ACCOUNT DETAIL						LINE AMOUNT				
1 1000-850-0000-00000-520100					Supplies	1,757.46				
							1,757.46			
CHECK TOTAL							1,757.46			
84	INVOICES	WARRANT TOTAL				72,101.43	72,101.43			
CASH ACCOUNT BALANCE							-48,221,673.25			

City of Lemoore



ACCOUNTS PAYABLE EDIT

Check Run Summary

CHECK RUN: J2032725 03/27/2025
DUE DATE: 03/27/2025

FUND	ACCOUNT	AMOUNT	AVLB BUDGET
1000	General 1000-800-0000-00000-510140	Meetings and Dues 265.30	135.95
1000	General 1000-815-0000-00000-510130	Utilities 145.34	601.74
1000	General 1000-815-0000-00000-530100	Professional Contract 364.18	47,618.37
1000	General 1000-825-0000-00000-500360	Uniform Allowance 269.56	764.21
1000	General 1000-825-0000-00000-510130	Utilities 2,233.21	3,988.03
1000	General 1000-825-0000-00000-520100	Supplies 1,058.09	41,104.70
1000	General 1000-825-0000-00000-530100	Professional Contract 5,314.11	20,015.44
1000	General 1000-830-0000-00000-510150	Training 92.00	97,672.42
1000	General 1000-830-0000-00000-520100	Supplies 150.00	102,004.56
1000	General 1000-830-0000-00000-530100	Professional Contract 35.00	118,206.92
1000	General 1000-835-0000-00000-510130	Utilities 610.87	1,551.52
1000	General 1000-835-0000-00000-530100	Professional Contract 76.46	6,026.11
1000	General 1000-840-0000-00000-510130	Utilities 240.76	2,022.92
1000	General 1000-840-0000-00000-530100	Professional Contract 1,135.67	30,979.50
1000	General 1000-845-0000-00000-510130	Utilities 280.00	541.34
1000	General 1000-850-0000-00000-510130	Utilities 2,592.71	-38,885.16
1000	General 1000-850-0000-00000-520100	Supplies 1,757.46	51,329.88
1000	General 1000-850-0000-00000-530100	Professional Contract 1,297.68	44,535.30
1000	General 1000-855-0000-00000-510130	Utilities 145.34	1,023.87
1000	General 1000-855-0000-00000-530100	Professional Contract 2,733.00	20,130.43
1000	General 1000-860-0000-00000-530100	Professional Contract 274.00	8,525.55
1000	General 1000-865-0000-00000-510130	Utilities 5,168.52	-6,582.95
FUND TOTAL		26,239.26	
CASH ACCOUNT 9999-000-0000-00000-100100 BALANCE -48,221,673.25			
2020	Local Transportation 2020-850-0000-24012-530100	Professional Contract 6,600.00	-5,540.75
FUND TOTAL		6,600.00	
CASH ACCOUNT 9999-000-0000-00000-100100 BALANCE -48,221,673.25			
2100	Lemoore Housing Autho 2100-900-0000-00000-530100	Professional Contract 956.94	6,978.00
FUND TOTAL		956.94	
CASH ACCOUNT 9999-000-0000-00000-100100 BALANCE -48,221,673.25			
5000	Water 5000-870-0000-00000-520100	Supplies 1,021.81	159,577.97
5000	Water 5000-870-0000-00000-530100	Professional Contract 829.60	549,570.36
5000	Water 5000-870-0000-17002-530100	Professional Contract 5,284.98	0.00
5000	Water 5000-875-0000-00000-510130	Utilities 61.72	821.19

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmr

City of Lemoore



ACCOUNTS PAYABLE EDIT

			FUND TOTAL	7,198.11	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -48,221,673.25		
5002	Water Incident	5002-870-0000-00000-560300	Capital Outlay - Cons	1,387.16	-148,741.25
			FUND TOTAL	1,387.16	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -48,221,673.25		
5100	Sewer	5100-885-0000-00000-510130	Utilities	689.53	126,193.94
5100	Sewer	5100-885-0000-00000-520100	Supplies	673.75	244,131.52
5100	Sewer	5100-885-0000-00000-530100	Professional Contract	1,440.00	199,010.75
			FUND TOTAL	2,803.28	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -48,221,673.25		
5200	Refuse	5200-880-0000-00000-510130	Utilities	636.17	5,983.71
5200	Refuse	5200-880-0000-00000-520100	Supplies	38.41	64,114.83
5200	Refuse	5200-880-0000-00000-530100	Professional Contract	2,151.20	140,140.11
			FUND TOTAL	2,825.78	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -48,221,673.25		
6000	Fleet Maintenance	6000-890-0000-00000-510130	Utilities	90.16	759.93
6000	Fleet Maintenance	6000-890-0000-00000-520100	Supplies	4,809.30	87,155.68
6000	Fleet Maintenance	6000-890-0000-00000-520120	Supplies - Fuel	12,379.06	65,965.87
6000	Fleet Maintenance	6000-890-0000-00000-530100	Professional Contract	6,812.38	115,880.01
			FUND TOTAL	24,090.90	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -48,221,673.25		
			WARRANT SUMMARY TOTAL	72,101.43	
			GRAND TOTAL	72,101.43	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG032025 03/20/2025
DUE DATE: 03/20/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	KART	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6788	KART	0000		INV	03/19/2025	03/10/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	7102-900-0000-00000-590200				Cust Dis	220.00			
							220.00		
6788	KART	0000		INV	03/19/2025	03/10/25.			
ACCOUNT DETAIL						LINE AMOUNT			
1	7102-900-0000-00000-590200				Cust Dis	20.00			
							20.00		
6788	KART	0000		INV	03/19/2025	03/10/25..			
ACCOUNT DETAIL						LINE AMOUNT			
1	7102-900-0000-00000-590200				Cust Dis	40.00			
							40.00		
6788	KART	0000		INV	03/19/2025	03/10/25...			
ACCOUNT DETAIL						LINE AMOUNT			
1	7102-900-0000-00000-590200				Cust Dis	10.00			
							10.00		
6788	KART	0000		INV	03/19/2025	03/10/25....			
ACCOUNT DETAIL						LINE AMOUNT			
1	7102-900-0000-00000-590200				Cust Dis	190.00			
							190.00		
CHECK TOTAL							480.00		
5561	KINGS COUNTY TREASURE	0001		INV	03/19/2025	03/11/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	7100-900-0000-00000-590120				Imp Ct Out	154,380.51			
							154,380.51		
5561	KINGS COUNTY TREASURE	0001		INV	03/19/2025	03/18/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	7100-900-0000-00000-590120				Imp Ct Out	11,327.89			
							11,327.89		
5561	KINGS COUNTY TREASURE	0001		INV	03/19/2025	03/18/25.			
ACCOUNT DETAIL						LINE AMOUNT			
1	7100-900-0000-00000-590120				Imp Ct Out	16,182.70			
							16,182.70		
5561	KINGS COUNTY TREASURE	0001		INV	03/19/2025	03/18/25..			
ACCOUNT DETAIL						LINE AMOUNT			
1	7100-900-0000-00000-590120				Imp Ct Out	14,887.98			
							14,887.98		

Report generated: 03/20/2025 09:17:01
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG032025 03/20/2025
DUE DATE: 03/20/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	196,779.08			
306 LEMOORE UNION HIGH SC	0000		INV	03/19/2025	03/10/25				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		221,389.75			
					CHECK TOTAL	221,389.75			
306 LEMOORE UNION HIGH SC	0000		INV	03/19/2025	03/11/25				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		44,538.58			
					CHECK TOTAL	44,538.58			
306 LEMOORE UNION HIGH SC	0000		INV	03/19/2025	03/11/25.				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		33,035.91			
					CHECK TOTAL	33,035.91			
306 LEMOORE UNION HIGH SC	0000		INV	03/19/2025	03/11/25..				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		49,769.80			
					CHECK TOTAL	49,769.80			
301 LEMOORE UNION SCHOOL	0000		INV	03/19/2025	03/11/25				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		66,807.86			
					CHECK TOTAL	66,807.86			
301 LEMOORE UNION SCHOOL	0000		INV	03/19/2025	03/11/25.				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		74,654.70			
					CHECK TOTAL	74,654.70			
301 LEMOORE UNION SCHOOL	0000		INV	03/19/2025	03/11/25..				
					ACCOUNT DETAIL	LINE AMOUNT			
	1	7100-900-0000-00000-590110		Imp Ct Out		49,553.87			
					CHECK TOTAL	49,553.87			

Report generated: 03/20/2025 09:17:01
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG032025 03/20/2025
DUE DATE: 03/20/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
301 LEMOORE UNION SCHOOL	0000		INV	03/19/2025	03/10/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 7100-900-0000-00000-590110				Imp Ct Out	332,084.63				
						332,084.63			
CHECK TOTAL						523,101.06			
17 INVOICES	WARRANT TOTAL				1,069,094.18	1,069,094.18			
CASH ACCOUNT BALANCE						-46,963,531.30			

City of Lemoore



ACCOUNTS PAYABLE EDIT
Check Run Summary

CHECK RUN: JG032025 03/20/2025
DUE DATE: 03/20/2025

FUND		ACCOUNT		AMOUNT	AVLB BUDGET
7100	School and County Imp	7100-900-0000-00000-590110	Impact Fees - County	871,835.10	-972,516.79
7100	School and County Imp	7100-900-0000-00000-590120	Cust Exp - County Imp	196,779.08	-220,601.47
FUND TOTAL				1,068,614.18	
CASH ACCOUNT	9999-000-0000-00000-100100	BALANCE -46,963,531.30			
7102	Kings Area Rural Tran	7102-900-0000-00000-590200	Custodial Disbursemen	480.00	-810.00
FUND TOTAL				480.00	
CASH ACCOUNT	9999-000-0000-00000-100100	BALANCE -46,963,531.30			
WARRANT SUMMARY TOTAL				1,069,094.18	
GRAND TOTAL				1,069,094.18	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6153	AEGIS GROUNDWATER CON	0000	465	INV	03/31/2025	786			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	2,000.00			
							2,000.00		
						CHECK TOTAL	2,000.00		
7384	ALEXANDER AVILA	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	238.50			
							238.50		
						CHECK TOTAL	238.50		
7834	ALVARO SANTOS	0000		INV	03/31/2025	04/06/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-510150			Training	215.00			
							215.00		
						CHECK TOTAL	215.00		
3010	THE ANIMAL HOUSE	0001		INV	03/31/2025	03/03/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-520100			Supplies	128.59			
							128.59		
						CHECK TOTAL	128.59		
6884	ANTHONY HERNANDEZ	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	85.00			
							85.00		
						CHECK TOTAL	85.00		
5516	AT&T	0000		INV	03/31/2025	000023200363			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-510130			Utilities	31.30			
							31.30		
						CHECK TOTAL	31.30		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
5516	AT&T	0000		INV	03/31/2025	000023230162			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-865-0000-00000-510130			Utilities	123.49			
							123.49		
						CHECK TOTAL	123.49		
6145	AUTOZONE	0000		INV	03/31/2025	05348681122			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	81.20			
							81.20		
6145	AUTOZONE	0000		INV	03/31/2025	05348681123			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	214.14			
							214.14		
						CHECK TOTAL	295.34		
7381	BRAYDEN DOLAN	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	238.50			
							238.50		
						CHECK TOTAL	238.50		
7205	CENCAL AUTO & TRUCK P	0000	630	INV	03/31/2025	482022			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520100			Supplies	549.15			
							549.15		
7205	CENCAL AUTO & TRUCK P	0000		INV	03/31/2025	481878			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	72.54			
							72.54		
						CHECK TOTAL	621.69		
7280	CENTURION COIN AND EM	0000		INV	04/01/2025	25-03-013			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-520100			Supplies	440.23			
							440.23		
						CHECK TOTAL	440.23		

Report generated: 04/03/2025 11:48:18
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
5804	CHADS AUTO GLASS	0000		INV	03/31/2025	104075			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530100			Prof Cont	336.90			
							336.90		
						CHECK TOTAL	336.90		
7326	CORE & MAIN LP	0000	635	INV	03/31/2025	W629201			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	613.45			
							613.45		
7326	CORE & MAIN LP	0000	635	INV	03/31/2025	W624172			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	679.94			
							679.94		
						CHECK TOTAL	1,293.39		
123	CSJVRMA	0001	634	INV	03/31/2025	INV0235			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1040-900-0000-00000-530100			Prof Cont	319,921.00			
							319,921.00		
						CHECK TOTAL	319,921.00		
7409	DAMIEN NICHOLSON	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
6869	WELLS FARGO BANK, N.A	0000	9	INV	04/01/2025	928977			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-530100			Prof Cont	1,927.20			
							1,927.20		
						CHECK TOTAL	1,927.20		
6569	ENGIE SERVICES US, IN	0001	615	INV	03/31/2025	90073347			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	3,070.12			
							3,070.12		

Report generated: 04/03/2025 11:48:18
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	3,070.12			
7282 NOELIA A. ESPINOZA	0000		INV	03/31/2025	03/31/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-855-0000-00000-530100				Prof Cont	119.00				
					CHECK TOTAL	119.00			
5866 FASTENAL COMPANY	0000		INV	03/31/2025	CALEM53670				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-520100				Supplies	362.37				
					CHECK TOTAL	362.37			
5758 MARK FERNANDES	0000	102	INV	03/31/2025	3400				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-825-0000-00000-530100				Prof Cont	3,200.00				
					CHECK TOTAL	3,200.00			
7638 FRUIT GROWERS LABORAT	0000	258	INV	03/31/2025	541711A				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	56.00				
						56.00			
7638 FRUIT GROWERS LABORAT	0000	258	INV	03/31/2025	541518A				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	149.00				
					CHECK TOTAL	149.00			
						205.00			
68 GARY V. BURROWS, INC.	0000	486	INV	03/31/2025	170627				
ACCOUNT DETAIL					LINE AMOUNT				
1 6000-890-0000-00000-520120				Sup Fuel	1,377.70				
						1,377.70			
68 GARY V. BURROWS, INC.	0000	23	INV	03/31/2025	170598				
ACCOUNT DETAIL					LINE AMOUNT				
1 6000-890-0000-00000-520100				Supplies	481.03				
						481.03			

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	1,858.73			
7383	GISELLE ALANA CUIREL	0000	INV	03/31/2025	03/31/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-855-0000-00000-530100			Prof Cont	119.00				
						119.00			
					CHECK TOTAL	119.00			
799	GOLDEN STATE PETERBIL	0000	INV	03/31/2025	02P221502				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	285.82				
						285.82			
799	GOLDEN STATE PETERBIL	0000 25	INV	04/01/2025	02P221637				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	502.44				
						502.44			
					CHECK TOTAL	788.26			
521	GRAINGER	0000	INV	03/31/2025	9446048838				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 5100-885-0000-00000-520100			Supplies	128.68				
						128.68			
521	GRAINGER	0000	INV	03/31/2025	9446048846				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 5100-885-0000-00000-520100			Supplies	27.90				
						27.90			
					CHECK TOTAL	156.58			
5181	HAAKER EQUIPMENT COMP	0000 604	INV	04/01/2025	C5A2ZF				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 5100-885-0000-00000-520100			Supplies	2,533.68				
						2,533.68			
					CHECK TOTAL	2,533.68			
5814	CITY OF HANFORD	0000 60	INV	04/01/2025	1608 MAR 25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-830-0000-00000-530100			Prof Cont	18,498.80				
						18,498.80			

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User: Jessica Gonzalez (jgonzalez)
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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
5814	CITY OF HANFORD	0000	105	INV	04/01/2025	1608 MAR 25.			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-835-0000-00000-530100			Prof Cont	13,874.10			
							13,874.10		
5814	CITY OF HANFORD	0000	86	INV	04/01/2025	1608 MAR 25.			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	4,624.70			
	2	5100-885-0000-00000-530100			Prof Cont	4,624.70			
	3	5200-880-0000-00000-530100			Prof Cont	4,624.70			
							13,874.10		
						CHECK TOTAL	46,247.00		
3045	HAYES GARAGE DOORS	0000		INV	03/31/2025	391590			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	350.00			
							350.00		
						CHECK TOTAL	350.00		
205	HELENA AGRI-ENT., LLC	0000	627	INV	03/31/2025	28918551			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-520100			Supplies	740.03			
							740.03		
						CHECK TOTAL	740.03		
3091	JAM SERVICES, INC	0000	639	INV	03/31/2025	189167			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-520100			Supplies	3,785.93			
							3,785.93		
						CHECK TOTAL	3,785.93		
5935	JOE JIMMEYE	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100					A/P Cash				
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7574	JOE JR'S TREE SERVICE	0000	625	INV	04/01/2025	2195			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	1,500.00			
							1,500.00		
7574	JOE JR'S TREE SERVICE	0000	626	INV	03/31/2025	2194			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-530100			Prof Cont	1,450.00			
							1,450.00		
						CHECK TOTAL	2,950.00		
7728	JOSIAH ALEXANDER JOSE	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
7839	KENDRA RODRIGUEZ	0000		INV	03/31/2025	03/26/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1160-000-0000-00000-202100			Cust Dep	250.00			
							250.00		
						CHECK TOTAL	250.00		
234	KINGS WASTE AND RECYC	0000	629	INV	03/31/2025	03/07/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-530100			Prof Cont	825.00			
							825.00		
						CHECK TOTAL	825.00		
2735	KRC SAFETY COMPANY, I	0001	631	INV	03/31/2025	67728			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-850-0000-00000-520100			Supplies	1,663.88			
							1,663.88		
						CHECK TOTAL	1,663.88		
7501	KYLE REYNOLDS	0001		INV	03/31/2025	04/08/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-510150			Training	92.00			
							92.00		

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User: Jessica Gonzalez (jgonzalez)
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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
					CHECK TOTAL	92.00			
40	LARRY AVILA	0000	INV	04/01/2025	03/31/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-855-0000-00000-530100			Prof Cont	132.50				
						132.50			
					CHECK TOTAL	132.50			
314	LEMOORE AUTO SUPPLY	0000	INV	03/31/2025	331870				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-850-0000-00000-520100			Supplies	43.34				
						43.34			
314	LEMOORE AUTO SUPPLY	0000	INV	03/31/2025	331934				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	29.83				
						29.83			
314	LEMOORE AUTO SUPPLY	0000	INV	03/31/2025	331644				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520100			Supplies	82.15				
						82.15			
314	LEMOORE AUTO SUPPLY	0000	INV	03/31/2025	331926				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 5000-870-0000-00000-520100			Supplies	11.68				
						11.68			
					CHECK TOTAL	167.00			
298	LEMOORE CHAMBER OF CO	0000	INV	03/31/2025	03/27/25				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 1000-805-0000-00000-530100			Prof Cont	250.00				
						250.00			
					CHECK TOTAL	250.00			
306	LEMOORE UNION HIGH SC	0000 26	INV	03/31/2025	318850				
	ACCOUNT DETAIL				LINE AMOUNT				
	1 6000-890-0000-00000-520130			Sub CNG	1,086.95				
						1,086.95			
					CHECK TOTAL	1,086.95			

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User: Jessica Gonzalez (jgonzalez)
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City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
306	LEMOORE UNION HIGH SC	0000	26	INV	03/31/2025	318828			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-520130			Sub CNG	2,197.41			
							2,197.41		
						CHECK TOTAL	2,197.41		
5184	LEMOORE TOWING	0000		INV	03/31/2025	22403			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	6000-890-0000-00000-530100			Prof Cont	137.50			
							137.50		
						CHECK TOTAL	137.50		
7609	LEONEL MARTINEZ JR	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	132.50			
							132.50		
						CHECK TOTAL	132.50		
7496	LILY OF THE CHURCH	0001		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-000-0000-00000-202100			Cust Dep	300.00			
							300.00		
						CHECK TOTAL	300.00		
7426	MACEY MARTIN	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	85.00			
							85.00		
						CHECK TOTAL	85.00		
4051	MATSON ALARM CO., INC	0000		INV	03/31/2025	6108304			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	59.50			
							59.50		
						CHECK TOTAL	59.50		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK	
7502 MICHAEL KENDALL	0001		INV	03/31/2025	04/06/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1000-830-0000-00000-510150				Training	215.00				
						215.00			
					CHECK TOTAL	215.00			
7840 MITZI SANGERMAN	0000		INV	03/31/2025	03/31/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1160-000-0000-00000-202100				Cust Dep	250.00				
						250.00			
					CHECK TOTAL	250.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/31/2025	250117				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	95.00				
						95.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/31/2025	2501183				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	165.00				
						165.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/31/2025	2501010				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	110.00				
						110.00			
6245 MOORE TWINING ASSOCIA	0000	224	INV	03/31/2025	2500928				
ACCOUNT DETAIL					LINE AMOUNT				
1 5100-885-0000-00000-530100				Prof Cont	95.00				
						95.00			
					CHECK TOTAL	465.00			
7841 NICOLE ALVAREZ	0000		INV	03/31/2025	03/31/25				
ACCOUNT DETAIL					LINE AMOUNT				
1 1160-000-0000-00000-202100				Cust Dep	250.00				
						250.00			
					CHECK TOTAL	250.00			

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
6120	O'REILLY AUTO PARTS	0000		INV	03/31/2025	3918-326539			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	474.14			
							474.14		
6120	O'REILLY AUTO PARTS	0000		INV	03/31/2025	3918-326537			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	155.83			
							155.83		
6120	O'REILLY AUTO PARTS	0000		INV	03/31/2025	3918-325573			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	44.66			
							44.66		
6120	O'REILLY AUTO PARTS	0000		INV	03/31/2025	3918-326219			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 6000-890-0000-00000-520100				Supplies	116.15			
							116.15		
						CHECK TOTAL	790.78		
7562	PERFORMANCE AIR INC.	0000	638	INV	03/31/2025	3838			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-825-0000-00000-530100				Prof Cont	670.50			
							670.50		
						CHECK TOTAL	670.50		
363	PG&E	0000		INV	03/31/2025	0475158959-1 MAR 25.			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-850-0000-00000-510130				Utilities	35.00			
							35.00		
						CHECK TOTAL	35.00		
363	PG&E	0000		INV	03/31/2025	9736454059-7 APR 25.			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-850-0000-00000-510130				Utilities	159,436.17			
							159,436.17		
						CHECK TOTAL	159,436.17		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR	PG&E	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
363	PG&E	0000		INV	03/31/2025	9471648480-6 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		22.11			
							22.11		
						CHECK TOTAL	22.11		
363	PG&E	0000		INV	03/31/2025	3606272278-4 MAR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		11,242.29			
							11,242.29		
						CHECK TOTAL	11,242.29		
363	PG&E	0000		INV	03/31/2025	8399228188-7 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		103.22			
							103.22		
						CHECK TOTAL	103.22		
363	PG&E	0000		INV	03/31/2025	8355349325-1 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		24.33			
							24.33		
						CHECK TOTAL	24.33		
363	PG&E	0000		INV	03/31/2025	4102932393-2 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		29,999.93			
							29,999.93		
						CHECK TOTAL	29,999.93		
363	PG&E	0000		INV	03/31/2025	5302818950-3 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1		1000-850-0000-00000-510130		Utilities		28,468.33			
							28,468.33		
						CHECK TOTAL	28,468.33		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
363	PG&E	0000		INV	03/31/2025	2343346692-9 APR 25.			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-850-0000-00000-510130				Utilities	581.49			
						CHECK TOTAL	581.49		
7842	PLACER TITLE COMPANY	0000	640	INV	03/31/2025	P-599937			
ACCOUNT DETAIL						LINE AMOUNT			
1	5110-000-0000-00000-160100				Land	42,268.00			
						CHECK TOTAL	42,268.00		
876	QUAD KNOPF, INC.	0001	350	INV	03/31/2025	126387			
ACCOUNT DETAIL						LINE AMOUNT			
1	5100-885-0000-18003-530100				Prof Cont	819.09			
							819.09		
876	QUAD KNOPF, INC.	0001	46	INV	04/01/2025	126704			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-820-0000-00000-530100				Prof Cont	13,995.00			
							13,995.00		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126404			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-820-0000-00000-530100				Prof Cont	774.00			
							774.00		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126728			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-820-0000-00000-530100				Prof Cont	787.14			
							787.14		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126727			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-820-0000-00000-530100				Prof Cont	1,021.95			
							1,021.95		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126726			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-820-0000-00000-530100				Prof Cont	4,587.03			
							4,587.03		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126723			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-820-0000-00000-530100			Prof Cont	856.44			
							856.44		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126716			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-820-0000-00000-530100			Prof Cont	2,479.50			
							2,479.50		
876	QUAD KNOPF, INC.	0001	111	INV	04/01/2025	126672			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-820-0000-00000-530100			Prof Cont	404.89			
							404.89		
						CHECK TOTAL	25,725.04		
7283	VICTORIA RUIZ	0000		INV	03/24/2025	03/24/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	159.00			
							159.00		
7283	VICTORIA RUIZ	0000		INV	03/31/2025	03/31/25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-855-0000-00000-530100			Prof Cont	159.00			
							159.00		
						CHECK TOTAL	318.00		
423	SOCALGAS	0000		INV	03/31/2025	03491607002 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	85.70			
							85.70		
						CHECK TOTAL	85.70		
423	SOCALGAS	0000		INV	03/31/2025	14251743192 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	1,124.75			
							1,124.75		
						CHECK TOTAL	1,124.75		

City of Lemoore



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Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
423	SOCALGAS	0000		INV	03/31/2025	14416046861 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	342.30			
							342.30		
						CHECK TOTAL	342.30		
423	SOCALGAS	0000		INV	03/31/2025	16931611004 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	49.83			
							49.83		
						CHECK TOTAL	49.83		
423	SOCALGAS	0000		INV	03/31/2025	18191607227 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	261.69			
							261.69		
						CHECK TOTAL	261.69		
423	SOCALGAS	0000		INV	03/31/2025	19451608004 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	447.18			
							447.18		
						CHECK TOTAL	447.18		
423	SOCALGAS	0000		INV	03/31/2025	18821608009 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	44.00			
							44.00		
						CHECK TOTAL	44.00		
423	SOCALGAS	0000		INV	03/31/2025	04331609000 APR 25			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-510130			Utilities	51.99			
							51.99		
						CHECK TOTAL	51.99		

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
3040	SWRCB	0000	632	INV	03/31/2025	WD-0282562			
ACCOUNT DETAIL						LINE AMOUNT			
1	5100-885-0000-00000-510140				Meet Dues	28,205.00			
							28,205.00		
						CHECK TOTAL	28,205.00		
2240	STEVEN MCPHERSON	0001		INV	03/31/2025	04/08/25			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-830-0000-00000-510150				Training	44.00			
							44.00		
						CHECK TOTAL	44.00		
2799	TELSTAR INSTRUMENTS,	0000	202	INV	03/31/2025	125945			
ACCOUNT DETAIL						LINE AMOUNT			
1	5000-870-0000-00000-530100				Prof Cont	846.00			
							846.00		
2799	TELSTAR INSTRUMENTS,	0000	202	INV	03/31/2025	125944			
ACCOUNT DETAIL						LINE AMOUNT			
1	5000-870-0000-00000-530100				Prof Cont	754.00			
							754.00		
						CHECK TOTAL	1,600.00		
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-504169			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-815-0000-00000-530100				Prof Cont	1,400.00			
							1,400.00		
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-506711			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-815-0000-00000-530100				Prof Cont	1,240.00			
							1,240.00		
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-506712			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-815-0000-00000-530100				Prof Cont	2,560.00			
							2,560.00		
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-509880			
ACCOUNT DETAIL						LINE AMOUNT			
1	1000-815-0000-00000-530100				Prof Cont	1,240.00			
							1,240.00		

Report generated: 04/03/2025 11:48:18
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash					
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-509881			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont	2,560.00			
							2,560.00		
7278	TYLER TECHNOLOGIES, I	0000	74	INV	03/31/2025	045-511883			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont	2,480.00			
							2,480.00		
7278	TYLER TECHNOLOGIES, I	0000		INV	03/31/2025	045-512232			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont	20.00			
							20.00		
7278	TYLER TECHNOLOGIES, I	0000		INV	03/31/2025	045-512408			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-815-0000-00000-530100				Prof Cont	45.00			
							45.00		
						CHECK TOTAL	11,545.00		
6058	UNIVAR	0000	174	INV	03/31/2025	52877910			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5000-870-0000-00000-520110				Sup Chl	1,894.02			
							1,894.02		
6058	UNIVAR	0000	174	INV	03/31/2025	52877911			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5000-870-0000-00000-520110				Sup Chl	3,205.27			
							3,205.27		
6058	UNIVAR	0000	174	INV	03/31/2025	52877909			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 5000-870-0000-00000-520110				Sup Chl	5,424.71			
							5,424.71		
						CHECK TOTAL	10,524.00		
7304	VALLEY VETERINARY SER	0000		INV	04/01/2025	20485			
	ACCOUNT DETAIL					LINE AMOUNT			
	1 1000-830-0000-00000-530100				Prof Cont	235.00			
							235.00		
						CHECK TOTAL	235.00		

Report generated: 04/03/2025 11:48:18
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100			A/P Cash						
VENDOR		REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
116	VERIZON WIRELESS	0000		INV	03/31/2025	6108696780			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-830-0000-00000-510130			Utilities	861.08			
							861.08		
						CHECK TOTAL	861.08		
2653	VESTIS	0002		INV	03/31/2025	2580516344			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	123.74			
							123.74		
2653	VESTIS	0002		INV	03/31/2025	2580519659			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-835-0000-00000-530100			Prof Cont	150.51			
							150.51		
2653	VESTIS	0002		INV	03/31/2025	2580519654			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-530100			Prof Cont	95.20			
							95.20		
2653	VESTIS	0002		INV	03/31/2025	2580519656			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5100-885-0000-00000-530100			Prof Cont	85.63			
							85.63		
2653	VESTIS	0002		INV	03/31/2025	2580519655			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5200-880-0000-00000-530100			Prof Cont	106.50			
							106.50		
						CHECK TOTAL	561.58		
474	WEST VALLEY SUPPLY	0000		INV	03/31/2025	117769			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	1000-825-0000-00000-520100			Supplies	366.80			
							366.80		
						CHECK TOTAL	366.80		
6694	WILLDAN FINANCIAL SER	6694	637	INV	03/31/2025	010-61425			
	ACCOUNT DETAIL					LINE AMOUNT			
	1	5000-870-0000-00000-530100			Prof Cont	1,350.00			
							1,350.00		

Report generated: 04/03/2025 11:48:18
User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmnt

City of Lemoore



ACCOUNTS PAYABLE EDIT

Detail Invoice List

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

CASH ACCOUNT: 9999-000-0000-00000-100100				A/P Cash				
VENDOR	REMIT	PO	TYPE	DUE DATE	INVOICE	AMOUNT	VOUCHER	CHECK
					CHECK TOTAL	1,350.00		
125	INVOICES	WARRANT TOTAL				760,723.66	760,723.66	
CASH ACCOUNT BALANCE							-47,961,397.09	

City of Lemoore



ACCOUNTS PAYABLE EDIT

Check Run Summary

CHECK RUN: JG040325 04/03/2025
DUE DATE: 04/03/2025

FUND		ACCOUNT		AMOUNT	AVLB BUDGET
1000	General	1000-000-0000-00000-202100	Customer Deposits	300.00	
1000	General	1000-805-0000-00000-530100	Professional Contract	250.00	3,784.05
1000	General	1000-815-0000-00000-530100	Professional Contract	11,545.00	46,732.67
1000	General	1000-820-0000-00000-530100	Professional Contract	24,905.95	905.40
1000	General	1000-825-0000-00000-510130	Utilities	2,407.44	1,580.59
1000	General	1000-825-0000-00000-520100	Supplies	366.80	40,737.90
1000	General	1000-825-0000-00000-530100	Professional Contract	5,815.70	17,399.74
1000	General	1000-830-0000-00000-510130	Utilities	861.08	31,873.99
1000	General	1000-830-0000-00000-510150	Training	566.00	93,416.71
1000	General	1000-830-0000-00000-520100	Supplies	568.82	101,435.74
1000	General	1000-830-0000-00000-530100	Professional Contract	18,733.80	34,245.43
1000	General	1000-835-0000-00000-530100	Professional Contract	14,024.61	-49,620.80
1000	General	1000-850-0000-00000-510130	Utilities	229,912.87	-268,798.03
1000	General	1000-850-0000-00000-520100	Supplies	5,493.15	45,836.73
1000	General	1000-850-0000-00000-530100	Professional Contract	1,450.00	43,085.30
1000	General	1000-855-0000-00000-530100	Professional Contract	1,865.50	18,367.59
1000	General	1000-865-0000-00000-510130	Utilities	123.49	-6,706.44
FUND TOTAL				319,190.21	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -47,961,397.09			
1040	Nondepartmental	1040-900-0000-00000-530100	Professional Contract	319,921.00	-1,891,409.37
FUND TOTAL				319,921.00	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -47,961,397.09			
1160	Facilities Rental	1160-000-0000-00000-202100	Customer Deposits	750.00	
FUND TOTAL				750.00	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -47,961,397.09			
5000	Water	5000-870-0000-00000-510130	Utilities	31.30	987,275.06
5000	Water	5000-870-0000-00000-520100	Supplies	11.68	159,566.29
5000	Water	5000-870-0000-00000-520110	Supplies - Chlorine	10,524.00	75,781.91
5000	Water	5000-870-0000-00000-530100	Professional Contract	12,704.32	545,728.09
FUND TOTAL				23,271.30	
CASH ACCOUNT 9999-000-0000-00000-100100		BALANCE -47,961,397.09			
5100	Sewer	5100-885-0000-00000-510140	Meetings & Dues	28,205.00	18,648.11
					Page 20

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User: Jessica Gonzalez (jgonzalez)
Program ID: apwarmr



ACCOUNTS PAYABLE EDIT

5100	Sewer	5100-885-0000-00000-520100	Supplies	5,158.59	230,812.40
5100	Sewer	5100-885-0000-00000-530100	Professional Contract	5,504.07	196,368.61
5100	Sewer	5100-885-0000-18003-530100	Professional Contract	819.09	-458.46
			FUND TOTAL	39,686.75	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -47,961,397.09		
5110	Sewer Impact	5110-000-0000-00000-160100	Land	42,268.00	
			FUND TOTAL	42,268.00	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -47,961,397.09		
5200	Refuse	5200-880-0000-00000-530100	Professional Contract	7,483.40	136,775.84
			FUND TOTAL	7,483.40	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -47,961,397.09		
6000	Fleet Maintenance	6000-890-0000-00000-520100	Supplies	3,016.54	79,856.28
6000	Fleet Maintenance	6000-890-0000-00000-520120	Supplies - Fuel	1,377.70	65,965.87
6000	Fleet Maintenance	6000-890-0000-00000-520130	Supplies - CNG	3,284.36	4,883.41
6000	Fleet Maintenance	6000-890-0000-00000-530100	Professional Contract	474.40	115,349.27
			FUND TOTAL	8,153.00	
CASH ACCOUNT 9999-000-0000-00000-100100			BALANCE -47,961,397.09		
WARRANT SUMMARY TOTAL				760,723.66	
GRAND TOTAL				760,723.66	



711 W. Cinnamon Drive • Lemoore, California 93245 • (559) 924-6744

Staff Report

Item No: 5-1

To: Lemoore City Council

From: Kristie Baley, Management Analyst

Date: March 24, 2025

Meeting Date: April 15, 2025

Subject: Resolution 2025-13 – To Declare Three (3) Parcels of Land Located on the Northeast Corner of 19 ½ Avenue and Cedar Lane as “Exempt Surplus Land” and Approving Disposition and Development Agreement Between the City of Lemoore and KKAL, LP (John Kashian) for the Sale of City Owned Property and Authorizing the City Manager to Sign the Development Agreement, Escrow, and Associated Documents for the Sale of Property (APNs 023-400-001, -002-, and -003)

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:

Adopt Resolution No. 2025-13, declaring City-owned property “exempt surplus land”, approving the disposition and development agreement between the City of Lemoore and KKAL, LP (John Kashian), and authorizing the City Manager, or designee, to sign disposition and development agreement, escrow and associated documents for the purpose of constructing affordable housing on the Property.

Subject/Discussion:

In 2020 the City entered into an agreement with KKAL, LP (John Kashian) for a 5 year option to purchase 9.35 acres of City-owned property located at Cedar and 19 ½ Avenue (APNs 023-400-001, 002, and 003) for one dollar upon approval of a development proposal consistent with applicable law, including CEQA.

The site is zoned Professional Office. This district is designated for professional offices, which typically include administrative, financial, business, professional, medical, dental,

and public uses. Churches and places for religious assembly and compatible multi-family housing also are allowed (density range from a minimum of 17 to a maximum of 25 units per gross acre). Complementary support services, such as business support services and restaurants, also are permitted.

KKAL, LP (developer) in partnership with Caddis Properties, LLC is proposing to construct a 240-unit multi-family project with community building, maintenance building, and 3 laundry buildings, swimming pool, half-court basketball, and open play areas on the site. The project is to remain 100% affordable for 55 years. Multi-family projects require a conditional use permit (CUP) in this zone. However, the developer formally requested that the City make a finding to utilize Government Code Section 65913.4 which would also exempt the project from the CUP process and CEQA review. Several of the eligibility findings are listed below. Provisions of Government Code § 65913.4 are attached to this staff report and are herein made part of the project approval.

SB35 (Gov. Code, § 65913.4 et. seq.) Findings:

- Eligibility of Locality
 - The City has not met its RHNA numbers for each income category; or
 - The City has not submitted the housing element annual report by April 1. (Gov. Code, § 65913.4(a)(4))

AND

- Eligible Housing Project:
 - The project must be in an urbanized area or urban cluster with 75% of the perimeter developed with urban uses, on a site that allows residential use or a mix of residential and nonresidential uses under the zoning or general plan, or on a site that allows office or retail commercial use under the zoning that meets the requirements of the Middle-Class Housing Act (discussed below); and
 - The project must be consistent with “objective” zoning, subdivision, and design review standards (but the general plan overrides inconsistent zoning standards); and
 - At least two-thirds of the square footage of the development must be designated for residential use; and
 - The project must include either 10% or 50% lower-income housing, depending on the City’s progress in meeting target for above moderate- and lower-income housing; and
 - The project must either be a designated “public work”; or, if more than 10 units, the developer agrees to pay prevailing wages.

The developer also requested to utilize Government Code § 54221(f)(1)(A) to complete the exempt surplus property process for sale of the property. City staff approved the site plan on February 12, 2025 and are recommending to City Council that the parcels upon which the project will be built be declared “exempt surplus property” per Gov. Code, § 54221(f)(1)(A) and enter into an affordability agreement for the sale of the property. Findings for the determination include the following: (1) provide housing affordable to

persons and families of low or moderate income, as defined by Section 50093 of the Health and Safety Code or as defined by the United State Department of Housing and Urban Development or its successors; (2) be not less than 80 percent of the area of the parcel; (3) be not less than 40 percent affordable to households whose incomes are equal to, or less than, 75 percent of the maximum income of lower income households, and at least half of which shall be affordable to very low income households; and (4) shall be deed restricted for affordable housing for at least 30 years. (Government Code, § 37364.)

The process to declare the parcel “exempt surplus land” is as follows:

1. Approve an eligible project. Mr. Kashian should submit an application and, if the project meets all other City codes and policies and State law, the City should approve the project. To be eligible for a Surplus Land Act (“SLA”) exemption, the project should also meet the above criteria.
2. Enter into a Disposition and Development Agreement (“DDA”). The DDA is an agreement between the developer and the City that binds the developer to construct a specific development and the City to dispose of the property to the developer if permits and other entitlements for the project are obtained. (Government Code, § 54221 (f)(1)(P)(iv).)
3. Declare property exempt. The City Council must declare the property to be “exempt surplus land” at a regular public meeting and the declaration must be supported by written findings demonstrating that the land is one of the SLA exemptions. (Government Code, § 54221 (b)(1).)
4. Submit the DDA to the Department of Housing and Community Development within 30 days. The City must submit to the DDA to HCD confirming the requirements for SLA exemptions have been met within 30 days of having declared the project exempt. (Government Code, § 54221 (f)(1)(P)(iv).)

Notices of availability were emailed to all appropriate public agencies on February 28, 2025. This action was a required step for the disposition of surplus properties owned by public agencies to make them available for development in accordance with the SLA Guidelines.

The project is exempt from further review under the California Environmental Quality Act (CEQA) based on Categorical Exemption Class 32 (CEQA Guidelines Section 15532),

Financial Consideration(s):

- Financial concession in the existing development agreement to purchase properties for one dollar.
- The developer included a 30% reduction to impact fees in the development agreement, however this would not be in the best interest of the City and was removed from the agreement.
- Sale of the surplus land to KKAL, LP will have no affect on the Housing funds available for future projects, however the developer has asked the city to be a HOME Grant applicant for this project.

- The City is proposing to utilize the project to apply for grant funds to complete off-site sidewalk repair/installation and bike lanes within a one (1) to two (2) mile radius that would otherwise rely on the City's CIP budget.

Alternatives or Pros/Cons:

Pros:

- Fulfill requirements of existing development agreement between City and KKAL, LP.
- Increase the number of affordable housing units as required by the State law.
- Complete off-site infrastructure improvements that would otherwise rely on the City's CIP budget.

Cons:

- Negative perception of existing development agreement.
- Negative perception of affordable housing by some.

Commission/Board Recommendation:

None.

Staff Recommendation:

Staff recommends City Council adopt the resolution 2025-13 to declare the property exempt surplus land, approving the DDA and authorizing the City Manager, or designee, to sign the DDA and associated documents to complete the sale of City owned surplus land for the purpose of constructing affordable housing.

Attachments:

- ☒ Resolution: 2025-13
- ☐ Ordinance:
- ☐ Map
- ☐ Contract
- ☒ Other

List:

Draft DDA
Site Plan Review Conditions of Approval
Gov. Code § 65913.4
Existing DDA

Review:

- ☒ Finance
- ☒ City Attorney
- ☒ City Manager
- ☒ City Clerk

Date:

03/25/2025
03/25/2025
03/24/2025
03/25/2025

RESOLUTION NO. 2025-13

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE
TO DECLARE THREE (3) PARCELS OF LAND LOCATED ON THE NORTHEAST
CORNER OF 19 ½ AVENUE AND CEDAR LANE AS “EXEMPT SURPLUS LAND”
AND APPROVING DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN
THE CITY OF LEMOORE AND KKAL, LP (JOHN KASHIAN) FOR THE SALE OF
CITY OWNED
PROPERTY AND AUTHORIZING THE CITY MANAGER TO SIGN
THE DEVELOPMENT AGREEMENT , ESCROW, AND ASSOCIATED DOCUMENTS
FOR THE SALE OF PROPERTY (APNs 023-400-001, -002, and -003)**

WHEREAS, the City of Lemoore (“City”) is the owner in fee simple of that certain real property located at the northeast corner of 19 ½ Avenue and Cedar Lane in the City of Lemoore (APNs 023-400-001, -002, and -003) totaling approximately 9.35 acres and shown on the vicinity map in Exhibit “A”, attached hereto and made a part hereof (“Property”); and

WHEREAS, in conformance with the CA Housing and Community Development Surplus Land Act, Government Code Sections 54220-54233 (“Act”), the City Council took formal action in a regular public meeting on April 15, 2025, declaring the that the Property is “Exempt Surplus Land and not necessary for the City’s use; and

WHEREAS, the City sent a written notice of availability of the Property to HCD’s list of housing sponsors, local agencies, and schools on February 28, 2025, and provided a 30-day response period, and

WHEREAS, the City did not receive any responses for acquisition and development of the surplus land, and

WHEREAS, the City reviewed the proposals per Surplus Land Act Guidelines, and

WHEREAS, the City Council took formal action in a regular public meeting on April 1, 2025, accepting the KKAL, LP offer for the sale and development of the City owned Surplus Land, and

WHEREAS, a site plan was approved on February 12, 2025 for the proposed construction of an affordable housing apartment complex consisting of 240 residential units with a community building, maintenance building, and 3 laundry buildings, swimming pool, half-court basketball, and open play areas on the site; and

WHEREAS, the project is exempt from further review under the California Environmental Quality Act (CEQA) based on Categorical Exemption Class 32 (CEQA Guidelines Section 15532), and

NOW, THEREFORE, BE IT RESOLVED, the City Council approves the disposition and development agreement between the City of Lemoore and KKAL, LP (John Kashian) for the sale and development of the City owned Surplus Land.

BE IT FURTHER RESOLVED, the City Council of the City of Lemoore hereby authorizes the City Manager, or designee, to sign disposition and development agreement and associated documents for the purpose of constructing affordable housing on the Property.

Passed and adopted at a Regular Meeting of the City Council of the City of Lemoore held on April 15, 2025, by the following votes:

AYES:

NOES:

ABSENT:

ABSTAINING:

ATTEST:

APPROVED:

Marisa Avalos
City Clerk

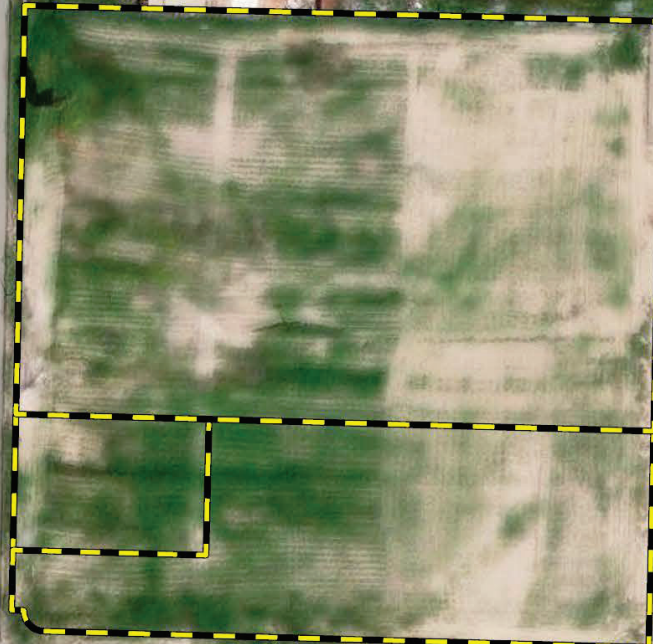
Patricia Matthews
Mayor

City of Lemoore	"Exhibit A"



0 250
Feet

S 19 1/2 Ave



Cedar Ln

Cedar Ln

Flamingo Ave

Bluejay Ave

Puffin Ln

Eagle St

Pelican St

162

1/2 Ave

Project Area

Tax Parcels

19 1/2 Ave
19 1/2 Ave

**RECORDED AT THE REQUEST OF AND
WHEN RECORDED RETURN TO:**

City of Lemoore
Community Development Department
711 W. Cinnamon Drive
Lemoore, CA 93245

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

This Agreement is recorded at the request and for the benefit of the City of Lemoore and is exempt from the payment of a recording fee pursuant to Government Code Section 6103.

CITY OF LEMOORE,
a municipal corporation

By: _____
Marissa Trejo
City Manager

Dated: _____

DISPOSITION AND DEVELOPMENT AGREEMENT

By and Among

CITY OF LEMOORE
a municipal corporation

and

KKAL, LP

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THIS DISPOSITION AND DEVELOPMENT AGREEMENT (“**Agreement**”) is entered into effective as of _____, 2025 (“**Effective Date**”) by and between the City of Lemoore, a California municipal corporation, (“**City**”) and KKAL, LP, a California Limited Partnership company (“**Developer**”). City and Developer are hereinafter individually referred to as “**Party**” and collectively referred to as the “**Parties.**”

RECITALS

A. There is a great demand for affordable rental homes, particularly for low and very low income citizens in Lemoore.

B. City desires to cause the development of up to two-hundred forty (240) units of extremely low, very low, and low income family rental housing _____ to include _____ ~~() one-bedroom units, _____ () two-bedroom units, and _____ () three-bedroom units~~ (“**Project**”).

C. City owns three (3) parcels of real property, identified as APN 023-400-001 (6.10 acres in size), APN 023-400-002 (.68 acres in size), and APN 023-400-003 (2.57 acres in size), located at the northeast corner of 19 ½ Avenue and Cedar Lane, aggregating 9.35 acres (“**Property**”), and more particularly described in Exhibit A attached hereto and incorporated herein by this reference, to serve as the future site of the Project.

D. In accordance with the California Surplus Land Act, Developer submitted a request to construct an affordable housing project per requirements of Gov. Code Section 54221 (F) (1) (a). The City approved a site plan, identified the land in a 30 day public notice, and declared the property to be “exempt surplus land” at a regular public meeting held on April 1, 2025. The Project as described more particularly in Section V.2. herein, and the Affordable Housing Covenants attached hereto as Exhibit B, which shall be executed substantially concurrently herewith and recorded against the Property.

E. Developer is an experienced residential developer and City has determined that development of the Property as the “Smith Avenue Family Apartments” are in the best interest of the City, the health, safety, and welfare of its residents, and will serve the public purpose in the City.

NOW, THEREFORE, in consideration of the mutual covenants contained herein and good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows.

ARTICLE I DEFINITIONS

I.1. Definitions. The following terms shall have the meanings set forth in the Sections referenced below whenever used in this Agreement and the Exhibits attached hereto. Additional terms are defined in the Recitals and the text of this Agreement.

- (a) “Affordable Housing Covenants” is defined Recital D.
- (b) “Certificate of Completion” is defined in Section V.15.
- (c) “City” is defined in the Preamble.
- (d) “Claims” is defined as liability, loss, cost, expense (including without limitation attorneys’ fees and costs of litigation), claim, demand, action, suit, judicial or administrative proceeding, penalty, deficiency, fine, order, and damage that arises as a result of the actions of Developer or City or any of the agents of the foregoing in relation to and in the reasonable scope of this Project.
- (e) “Conditions of Approval” is defined in Section V.2.

- (f) "Construction Plans" is defined in Section V.8.
- (g) "Developer" is defined in the Preamble.
- (h) "Environmental Laws" is defined in Section IX.6.
- (i) "Hazardous Materials" is defined in Section IX.5.
- (j) "Improvements" is defined in Section V.2.
- (k) "Indemnitees" is defined as City and its respective elected and appointed officers, officials, and employees.
- (l) "Official Records" means the official records of Kings County, as maintained by the Kings County Clerk/Recorder's Office.
- (m) "Project" is defined in Recital B and further described in Section V.2.
- (n) "Property" is defined in Recital C.
- (o) "Purchase Price" is defined in Section IV.2.
- (p) "Transfer" is defined in Section VII.2

ARTICLE II

REPRESENTATIONS; EFFECTIVE DATE

II.1. City's Representations. City represents and warrants to Developer as follows, and City covenants that until the expiration or earlier termination of this Agreement, upon learning of any fact or condition which would cause any of the warranties and representations in this Section II.1 not to be true, City shall immediately give written notice of such fact or condition to Developer. City acknowledges that Developer shall rely upon City's representations made herein notwithstanding any investigation made by or on behalf of Developer:

(a) **Authority.** The City has the full right, power and lawful authority to acquire, grant, sell and convey the Property as provided herein, and the execution, performance and delivery of this Agreement by the City has been fully authorized by all requisite actions on the part of the City. This Agreement constitutes valid and binding obligations of City, enforceable in accordance with their respective terms.

(b) **Non-Contravention.** The execution, delivery and performance by City of this Agreement and the consummation by City of the transactions contemplated hereby do not and will not (with or without notice or lapse of time, or both): (i) contravene, conflict with or result in a violation or breach of any provision of any law, rule or regulation, including, but not limited to, the California Surplus Land Act; or (ii) result in the imposition or creation of any lien or encumbrance on, or with respect to, the Property.

(c) **FIRPTA.** City is not a "foreign person" within the parameters of FIRPTA or any similar state statute, or is exempt from the provisions of FIRPTA or any similar state statute, or that City has complied and will comply with all the requirements under FIRPTA or any similar state statute.

(d) **No Conflict.** The City's execution, delivery and performance of its obligations under this Agreement will not constitute a default or a breach under any contract, agreement or order to which the City is a party or by which it is bound.

(e) **No Contracts.** There are no contracts to which City is a party affecting or relating to the Property.

Environmental; No Hazardous Materials. To City's knowledge: (a) there are no past, present or threatened releases of Hazardous Materials in, on, under or from any portion

of the Property, or from other property migrating toward any of the Property, except which have been fully remediated in accordance with Environmental Laws; (b) there is no past or present non-compliance with Environmental Laws, or with permits issued pursuant thereto, in connection with the Property which has not been fully remedied; (c) City does not know of, and has not received, any written notice or other written communication from any person relating to Hazardous Materials or remediation thereof or possible liability of any person pursuant to any Environmental Laws or other environmental conditions in connection with the Property, or any actual or potential administrative or judicial proceedings in connection with any of the foregoing; (d) during the time in which City owned or operated the Property, neither City nor any third party used, generated, manufactured, stored, or disposed of on, under, or about the Property or transported to or from the Property any Hazardous Materials and this representation and warranty would continue to be true and correct following disclosure to the applicable government authorities of all relevant facts, conditions and circumstances, if any, pertaining to the Property; (e) City has not allowed any tenant or other user of the Property to do any act that posed an unreasonable risk of harm to any person (whether on or off any of the Property), is contrary to any requirement set forth in the insurance policies maintained by City, constituted a public or private nuisance, constituted waste, or violated any covenant, condition, agreement or easement applicable to any of the Property; and (f) City has truthfully and fully provided to Developer, in writing, any and all information relating to Hazardous Materials and compliance with Environmental Laws with respect to the Property known to City and that is contained in the files and records of City.

(f) Hazardous Materials. As used herein, the term “Hazardous Materials” means any substance, material or waste which is or becomes regulated by any federal, state or local governmental authority, and includes without limitation:

(i) Petroleum or oil or gas or any direct or indirect product or by-product thereof; (ii) asbestos and any material containing asbestos;

(ii) Any substance, material or waste regulated by or listed (directly or by reference) as a “hazardous substance”, “hazardous material”, “hazardous waste”, “toxic waste”, “toxic pollutant”, “toxic substance”, “solid waste” or “pollutant or contaminant” in or pursuant to, or similarly identified as hazardous to human health or the environment in or pursuant to, the Toxic Substances Control Act [15 U.S.C. Section 2601, et seq.]; the Comprehensive Environmental Response, Compensation and Liability Act [42 U.S.C. Section 9601, et seq.], the Hazardous Materials Transportation Authorization Act [49 U.S.C. Section 5101, et seq.], the Resource Conservation and Recovery Act [42 U.S.C. Section 6901, et seq.], the Federal Water Pollution Control Act [33 U.S.C. Section 1251], the Clean Air Act [42 U.S.C. Section 7401, et seq.], the California Underground Storage of Hazardous Substances Act [California Health and Safety Code Section 25280, et seq.], the California Hazardous Substances Account Act [California Health and Safety Code Section 25300, et seq.], the California Hazardous Waste Act [California Health and Safety Code Section 25100, et seq.], the California Safe Drinking Water and Toxic Enforcement Act [California Health and Safety Code Section 25249.5, et seq.], and the Porter-Cologne Water Quality Control Act [California Water Code Section 13000, et seq.], as they now exist or are hereafter amended, together with any regulations promulgated thereunder;

(iii) Any substance, material or waste which is defined as such or regulated by any “Superfund” or “Superlien” law, or any Environmental Law; or

(iv) Any other substance, material, chemical, waste, or pollutant identified as hazardous or toxic and regulated under any other federal, state or local environmental law, including without limitation, asbestos, polychlorinated biphenyls, petroleum, natural gas and synthetic fuel products and by-products.

(g) Environmental Laws. As used herein, the term “Environmental Laws” means all federal, state, or local statutes, ordinances, rules, regulations, orders, decrees, judgments or common law doctrines, and provisions and conditions of permits, licenses and other operating authorizations regulating, or relating to, or imposing liability or standards of conduct concerning any of the following:

(i) Pollution or protection of the environment, including natural resources.

(ii) Exposure of persons, including employees and agents, to Hazardous Materials (as defined above) or other products, raw materials, chemicals or other substances.

(iii) Protection of the public health or welfare from the effects of by-products, wastes, emissions, discharges or releases of chemical substances from industrial or commercial activities.

(iv) The manufacture, use or introduction into commerce of chemical substances, including without limitation, their manufacture, formulation, labeling, distribution, transportation, handling, storage and disposal.

(v) The use, release or disposal of toxic or hazardous substances or Hazardous Materials or the remediation of air, surface waters, groundwaters or soil, as now or may at any later time be in effect, including but not limited to the Toxic Substances Control Act [15 U.S.C. Section 2601, et seq.], the Comprehensive Environmental Response, Compensation and Liability Act [42 U.S.C. Section 9601, et seq.], the Hazardous Materials Transportation Authorization Act [49 U.S.C. Section 5101, et seq.], the Resource Conservation and Recovery Act [42 U.S.C. Section 6901, et seq.], the Federal Water Pollution Control Act [33 U.S.C. Section 1251], the Clean Air Act [42 U.S.C. Section 7401, et seq.], the California Underground Storage of Hazardous Substances Act [California Health and Safety Code Section 25280, et seq.], the California Hazardous Substances Account Act [California Health and Safety Code Section 25300, et seq.], the California Hazardous Waste Act [California Health and Safety Code Section 25100, et seq.], the California Safe Drinking Water and Toxic Enforcement Act [California Health and Safety Code Section 25249.5, et seq.], and the Porter-Cologne Water Quality Control Act [California Water Code Section 13000, et seq.], as each of the foregoing now exist or are hereafter amended, together with any regulations promulgated thereunder.

Litigation. There are no actions, suits, material claims, legal proceedings or any other proceedings affecting the Property, or any portion thereof, at law or in equity, before any court or governmental agency, domestic or foreign.

II.2. Developer’s Representations. Developer represents and warrants to City as follows, and Developer covenants that until the expiration or earlier termination of this Agreement, upon learning of any fact or condition which would cause any of the warranties and representations in this Section II.2 not to be true, Developer shall immediately give written notice of such fact or condition to City. Developer acknowledges that City shall rely upon Developer’s representations made herein notwithstanding any investigation made by or on behalf of City.

(a) Authority. Developer is a limited partnership, duly organized and in good standing under the laws of the State of California. Developer has the full right, power and authority to undertake all obligations of Developer as provided herein, and the execution, performance and delivery of this Agreement by Developer has been duly authorized by all requisite actions. The persons executing this Agreement on behalf of Developer have been duly authorized to do so. This Agreement constitutes valid and binding obligations of Developer, enforceable in accordance with their respective terms.

(b) Experience. Developer is an experienced developer and operator of residential properties.

(c) No Conflict. Developer's execution, delivery, and performance of its obligations under this Agreement will not constitute a default or a breach under any contract, agreement or order to which Developer is a party or by which it is bound.

(d) No Litigation or Other Proceeding. No litigation or other proceeding (whether administrative or otherwise) is outstanding or has been threatened which would prevent, hinder or delay the ability of Developer to perform its obligations under this Agreement.

(e) No Developer Bankruptcy. Developer is not the subject of a bankruptcy or insolvency proceeding. **Confirm**

(f) FIRPTA. Developer is not a "foreign person" within the parameters of Foreign Investment in Real Property Tax Act of 1980 ("**FIRPTA**") or any similar state statute or is exempt from the provisions of FIRPTA or any similar state statute, or that Developer has complied and will comply with all the requirements under FIRPTA or any similar state statute.

(g) Patriot Act. Developer is in compliance with all laws, statutes, rules, and regulations, and any federal, state, and local governmental authority applicable to Developer and all beneficial owners of Developer with respect to or arising out of the requirements of any orders and other similar requirements contained in the rules and regulations ("**Orders**") of the Office of Foreign Assets Control ("**OFAC**"). Neither Developer nor any beneficial owner of Developer: (i) is listed on OFAC's Sanctions Lists ("**Lists**"); (ii) has been determined by competent authority to be subject to the prohibitions contained in any Orders; or (iii) is owned or controlled by, not acts for, or on behalf of, any person or entity on the Lists or any other person or entity who has been determined by competent authority to be subject to the prohibitions contained in the Orders.

(h) Commissions. To the best of Developer's knowledge, there are no broker's commissions or finder's fees payable in connection with Property.

II.3. Effective Date. The obligations of Developer and City hereunder shall be effective as of the Effective Date.

ARTICLE III TERMINATION OF AGREEMENT

III.1. Failure to Commence Construction of Project. Failure of Developer to acquire the "Property" and pursue financing as outlined in Exhibit D "Development Schedule" will result in termination of this Agreement.

ARTICLE IV DISPOSITION OF THE PROPERTY

IV.1. Purchase and Sale. Provided that all conditions precedent set forth in this Agreement have been satisfied, City shall convey to Developer by "Grant Deed," substantially in

the form of Exhibit C, the fee interest in the Property in accordance with and subject to the terms and conditions of this Agreement, free and clear of all title defects, liens and encumbrances except:

(a) The provisions and effect of any City plans or requirements set forth in the City Municipal Code.

(b) The provisions and effect of this Agreement.

(c) Liens for non-delinquent taxes, assessments, and/or bonds.

(d) Title exceptions set forth in the Preliminary Title Report for the Property issued by [REDACTED] Title Company as of **Date approved in writing by Developer**.

(e) Such other conditions, liens, encumbrances, restrictions, easements, and exceptions as Developer may approve in writing ("**Permitted Exceptions**"); provided, however, that Developer hereby approves the following Permitted Exceptions:

(i) Property interests held by a public body or public bodies, including without limitation easements, franchises, licenses, or other property interests of the public body or public bodies, on the Property and/or within the public rights-of-way around the perimeter of the Property that will not interfere with Developer's development of the Property.

(ii) The lien of any non-delinquent property taxes and assessments (to be prorated at the Closing).

(iii) Any incidental easements or other matters affecting title which do not preclude or interfere with Developer's use of the Property as proposed herein.

(iv) Such other exceptions to title as may hereafter be mutually approved by the City and the Developer.

Following the Effective Date, absent the consent of Developer, City shall not (A) enter into any contract or agreement with respect to the Property that will survive Closing and/or (B) cause or voluntarily agree to allow a lien or other encumbrance which would remain effective following conveyance of the Property to attach to the Property.

IV.2. Purchase Price. The purchase price for the Property is to be Ten and No/100 Dollars (\$10.00). Developer shall deposit into Escrow an earnest money deposit in the amount of Ten and No/100 Dollars (\$10.00), as defined below, within three (3) working days of opening escrow.

IV.3. Escrow. Within (3) working days after signing of this Agreement by both parties, escrow shall be open at the office of Fidelity National Title Company, 7475 North Palm Avenue, Suite 107, Fresno, California 93711, attention Stacey Giguere ("**Title Company**" or "**Escrow Agent**") in order to consummate the conveyance of the Property to Developer and the closing of escrow ("**Closing**") for the transactions contemplated hereby.

IV.4. Costs of Closing and Escrow. City shall pay all costs associated with removing any debt encumbering the Property, placing title to the Property in condition set forth in Section IV.1, one-half (1/2) of all Closing and Escrow costs, and for all title insurance premiums for policies Developer may elect to acquire for the Property. Developer shall pay One-half (1/2) of all Closing and Escrow costs shall be paid by Developer.

IV.5. Escrow Instructions. This Agreement constitutes the joint escrow instructions of the Developer and the City, and the Escrow Agent to whom these instructions are delivered is hereby empowered to act under this Agreement. The parties hereto agree to do all acts reasonably necessary to close this Escrow in the shortest possible time. Insurance policies for fire or casualty are not to be transferred, and the City will cancel its own policies after the Closing. All funds received in the Escrow shall be deposited with other escrow funds in a general escrow account(s)

and may be transferred to any other such escrow trust account in any State or National Bank doing business in the State of California. All disbursements shall be made by check from such account.

If in the opinion of either party it is necessary or convenient in order to accomplish the Closing, such party may require that the parties sign supplemental escrow instructions; provided that if there is any inconsistency between this Agreement and the supplemental escrow instructions, then the provisions of this Agreement shall control. The parties agree to execute such other and further documents as may be reasonably necessary, helpful or appropriate to effectuate the provisions of this Agreement. The Closing shall take place as set forth in Section IV.7. The Escrow Agent is instructed to release the City's escrow closing statement and the Developer's escrow closing statement to the respective parties.

IV.6. Authority of Escrow Agent. Escrow Agent is authorized to, and shall:

(a) Pay and charge the City for the premium of the Title Policy and any endorsements thereto as set forth in Section IV.10(i) and any amount necessary to place title in the condition necessary to satisfy the conditions of same.

(b) Pay and charge the Developer and the City for their respective shares of any escrow fees, charges, and costs payable under Section IV.4. of this Agreement.

(c) Disburse funds and deliver and record the Grant Deed, and the Affordability Covenants, when both the Developer Conditions Precedent and the City Conditions Precedent have been fulfilled or waived by the Developer and the City.

(d) Do such other actions as necessary, including obtaining the Title Policy, to fulfill its obligations under this Agreement.

(e) Do such other actions as necessary to comply with any federal, state, or local reporting requirements, including directing the City and the Developer to execute any required forms, statements or certificates.

IV.7. Closing. This transaction shall close escrow ("**Closing**") after the satisfaction of all of the City and Developer Conditions Precedent to Closing as set forth in Sections IV.10 and IV.11 of this Agreement, but in no event later than one hundred and eighty days (180) after Escrow is opened (the "**Closing Deadline**"), unless otherwise extended by written agreement of the parties. The Closing shall occur at a location within Kings County at a time and place reasonably agreed to by the parties. The Closing shall mean the time and day the Grant Deed is filed for record with the Kings County Recorder. The "Closing Date" shall mean the day on which the Closing occurs.

IV.8. Closing Procedure. The Escrow Agent shall close Escrow for the Property as follows:

(a) Record the Grant Deed with instructions for the Recorder of Kings County, California to deliver the Grant Deed to the Developer.

(b) Record the Affordability Covenants (**Exhibit B**) with instructions for the Recorder of Kings County, California to deliver the Affordability Covenants to the City.

(c) Instruct the Title Company to deliver the Title Policy to the Developer and a copy of the Title Policy to the City.

(d) File and deliver any informational reports, forms, statements, and certificates as required by federal, state or local law.

(e) Forward to both the Developer and the City a separate accounting of all funds received and disbursed for each party and copies of all executed and recorded or filed documents deposited into Escrow, with such recording and filing date and information endorsed thereon.

IV.9. City's Conditions to Closing. City's obligation to proceed with the Closing is subject to satisfaction or waiver by City of all of the following conditions:

(a) No Default. Prior to the Closing, Developer is not in default under the terms of this Agreement, and all representations and warranties of Developer are true and correct in all material respects.

(b) Execution of Documents. Developer has executed and acknowledged this Agreement, all attachments hereto, and all other documents required hereunder, and shall have delivered all such documents to City or into Escrow.

(c) Payment of Funds. Prior to the Closing, the Developer shall have deposited the Purchase Price and all required costs of the Closing into Escrow in accordance with Sections IV.2. and IV.4.

(d) Financing. The City shall have approved financing, or proof of financial capacity to complete the Improvements, as provided in Section VIII.1 hereof, and such financing shall have closed and funded or be ready to close and fund upon the Closing.

(e) Insurance. The Developer shall have provided proof of insurance as required by Article XI hereof.

(f) Satisfaction of Conditions Precedent. Developer has satisfied all other conditions precedent to Closing.

IV.10. Developer's Conditions to Closing. Developer's obligation to proceed with the Closing is subject to satisfaction or waiver by Developer of the following conditions:

(g) No Default. City is not in Default under the terms of this Agreement, and all representations and warranties of City contained herein shall be true and correct in all material respects.

(h) Execution of Documents. City has executed and acknowledged this Agreement, all attachments hereto, and all other documents required hereunder, and has delivered such documents into Escrow.

(i) Developer's Title Policy. The Title Company shall, upon payment of the premium therefor by City, be ready to issue an Owner's American Land Title Association title policy for the benefit of Developer, showing title to the Property vested in Developer, subject only to the Permitted Exceptions and including such endorsements as Developer may reasonably request. The Title Policy shall be for the amount of the Purchase Price. The Title Company shall provide the City with a copy of the Title Policy.

(j) Approval. Developer shall have inspected and approved of the Property and the Conditions of Approval, which Developer may approve or reject in its sole and absolute discretion.

IV.11. Termination of Escrow. If Escrow is not in a condition to close by the Closing Deadline set forth in the supplemental Escrow instructions, then either party which has fully performed under this Agreement may, in writing, demand termination of Escrow. Under these circumstances, the Escrow Agent shall return all money, papers and documents deposited in Escrow to the respective depositing party. In an Event of Developer Default that is not cured within the cure periods set forth in Section X.1, City shall be entitled to receive the Ten Dollars (\$10.00) earnest money deposit upon any termination of escrow as liquidated damages. If either party makes a written demand for termination of Escrow, the Escrow shall not terminate until ten (10) days after the Escrow Agent shall have delivered copies of such demand to the other party at the address shown in this Agreement. If any objections are raised within that ten (10) day period, the Escrow Agent is authorized to hold all money, papers, and documents until instructed by a court of competent jurisdiction or by mutual written instructions of the parties. Termination of the Escrow shall be without prejudice as to whatever legal rights either party may have against the other arising from this Agreement. If no demands are made, the Escrow Agent shall proceed with the Closing as soon as possible.

ARTICLE V DEVELOPMENT OF THE PROJECT

V.1. The Property. City represents and warrants that as of the Effective Date: (a) City owns a fee simple interest in the Property; and (b) the Property is subject to no covenant, condition, restriction or agreement that would prevent the development of the Project in accordance with this Agreement. If at any time the foregoing statements become untrue, City shall have the right to terminate this Agreement upon written notice to Developer and, in such case, shall reimburse Developer for Developer's reasonable costs incurred in connection with the Project and this Agreement.

V.2. Scope of Development. Developer shall develop the Project in accordance with the terms and conditions of this Agreement and in compliance with the terms and conditions of all approvals, entitlements and permits that City or any other governmental body or entity with jurisdiction over the Project or the Property has granted or issued and delivered to Developer as of the date hereof, including without limitation, all requirements set forth in the Affordable Housing Covenants, all mitigation measures imposed in connection with environmental review of the Project and all conditions of approval imposed in connection with any entitlements, approvals or permits (all of the foregoing approvals, entitlements, permits, mitigation measures, and conditions of approval are hereafter collectively referred to as the **"Conditions of Approval"**).

(a) The Project will consist of two-hundred and forty (240) units of affordable family housing rental units targeting extremely low, very low, and low-income families **"Improvements"**.

(b) Notwithstanding anything to the contrary contained herein, the construction of the Project is expressly conditioned upon compliance with the California Environmental Quality Act, California Public Resources Code Section 21000 et seq., guidelines, and implementing regulations, all as amended from time to time (**"CEQA"**) and/or the National Environmental Protection Act of 1969, 42 U.S.C. Section 4321 et seq., guidelines, and implementing regulations, all as amended from time to time (**"NEPA"**), as the same may be applicable to the Project. Necessary CEQA and NEPA studies and reports have been completed, all necessary NEPA

approvals have been obtained, necessary notices have been filed and statute of limitations have expired. No physical activity, not otherwise exempt from CEQA or NEPA, as applicable, shall commence on the Property without such compliance.

V.3. Project Approvals. Developer acknowledges and agrees that execution of this Agreement by City does not constitute approval for the purpose of the issuance of building permits for the construction of the Project, does not limit in any manner the discretion of City in such approval process, and does not relieve Developer from the obligation to apply for and obtain all necessary entitlements, approvals, and permits for the construction of the Project, including without limitation, the approval of architectural plans, the issuance of any certificates regarding historic resources required in connection with the Project (if any), and the completion of any required environmental review.

(a) Developer covenants that it shall:

(i) Obtain all necessary permits and approvals which may be required by City, or any other governmental City having jurisdiction over the construction of the Project or the development of the Property.

(ii) Comply with all Conditions of Approval.

(iii) Comply with all mitigation measures imposed in connection with any environmental review of the Project.

(iv) Not commence construction work on the Project prior to issuance of building permits required for such work.

(b) City staff shall work cooperatively with Developer to assist in coordinating the expeditious processing and consideration of all permits, entitlements, and approvals necessary for development of the Project.

V.4. Fees. Developer shall be solely responsible for, and shall promptly pay when due, all customary and usual fees and charges of City in connection with obtaining building permits and other approvals for the Project, including without limitation, those related to the processing and consideration of amendments, if any, to the current entitlements, any related approvals and permits, environmental review, design review, architectural review, and any subsequent approvals for the Project or the development of the Property. City shall give Developer a discount equal to thirty percent (30%) of the total fees that would otherwise be owed on the Project.

V.5. Cost of Construction. Except as expressly set forth herein, Developer shall be solely responsible for all direct and indirect costs and expenses incurred in connection with the design, development and construction of the Project and compliance with the Conditions of Approval, including without limitations, the installation and construction of all off-site or on-site improvements required by City in connection therewith.

V.6. Prevailing Wage. City makes no representations or warranties as to the applicability of prevailing wage requirements of the California Labor Code to the Project. Developer acknowledges that, pursuant Sections 1720 and 1771 of the California Labor Code, prevailing wage may be triggered for a private project if a public agency conveys property to a private party for less than fair market value or reduces or waives fees payable for the Project. It shall be Developer's sole responsibility to determine whether prevailing wage requirements apply to the Project, and Developer will indemnify, defend, and hold City and its officials, officers, employees, representatives, and agents with respect to any violation of applicable prevailing wage requirements by Developer.

V.7. Rights of Access. For the purpose of ensuring that the Project is developed in compliance with this Agreement, Developer shall permit representatives of City to enter upon the Property to inspect the Project following forty-eight (48) hours written notice. Developer shall have the right to accompany any City representative performing an inspection of the Project. Developer shall have no liability to City or any Indemnitee, and City hereby waives, on behalf of all Indemnities, any Claims it may have against Developer arising out of or in connection with City's entry onto the Property.

V.8. City Disclaimer. Developer acknowledges that City has the right to monitor, review, supervise, or inspect the progress of construction or the operation of the Project. Notwithstanding such right, Developer and all third parties shall rely on its or their own supervision and inspection in determining the quality and suitability of the materials and work, the performance of architects, subcontractors, and material suppliers, and all other matters relating to the construction and operation of the Project. Any review or inspection undertaken by City is solely for the purpose of determining whether Developer is properly discharging its obligations under this Agreement, and shall not be relied upon by Developer or any third party as a warranty or representation by City as to the quality of the design or construction of the Improvements or otherwise.

V.9. Construction Plans. Prior to commencement of Project construction, and in accordance with the Schedule of Performance attached hereto as Exhibit D, Developer shall submit to City's Building Department detailed construction plans for the development of the Project ("Construction Plans"). "Construction Plans" means all construction documents upon which Developer and Developer's contractors shall rely in constructing the Project (including the landscaping, parking, and common areas) and shall include, without limitation, the site development plan, final architectural drawings, detailed construction plans, landscaping, exterior lighting and signage plans and specifications, materials specifications, final elevations, and building plans and specifications. The Construction Plans shall be based upon the scope of development set forth herein and upon the approvals issued by City for the Project and shall not materially deviate therefrom without the express written consent of City. Provided that the Construction Plans are consistent with the requirements of this Agreement, approval of the Construction Plans by City staff shall be deemed approval thereof by City.

V.10. City Review and Approval. City shall have the right to review and reasonably approve the Construction Plans in its sole and reasonable discretion. Developer acknowledges and agrees that City approval is required in order to satisfy City's obligation to promote the sound development and redevelopment of land within the former redevelopment project area, to promote a high level of design which will impact the surrounding development, and to provide an environment for the social, economic and psychological growth and well-being of the citizens of the City.

In the event that City disapproves of any portion of the Construction Plans, it shall state in writing the reasons for such disapproval. Developer, upon receipt of a disapproval based upon powers reserved by the City hereunder, shall revise such portions and resubmit to City by the time established therefor in the Schedule of Performance. Developer shall not be entitled to any monetary damages or compensation as a result of the City's disapproval or failure to approve or disapprove the Construction Plans.

Notwithstanding any provision of this Agreement to contrary effect, the times for review and action upon the Construction Plans by City shall not be deemed to be commenced unless and until the corresponding submittals by Developer are complete.

V.11. Consultation and Coordination. City and Developer shall hold regular progress meetings to coordinate the preparation of, submission to, and review of the Construction Plans. City and Developer shall communicate and consult informally as frequently as is necessary to ensure that the formal submittal of any documents to City can receive prompt and thorough consideration. City shall designate an employee to serve as the project manager who is responsible for the coordination of City's activities under this Agreement and for expediting any land use approval and permitting process.

V.12. Construction Pursuant to Plans. Developer shall develop the Project in accordance with the approved Construction Plans, the Conditions of Approval, and all other permits and approvals granted by City pertaining to construction of the Project. Developer shall comply with all directions, rules and regulations of any fire marshal, health officer, building inspector or other officer of every governmental entity having jurisdiction over the Property or the Project. Each element of the work shall proceed only after procurement of each permit, license or other authorization that may be required for such element by any governmental entity having jurisdiction. All design and construction work on the Project shall be performed by licensed contractors, engineers, or architects, as applicable.

V.13. Changes in Construction Plans. If Developer desires to make any material change in the approved Construction Plans, Developer shall submit the proposed change in writing to City in accordance with its standard review process. Approval of changes to the Construction Plans by City shall be deemed approved thereof by City. Nothing in this Section is intended to or shall be deemed to modify City's standard plan review procedures.

V.14. Defects in Plans. City shall not be responsible to Developer or to any third party for any defect in the Construction Plans or for any structural or other defect in any work done pursuant to the Construction Plans. Subject to the last sentence of this Section V.14., Developer shall indemnify, defend (with counsel approved by City) and hold harmless the Indemnitees from and against all Claims arising out of, or relating to, or alleged to arise from or relate to defects in the Construction Plans or defects in any work done pursuant to the Construction Plans whether or not any insurance policies shall have been determined to be applicable to any such Claims. Developer's indemnification obligations set forth in this Section shall survive the expiration or earlier termination of this Agreement and the recordation of a Certificate of Completion and shall be assumed by any successor to Developer's interest in this Agreement. It is further agreed that City shall not waive any rights against Developer which they may have by reason of this indemnity and hold harmless agreement because of the acceptance by City, or Developer's deposit with City of any of the insurance policies described in this Agreement. Developer's indemnification obligations pursuant to this Section shall not extend to Claims to the extent arising due to the gross negligence or willful misconduct of the Indemnitees. Developer's indemnification obligations set forth in this Section shall not apply to any Construction Plans that are not used by or on behalf of Developer or any entity affiliated with Developer, including without limitation, an entity that is under the direct control of Developer ("**Controlled Affiliate**"), or an under common control with Developer. In addition, if City uses any of the Construction Plans (or permits a third party to use

such Construction Plans), City agrees to release Developer from liability for Claims arising in connection with such use except to the extent any such Claim arises from the gross negligence or willful misconduct of Developer or Developer's employees, agents, or representatives.

V.15. Schedule of Performance. Developer shall submit all Construction Plans in accordance with Exhibit D under the established timeline, as it shall be deemed a material part of this Agreement.

V.16. Certificate of Completion for Project. Promptly after completion of construction of the Project and City's inspection and approval thereof, issuance of a final Certificate of Occupancy by City and the written request of Developer, City will provide an instrument ("**Certificate of Completion**") substantially similar to the Form of Certificate of Completion shown in **Exhibit E** attached hereto, so certifying, provided that at the time such certificate is requested all applicable components of the Project have been completed.

(a) The Certificate of Completion shall be conclusive evidence that Developer has satisfied its obligations regarding the development of the Property.

(b) At Developer's option, the Certificate of Completion shall be recorded in the Official Records. The Certificate of Completion shall not constitute evidence of compliance with or satisfaction of any obligation of Developer to any holder of a deed of trust or mortgage securing money loaned to finance the Project or any part thereof and shall not be deemed a notice of completion under the California Civil Code, nor shall such Certificate provide evidence that Developer has satisfied any obligation that survives the expiration of this Agreement, including without limitation, Developer's obligations pursuant to the Affordable Housing Covenants.

V.17. Equal Opportunity. During the construction of the Project, there shall be no discrimination on the basis of race, color, religion, creed, sex, age, sexual orientation, marital status, pregnancy, childbirth or related medical conditions, medical condition (cancer related) or physical or mental disability, ancestry, or national origin in the hiring, firing, promoting or demoting of any person engaged in construction of the Project, and Developer shall direct its contractors and subcontractors to refrain from discrimination on such basis.

V.18. Compliance with Laws. In connection with development and construction of the Project, Developer shall comply, and shall cause its contractors to comply with all applicable federal, state and local laws, rules, ordinances and regulations, including without limitation, all applicable federal and state labor laws and standards, applicable provisions of the California Public Contracts Code (if any), City zoning and development standards, building, plumbing, mechanical and electrical codes, all other provisions of City's Municipal Code, and all applicable disabled and handicapped access requirements, including without limitation, applicable provisions of the Americans with Disabilities Act, 42 U.S.C. Section 12101, et seq., Government Code Section 4450, et seq., Government Code Section 11135, et seq., and the Unruh Civil Rights Act, Civil Code Section 51, et seq. and California Labor Code section 1720. Developer shall indemnify, defend (with counsel approved by City) and hold harmless the Indemnitees from and against any and all Claims arising in connection with the breach of Developer's obligations set forth in this Section whether or not any insurance policies shall have been determined to be applicable to any such Claims. It is further agreed that City shall not waive any rights against Developer which they may have by reason of this indemnity and hold harmless agreement because of the acceptance by City, or Developer's deposit with City of any of the insurance policies described in this Agreement. Developer's indemnification obligations set forth in this Section shall not apply to Claims to the

extent arising from the gross negligence or willful misconduct of the Indemnitees. Developer's defense and indemnification obligations set forth in this Section V.17. shall survive the expiration or earlier termination of this Agreement and the issuance of a Certificate of Completion for the Project.

V.19. Liens and Stop Notices. Until the expiration of the term of the Affordable Housing Covenants, if a claim of a lien or stop notice is given or recorded affecting the Project or the Property and is caused by the acts of Developer, Developer shall within thirty (30) days of such recording or service: (a) pay and discharge (or cause to be paid and discharged) the same; or (b) affect the release thereof by recording and delivering (or causing to be recorded and delivered) to the party entitled thereto a surety bond in sufficient form and amount; or (c) provide other assurance satisfactory to City that the claim of lien or stop notice will be paid or discharged. The provisions of this Section V.18. shall apply from and after Developer's acquisition of a fee simple interest in the Property.

V.20. Right of City to Satisfy Liens on the Property. If Developer fails to satisfy or discharge any lien or stop notice on the Property pursuant to and within the time period set forth in Section V.18 above, City shall have the right, but not the obligation, to satisfy any such liens or stop notices at Developer's expense with prior written notice to Developer. In such event Developer shall be liable for and shall immediately reimburse City for such paid lien or stop notice. Alternatively, City may require Developer to immediately deposit with City the amount necessary to satisfy such lien or claim pending resolution thereof. City may use such deposit to satisfy any claim or lien that is adversely determined against Developer. Developer shall file a valid notice of cessation or notice of completion upon cessation of construction of the Improvements for a continuous period of thirty (30) days or more, and shall take all other reasonable steps to forestall the assertion of claims or liens against the Property or the Improvements. City may (but has no obligation to), with prior written notice to Developer, record any notices of completion or cessation of labor, or any other notice that City deems necessary or desirable to protect its interest in the Property and the Improvements.

V.21. Performance and Payment Bonds. Prior to commencement of construction work on the Project, Developer shall cause its general contractor to deliver to City copies of payment bond(s) and performance bond(s) issued by a reputable insurance company licensed to do business in California, each in a penal sum of not less than one hundred percent (100%) of the scheduled cost of construction of the Project. The bonds shall name City and Developer as co-obligees. In lieu of such performance and payment bonds, subject to City's approval of the form and substance thereof, Developer may submit evidence satisfactory to City of the contractor's ability to commence and complete construction of the Project in the form of an irrevocable letter of credit, pledge of cash deposit, certificate of deposit, or other marketable securities held by a broker or other financial institution, with signature authority of City required for any withdrawal, or a completion guaranty in a form and from a guarantor acceptable to City. Such evidence must be submitted to City in approvable form in sufficient time to allow for City's review and approval prior to the scheduled construction start date.

V.22. Insurance Requirements. Developer shall maintain and shall cause its contractors to maintain all applicable insurance coverage specified in Article XI.

ARTICLE VI USE OF THE PROPERTY

VI.1. Use; Affordable Housing. Developer covenants and agrees for itself and its successors and assigns that the Property shall be used for the development and operation of a multi-family residential project, in accordance with the terms and conditions of this Agreement, the Affordable Housing Covenants (**Exhibit B**), and City Municipal Code. The foregoing covenants shall run with the land.

VI.2. Maintenance. Developer, at its own expense, shall maintain the Property, the Improvements and related landscaping and common areas in good physical condition, in good repair, and in decent, safe, sanitary, habitable and tenantable living conditions in conformity with all applicable state, federal, and local laws, ordinances, codes, and regulations. Without limiting the foregoing, Developer agrees to maintain the Project and the Property (including without limitation, the residential units, common areas, landscaping, driveways, parking areas, and walkways) in a condition free of all waste, nuisance, debris, unmaintained landscaping, graffiti, disrepair, abandoned vehicles/appliances, and illegal activity, and shall take all reasonable steps to prevent the same from occurring on the Property or at the Project. Developer shall prevent and/or rectify any physical deterioration of the Property and the Project and shall make all repairs, renewals and replacements necessary to keep the Property and the improvements located thereon in good condition and repair. The provisions of this Section VI.2. shall apply from and after Developer's acquisition of the Property.

VI.3. Taxes and Assessments. From and after Developer's acquisition of the Property, Developer shall pay all real and personal property taxes, assessments and charges and all franchise, income, payroll, withholding, sales, and other taxes assessed against the Property or the Improvements and payable by Developer, at such times and in such manner as to prevent any penalty from accruing, or any lien or charge from attaching to the Property or the Improvements; provided, however, that Developer shall have the right to contest in good faith, any such taxes, assessments, or charges. In the event Developer exercises its right to contest any tax, assessment, or charge, Developer, on final determination of the proceeding or contest, shall immediately pay or discharge any decision or judgment rendered against it, together with all costs, charges, and interest. Developer shall not apply for, or receive, any exemption from the payment of property taxes or assessments on any interest in, or to, the Property or Improvements.

VI.4. Obligation to Refrain from Discrimination. From and after Developer's acquisition of the Property, Developer shall not restrict the rental, sale, lease, sublease, transfer, use, occupancy, tenure or enjoyment of the Property or the Improvements, or any portion thereof, on the basis of race, color, religion, creed, sex, sexual orientation, disability, marital status, ancestry, or national origin of any person. Developer covenants for itself and all persons claiming under or through it, and this Agreement is made and accepted upon and subject to the condition that there shall be no discrimination against or segregation of any person or group of persons on account of any basis listed in subdivision (a) or (d) of Section 12955 of the Government Code, as those bases are defined in Sections 12926, 12926.1, subdivision (m) and paragraph (1) of subdivision (p) of Section 12955, and Section 12955.2 of the Government Code, in the sale, lease, sublease, transfer, use, occupancy, tenure or enjoyment of the Property or part thereof, nor shall Developer or any person claiming under or through Developer establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use or occupancy

of tenants, lessees, subtenants, sublessees or vendees in, of, or for the Property or the Improvements or part thereof. The foregoing covenants shall run with the land and all deeds, leases, or contracts relative to the Property or the Improvements shall contain or be subject to nondiscrimination or non-segregation clauses in conformance with California Health and Safety Code Section 33435 and 33436.

ARTICLE VII

LIMITATIONS ON CHANGE IN OWNERSHIP; MANAGEMENT AND CONTROL OF DEVELOPER

VII.1. Change Pursuant to this Agreement. Developer and its principals have represented that they possess the necessary expertise, skill, and ability to carry out the development of the Project on the Property pursuant to this Agreement. The qualifications, experience, financial capacity and expertise of Developer and its principals are of particular concern to City. It is because of these qualifications, experience, financial capacity and expertise that City has entered into this Agreement with Developer. No voluntary or involuntary successor, assignee or transferee of Developer shall acquire any rights or powers under this Agreement, except as expressly provided herein.

VII.2. Prohibition on Transfer. Prior to the expiration of the term of the Affordable Housing Covenants, Developer shall not, except as expressly permitted by this Agreement, directly or indirectly voluntarily, involuntarily, or by operation of law make or attempt any total or partial sale, transfer, conveyance, assignment, or lease (collectively “**Transfer**”) of the whole or any part of Developer’s interest in the Property, the Project, the Improvements, or this Agreement, without the prior written approval of City, which approval shall not be unreasonably withheld. (The provisions concerning Transfer of the Property, the Project and the Improvements shall apply commencing upon Developer’s acquisition of a fee simple interest in the Property.) Any such attempt to assign this Agreement without City’s consent shall be null and void and shall confer no rights or privileges upon the purported assignee. In addition to the foregoing, prior to the expiration of the term of the Affordable Housing Covenants, except as expressly permitted by this Agreement, Developer shall not undergo any significant change of ownership without the prior written approval of City. For purposes of this Agreement, a “significant change of ownership” shall mean a transfer of the beneficial interest of more than fifty percent (50%) in aggregate of the present ownership and/or control of Developer, taking all transfers into account on a cumulative basis; provided however, neither the admission of an investor limited partner, nor the transfer by the investor limited partner to subsequent limited partners shall be restricted by this provision.

VII.3. Permitted Transfers. Notwithstanding any contrary provision hereof, the prohibitions set forth in this Article shall not be deemed to prevent any of the following:

(a) The granting of easements or permits to facilitate development of the Property.

(b) The lease of individual residences to tenants for occupancy as their principal residence in accordance with the Affordable Housing Covenants.

(c) Assignments creating security interests for the purpose of financing the acquisition, construction or permanent financing of the Project or the Property, or Transfers directly resulting from the foreclosure of, or granting of a deed in lieu of foreclosure of, such a security interest.

- (d) A Transfer to a Controlled Affiliate.
- (e) A Transfer to an entity possessing a financial profile which has the financial ability to assume and perform Developer's obligations under this Agreement

VII.4. Requirements for Proposed Transfers. City may, in the exercise of its sole discretion, consent to a proposed Transfer of this Agreement, the Improvements, the Property or portion thereof if all of the following requirements are met (provided however, the requirements of this Section VII.4. shall not apply to Transfers described in clauses (a) through (d) of Section VII.3.):

(a) The proposed transferee demonstrates to City's satisfaction that it has the qualifications, experience and financial resources necessary and adequate as may be reasonably determined by City to competently complete construction of the Project and to otherwise fulfill the obligations undertaken by Developer under this Agreement.

(b) Developer and the proposed transferee shall submit for City review and approval all instruments and other legal documents proposed to affect any Transfer of this Agreement, the Improvements, the Property or interest therein together with such documentation of the proposed transferee's qualifications and development capacity as City may reasonably request.

(c) The proposed transferee shall expressly assume all of the rights and obligations of Developer under this Agreement and arising after the effective date of the Transfer and all obligations of Developer arising prior to the effective date of the Transfer (unless Developer expressly remains responsible for such obligations) and shall agree to be subject to and assume all of Developer's obligations pursuant to the Conditions of Approval and all other conditions, and restrictions set forth in this Agreement and the Affordable Housing Covenants.

(d) The Transfer shall be effectuated pursuant to a written instrument satisfactory to City in form recordable in the Official Records.

(e) Consent to any proposed Transfer may be given by the City Manager unless the City Manager, in his or her discretion, refers the matter of approval to the City Council. If a proposed Transfer has not been approved by City in writing within thirty (30) days following City's receipt of written request by Developer, it shall be deemed rejected.

VII.5. Effect of Transfer without City Consent.

(a) Except as set forth in Section VII. 3., in the absence of specific written agreement by City, no Transfer by Developer shall be deemed to relieve Developer or any other party from any obligation under this Agreement.

(b) Without limiting any other remedy City may have under this Agreement, or under law or equity, it shall be an Event of Developer Default (as defined under Section X.1.) hereunder entitling City to terminate this Agreement if without the prior written approval of City, Developer assigns or Transfers this Agreement, the Improvements, or the Property prior to City's issuance of a Certificate of Completion. This Section VII.5.(b) shall not apply to Transfers described in clauses (a) through (d) of Section VII.3.

ARTICLE VIII

SECURITY FINANCING AND RIGHTS OF MORTGAGEES

VIII.1. Approval of Financing. As required herein and as a City Condition Precedent to the Closing, the Developer shall submit to City evidence that the Developer has obtained sufficient

equity capital or is in pursuit of grant funds and tax credits to obtain 100% of construction and permanent financing necessary to undertake the development of the Property and the construction of the Developer Improvements in accordance with this Agreement. The City shall approve or disapprove such evidence of financing commitments within thirty (30) days of receipt of a complete submission. Approval shall not be unreasonably withheld or conditioned. If the City shall disapprove any such evidence of financing, the City shall do so by Notice to Developer stating the reasons for such disapproval and the Developer shall promptly obtain and submit to City new evidence of financing. City shall approve or disapprove such new evidence of financing in the same manner and within the same times established in this Section VIII.1. for the approval or disapproval of the evidence of financing as initially submitted to the City. The Developer shall close the approved construction financing according to Exhibit D "Development Schedule".

Such evidence of financing shall include the following: (a) a copy of a legally binding, firm and enforceable loan commitment(s) obtained by the Developer from one or more financial institutions for the mortgage loan or loans for financing to fund the construction, completion, operation and maintenance of the Developer Improvements, subject to such lenders' reasonable, customary and normal conditions and terms; and/or (b) a certification from the chief financial officer of the Developer that the Developer is in pursuit of or has applied for commitments of funding issued by government agencies thereby intended to be used for development of the project that are sufficient for such construction, and that such funds will be committed to such construction, and/or other documentation satisfactory to the City as evidence of other sources of capital sufficient to demonstrate that the Developer has applied for adequate funds to cover the difference between the total cost of the construction and completion of the Developer Improvements, less financing authorized by those loans set forth in subparagraph (a) above.

VIII.2. Mortgages and Deeds of Trust for Development.

(a) Mortgages and deeds of trust, or any other reasonable security instrument are permitted to be placed upon the Property or the Improvements only for the purpose of securing loans for the purpose of the design and construction of the Improvements, and other expenditures reasonably necessary for development of the Property pursuant to this Agreement. As used herein, the terms "mortgage" and "deed of trust" shall mean any security instrument used in financing real estate acquisition, construction, and land development.

(b) Affordability Covenants to be Senior to Mortgages. Subject to the requirements under Health and Safety Code Section 33334.14(a)(4), City will not withhold consent to reasonable requests for subordination of the Affordable Housing Covenants to deeds of trust provided for the benefit of tax credit equity partners identified by Developer, provided that the instruments effecting such subordination include reasonable protections to City in the event of default consistent with the requirements of Health and Safety Code Section 33334.14(a)(4).

VIII.3. Holder Not Obligated to Construct. The holder of any mortgage, deed of trust authorized by this Agreement shall not be obligated to complete construction of the Improvements or to guarantee such completion. Nothing in this Agreement shall be deemed to permit or authorize any such holder to devote the Property or any portion thereof to any uses, or to construct any improvements thereon, other than those uses or improvements provided for or authorized by this Agreement.

VIII.4. Notice of Default and Right to Cure. Whenever City delivers any notice of default hereunder, City shall concurrently deliver a copy of such notice to each holder of record of any mortgage or deed of trust secured by the Property or the Improvements, provided that City has been provided with the address for delivery of such notice. City shall have no liability to any such holder for any failure by City to provide such notice to such holder. Each such holder shall have the right, but not the obligation, at its option, to cure or remedy any such default or breach within the cure period provided to Developer extended by an additional sixty (60) days. In the event that possession of the Property or the Improvements (or any portion thereof) is required to effectuate such cure or remedy, the holder shall be deemed to have timely cured or remedied the default if it commences the proceedings necessary to obtain possession of the Property or Improvements, as applicable, within sixty (60) days after receipt of City's notice, diligently pursues such proceedings to completion, and after obtaining possession, diligently completes such cure or remedy. A holder who chooses to exercise its right to cure or remedy a default or breach shall first notify City of its intent to exercise such right prior to commencing to cure or remedy such default or breach. Nothing contained in this Agreement shall be deemed to permit or authorize such holder to undertake or continue the construction of the Project (beyond the extent necessary to conserve or protect the same) without first having expressly assumed in writing Developer's obligations to City under this Agreement. The holder in that event must agree to complete, in the manner provided in this Agreement, the Project and the Improvements and submit evidence reasonably satisfactory to City that it has the development capability on staff or retainer and the financial capacity necessary to perform such obligations. Any such holder properly completing the Project pursuant to this Section shall assume all rights and obligations of Developer under this Agreement and shall be entitled to a Certificate of Completion upon compliance with the requirements of this Agreement.

VIII.5. In any case where, thirty (30) days after the holder of any mortgage or deed of trust creating a lien or encumbrance upon the Property or any part thereof receives a notice from City of a default by the Developer in completion of construction of any of the Improvements under this Agreement, and such holder has not exercised the option to construct as set forth in this Article VIII, or if it has exercised the option but has defaulted hereunder and failed to timely cure such default, the City may purchase the mortgage or deed of trust by payment to the holder of the amount of the unpaid mortgage or deed of trust debt, including principal and interest and all other sums secured by the mortgage or deed of trust. If the ownership of the Property or any part thereof has vested in the holder, the City, if it so desires, shall be entitled to a conveyance from the holder to the City of all or a portion of the Property, as applicable, upon payment to the holder of an amount equal to the sum of the following:

- (a) The unpaid mortgage or deed of trust debt at the time title became vested in the holder (less all appropriate credits, including those resulting from collection and application of rentals and other income received during foreclosure proceedings);
- (b) All expenses with respect to foreclosure including reasonable attorneys' fees;
- (c) The costs of any improvements made by such holder;

(d) An amount equivalent to the interest that would have accrued on the aggregate of such amounts had all such amounts become part of the mortgage or deed of trust debt and such debt had continued in existence to the date of payment by the City; and

(e) Any customary prepayment charges imposed by the lender pursuant to its loan documents and agreed to by the Developer.

VIII.6. City Right to Cure Defaults. In the event of a breach or default by Developer under a mortgage or deed of trust secured by the Property or the Improvements, City may, but shall not be obligated to, cure the default, without acceleration of the subject loan, following prior notice thereof to the holder of such instrument and Developer. In such event, Developer shall be liable for, and City shall be entitled to reimbursement from Developer for all costs and expenses incurred by City associated with and attributable to the curing of the default or breach and such sum. The City shall also be entitled to a lien upon the Property to the extent of such costs and disbursements. Any such lien shall be junior and subordinate to the mortgages or deeds of trust pursuant to this Article VIII.

VIII.7. Holder to be Notified. Developer agrees to use best efforts to ensure that each term contained herein dealing with security financing and rights of holders shall be either inserted into the relevant deed of trust or mortgage or acknowledged by the holder prior to it creating any security right or interest in the Property or the Improvements.

VIII.8. Modifications to Agreement. City shall not unreasonably withhold its consent to modifications of this Agreement requested by Project lenders or investors provided such modifications do not alter City's substantive rights and obligations under this Agreement.

VIII.9. Estoppel Certificates. Either Party shall, at any time, and from time to time, within fifteen (15) days after receipt of written request from the other Party, execute and deliver to such Party a written statement certifying that, to the knowledge of the certifying Party:

(a) This Agreement is in full force and effect and a binding obligation of the Parties (if such be the case),

(b) This Agreement has not been amended or modified, or if so amended, identifying the amendments, and

(c) The requesting Party is not in default in the performance of its obligations under this Agreement, or if in default, describing the nature of any such defaults.

ARTICLE IX ENVIRONMENTAL MATTERS

IX.1. Disclosure. The City and the Developer hereby represent and warrant to the other that they have no actual knowledge, and have not received any notice or communication from any government agency having jurisdiction over the Property, notifying such party of the presence of surface or subsurface zone Hazardous Materials in, on, or under the Property, or any portion thereof. "Actual knowledge," as used herein, shall not impose a duty of investigation, and shall be limited to the actual knowledge of the City and the Developer employees and agents who have participated in the preparation of this Agreement.

IX.2. No Further Warranties As To Property; Release of City. Except as set forth in this Agreement, the conveyance of all or any portion of the Property shall be conveyed to the Developer in an "AS IS" condition, with no warranty, express or implied by the City, as to the condition of

improvements on the Property, the soil, its geology, the presence of known or unknown faults or Hazardous Materials. It shall be the sole responsibility of the Developer at its expense to investigate and determine the soil and improvement conditions on the Property for the development to be constructed. If the soil environmental condition is not in all respects entirely suitable for the use or uses to which the Property will be put, then Developer can either (i) take such action as may be necessary to place the soil conditions of the Property in a condition entirely suitable for its development, or (ii) terminate this Agreement in which case the earnest money shall be returned to Developer and no party shall have any further obligations hereunder except those that expressly survive termination.

IX.3. Developer's Covenants. Developer hereby covenants and agrees that commencing upon Developer's acquisition of the Property:

(a) Developer shall not knowingly permit the Project or the Property or any portion of either to be a site for the use, generation, treatment, manufacture, storage, disposal or transportation of Hazardous Materials or otherwise knowingly permit the presence or release of Hazardous Materials in, on, under, about or from the Project or the Property with the exception of cleaning supplies and other materials customarily used in construction, operation or maintenance of residential property and any commercial uses developed as part of the Project, and used, stored and disposed of in compliance with Hazardous Materials laws, and

(b) Developer shall keep and maintain the Project and the Property and each portion thereof in compliance with and shall not cause or permit the Project or the Property or any portion of either to be in violation of, any Hazardous Materials laws.

ARTICLE X

DEFAULTS, REMEDIES AND TERMINATION

X.1. Event of Developer Default. The following events shall constitute an event of default on the part of Developer ("**Event of Developer Default**"):

(a) Subject to force majeure, the availability of financing and City's issuance of permits and approvals, Developer fails to commence or complete construction of the Project within the times set forth in the Development Schedule shown in Exhibit D, or subject to force majeure, abandons or suspends construction of the Project prior to completion for a period of sixty (60) days or more.

(b) A Transfer occurs, either voluntarily or involuntarily, in violation of Article VIII.

(c) Developer fails to maintain insurance as required pursuant to this Agreement, and Developer fails to cure such default within ten (10) days.

(d) Subject to Developer's right to contest the following charges pursuant to Section VI.3, if Developer fails to pay prior to delinquency taxes or assessments due on the Property or the Project, or fails to pay when due any other charge that may result in a lien on the Property or the Project, and Developer fails to cure such default within thirty (30) days of date of delinquency, but in all events upon the imposition of any such tax or other lien.

(e) Following Developer's acquisition of the Property, a default arises under any loan secured by a mortgage, deed of trust or other security instrument recorded against the Property, the Improvements, or Developer's interest therein, and remains uncured beyond any

applicable cure period such that the holder of such security instrument has the right to accelerate repayment of such loan.

(f) Any representation or warranty contained in this Agreement or in any application, financial statement, certificate or report submitted to City in connection with this Agreement proves to have been incorrect in any material and adverse respect when made and continues to be materially adverse to City and Developer fails to cure such default within sixty (60) days after the date upon which City shall have given written notice of the default to Developer.

(g) If, pursuant to, or within the meaning of, the United States Bankruptcy Code or any other federal or state law relating to insolvency or relief of debtors ("**Bankruptcy Law**"), Developer does any of the following:

(i) Commences a voluntary case or proceeding.

(ii) Consents to the entry of an order for relief against Developer or any general partner thereof in an involuntary case.

(iii) Consents to the appointment of a trustee, receiver, assignee, liquidator or similar official for Developer or any general partner thereof.

(iv) Makes an assignment for the benefit of its creditors.

(v) Admits in writing its inability to pay its debts as they become due.

(h) A court of competent jurisdiction shall have made or entered any decree or order (1) adjudging Developer to be bankrupt or insolvent; (2) approving as properly filed a petition seeking reorganization of Developer or seeking any arrangement for Developer under bankruptcy law or any other applicable debtor's relief law or statute of the United States or any state or other jurisdiction; (3) appointing a receiver, trustee, liquidator, or assignee of Developer in bankruptcy or insolvency or for any of its properties; or (4) directing the winding up or liquidation of Developer.

(i) Developer shall have assigned its assets for the benefit of its creditors (other than pursuant to a mortgage loan) or suffered a sequestration or attachment of or execution on any substantial part of its property, unless the property so assigned, sequestered, attached or executed upon shall have been returned or released within sixty (60) days after such event (unless a lesser time period is permitted for cure under any other mortgage on the Property or the Improvements, in which event such lesser time period shall apply under this subsection as well) or prior to any sooner sale pursuant to such sequestration, attachment, or execution.

(j) Developer shall have voluntarily suspended its business or Developer shall have been dissolved or terminated.

(k) Developer defaults in the performance of any term, provision, covenant or agreement contained in this Agreement, and unless a shorter cure period is specified for such default, the default continues for ten (10) days in the event of a monetary default or sixty (60) days in the event of a nonmonetary default after the date upon which City shall have given written notice of the default to Developer; provided however, if the default is of a nature that it cannot be cured within sixty (60) days, an Event of Developer Default shall not arise hereunder if Developer commences to cure the default within sixty (60) days and thereafter prosecutes the curing of such default with due diligence and in good faith to completion and in no event later than one hundred twenty (120) days after receipt of notice of the default.

X.2. City Default. An event of default on the part of City (“**Event of City Default**”) shall arise hereunder if City fails to keep, observe, or perform any of its covenants, duties, or obligations under this Agreement, and the default continues for a period of thirty (30) days after written notice thereof from Developer to City, or in the case of a default which cannot with due diligence be cured within thirty (30) days, City fails to commence to cure the default within thirty (30) days of such notice and thereafter fails to prosecute the curing of such default with due diligence and in good faith to completion and in no event later than one hundred twenty (120) days after receipt of notice of the default.

X.3. City’s Right to Terminate Agreement. If an Event of Developer Default shall occur and be continuing beyond any applicable cure period, then City shall, in addition to other rights available to it under law or this Agreement, have the right to terminate this Agreement. If City makes such election, City shall give written notice to Developer and to any mortgagee entitled to such notice specifying the nature of the default and stating that this Agreement shall expire and terminate on the date specified in such notice, and upon the date specified in the notice, this Agreement and all rights of Developer under this Agreement, shall expire and terminate.

X.4. City’s Remedies and Rights Upon an Event of Developer Default. Upon the occurrence of an Event of Developer Default and the expiration of any applicable cure period, City shall have all remedies available to it under this Agreement or under law or equity, including, but not limited to the following, and City may, at its election, terminate this Agreement. In addition to all other remedies available, City shall have a reversionary interest in the Property which may be perfected upon an Event of Developer’s Default. This reversionary interest shall terminate upon the City’s issuance of the Certificate of Completion in accordance with Section V.15. If title to the Property reverts back to City in accordance with this Section, City shall be entitled to reenter and take possession of the Property, with all improvements thereon. Upon such occurrence, all buildings and fixtures on the Property shall, without compensation to Developer, become the property of City free and clear of all claims to or against them by Developer, or any third party subject to any unpaid mortgage or deed of trust secured by the Property or the Improvements.

X.5. Developer’s Remedies Upon an Event of City Default. Upon the occurrence of an Event of City Default, in addition to pursuing any other remedy allowed at law or in equity or otherwise provided in this Agreement, Developer may bring an action for equitable relief seeking the specific performance of the terms and conditions of this Agreement, and/or enjoining, abating, or preventing any violation of such terms and conditions, and/or seeking to obtain any other remedy consistent with the purpose of this Agreement.

X.6. Remedies Cumulative; No Consequential Damages. Except as otherwise expressly stated in this Agreement, the rights and remedies of the Parties are cumulative, and the exercise by either Party of one or more of such rights or remedies shall not preclude the exercise by it, at the same or different time, of any other rights or remedies for the same or any other default by the other Party. Notwithstanding anything to the contrary set forth herein, a Party’s right to recover damages in the event of a default shall be limited to actual damages and shall exclude consequential damages.

X.7. Inaction Not a Waiver of Default. No failure or delay by either Party in asserting any of its rights and remedies as to any default shall operate as a waiver of such default or of any such rights or remedies, nor deprive either Party of its rights to institute and maintain any action

or proceeding which it may deem necessary to protect, assert or enforce any such rights or remedies in the same or any subsequent default.

ARTICLE XI INDEMNITY AND INSURANCE

XI.1. Indemnity.

(a) Developer shall indemnify, defend (with counsel approved by City) and hold Indemnitees, except third party contractors and consultants, harmless from and against any and all Claims, including without limitation, Claims arising directly or indirectly, in whole or in part, as a result of or in connection with: (i) the condition of the Property that exists at Closing; (ii) Developer's or Developer's contractors, subcontractors, agents or employees development, construction, improvement, operation, ownership or maintenance of the Project or the Property or any part thereof; (iii) the gross negligence or willful misconduct of any Indemnatee occurring hereunder; (iv) the breach of Developer's representations, warranties, and/or covenants of this Agreement; (v) Developer's violation of any laws, rules or regulations; or (vi) otherwise arising out of or in connection with Developer's performance under this Agreement. Developer's indemnification obligations under this Section XI.1 shall not extend to Claims arising out of, in whole or in part, the gross negligence or willful misconduct of, or to any breach of a warranty or representation or covenant of this Agreement or any violation of law by, one or more Indemnitees. The provisions of this Section XI.1 shall survive the issuance of a Certificate of Completion for the Project and the expiration or earlier termination of this Agreement. It is further agreed that City will not and shall not waive any rights against Developer that they may have by reason of this indemnity and hold harmless agreement because of the acceptance by City, or the deposit with City by Developer, of any of the insurance policies described in this Agreement.

(b) City shall indemnify, defend (with counsel approved by Developer) and hold harmless Developer and its affiliates, partners, independent contractors, employees, agents, successor and assigns from and against any and all Claims arising in connection with (i) the gross negligence or willful misconduct of any Indemnatee occurring hereunder, (ii) the breach of City's representations, warranties, and/or covenants of this Agreement, and/or (iii) the violation of any laws, rules or regulations of any Indemnatee. City's defense and indemnification obligations set forth in this Section shall survive the expiration or earlier termination of this Agreement and the issuance of a Certificate of Completion for the Project.

XI.2. Liability and Workers' Compensation Insurance.

(a) Prior to initiating work on the Project and continuing through the issuance of the Certificate of Completion, Developer and all contractors working on behalf of Developer on the Project shall maintain a commercial general liability policy in the amount of One Million Dollars (\$1,000,000.00) each occurrence, Two Million Dollars (\$2,000,000.00) annual aggregate, together with Three Million Dollars (\$3,000,000.00) excess liability coverage. Such policy or policies shall be written on an occurrence basis and shall name the Indemnitees as additional insureds.

(b) Until issuance of the Certificate of Completion, Developer and all contractors working on behalf of Developer shall maintain a comprehensive automobile liability coverage in the amount of One Million Dollars (\$1,000,000.00), combined single limit including

coverage for owned and non-owned vehicles and shall furnish or cause to be furnished to City evidence satisfactory to City that Developer and any contractor with whom Developer has contracted for the performance of work on the Property or otherwise pursuant to this Agreement carries workers' compensation insurance as required by law. Automobile liability policies shall name the Indemnitees as additional insureds.

(c) Upon commencement of construction work and continuing until issuance of a Certificate of Completion, Developer and all contractors working on behalf of Developer shall maintain a policy of builder's all-risk insurance in an amount not less than the full insurable cost of the Project on a replacement cost basis naming City as loss payee. Such insurance shall include coverage for risks of direct physical loss or damage, excluding the perils of earthquake, flood, and earth movement.

(d) Upon completion of construction, Developer shall maintain property insurance covering all risks of loss (other than earthquake and flood) for one hundred percent (100%) of the replacement value of the Project with deductible, if any, in an amount acceptable to City, naming City as loss payee.

(e) Companies writing the insurance required hereunder shall be licensed to do business in the State of California. Insurance shall be placed with insurers with a current A.M. Best's rating of no less than A: VII. The Commercial General Liability and comprehensive automobile policies required hereunder shall be endorsed name the Indemnitees as additional insureds. Builder's Risk and property insurance shall name City as loss payees as their interests may appear.

(f) Prior to commencement of construction work, Developer shall furnish City with certificates of insurance in form acceptable to City evidencing the required insurance coverage and duly executed endorsements evidencing such additional insured status. All required insurance policies maintained by Developer and its contractor will be endorsed to contain a statement of obligation on the part of the carrier to notify City of any material adverse change, cancellation, termination or non-renewal of the coverage at least thirty (30) days in advance of the effective date of any such material adverse change, cancellation, termination or non-renewal.

(g) If any insurance policy or coverage required hereunder is canceled or reduced, Developer shall, within twenty-one (21) days after receipt of notice of such cancellation or reduction in coverage, but in no event later than the effective date of cancellation or reduction, file with City a certificate showing that the required insurance has been reinstated or provided through another insurance company or companies. Upon failure to file such certificate, City may, without further notice and at its option, procure such insurance coverage at Developer's expense, and Developer shall promptly reimburse City for such expense upon receipt of billing from City.

(h) Coverage provided by Developer shall be primary insurance and shall be non-contributory with respect to any insurance, or self-insurance maintained by City, and the policies shall be endorsed to so provide. The insurance policies shall be endorsed to contain a waiver of subrogation for the benefit of City and the Indemnitees. Developer shall furnish the required certificates and endorsements to City prior to the commencement of construction of the Project, and shall provide City with certified copies of the required insurance policies upon request of City.

ARTICLE XII MISCELLANEOUS PROVISIONS

XII.1. No Brokers. Each Party warrants and represents to the other that no person or entity can properly claim a right to a real estate commission, brokerage fee, finder's fee, or other compensation with respect to the transactions contemplated by this Agreement. Each Party agrees to defend, indemnify, and hold harmless the other Party from any claims, expenses, costs or liabilities arising in connection with a breach of this warranty and representation. The terms of this Section shall survive the expiration or earlier termination of this Agreement.

XII.2. Enforced Delay; Extension of Times of Performance. Subject to the limitations set forth below, performance by either Party shall not be deemed to be in default, and all performance and other dates specified in this Agreement shall be extended where delays are due to: war, insurrection, strikes, lockouts, riots, floods, earthquakes, fires, casualties, acts of God, acts of the public enemy, epidemics, quarantine restrictions, freight embargoes, governmental restrictions or priority, litigation, including court delays, unusually severe weather, acts or omissions of the other Party, acts or failures to act of City or any other public or governmental City or entity (other than the acts or failures to act of City which shall not excuse performance by City), or any other cause beyond the affected Party's reasonable control.

(a) An extension of time for any such cause shall be for the period of the enforced delay and shall commence to run from the time of the commencement of the cause, if notice by the Party claiming such extension is sent to the other Party within thirty (30) days of the commencement of the cause.

(b) Times of performance under this Agreement may also be extended in writing by the mutual agreement of Developer and City (acting in the discretion of its City Manager unless he or she determines in his or her discretion to refer such matter to the governing board of City). City and Developer acknowledge that adverse changes in economic conditions, either of the affected Party specifically or the economy generally, and/or changes in market conditions or demand, shall not constitute grounds of enforced delay pursuant to this Section. Each Party expressly assumes the risk of such adverse economic or market changes, whether or not foreseeable as of the Effective Date.

XII.3. Notices. Except as otherwise specified in this Agreement, all notices to be sent pursuant to this Agreement shall be made in writing, and sent to the Parties at their respective addresses specified below or to such other address as a Party may designate by written notice delivered to the other Parties in accordance with this Section.

(a) All such notices shall be sent by:

- (i) Personal delivery, in which case notice is effective upon delivery;
- (ii) Certified or registered mail, return receipt requested, in which case notice shall be deemed delivered on receipt if delivery is confirmed by a return receipt;
- (iii) Nationally recognized overnight courier, with charges prepaid or charged to the sender's account, in which case notice is effective on delivery if delivery is confirmed by the delivery service;
- (iv) Email transmission, in which case notice shall be deemed delivered upon transmittal.

(b) All such notices shall be sent to:
City

City of Lemoore
711 W. Cinnamon Drive
Lemoore, CA 93245
Attention: Marissa Trejo, City Manager
Phone: (559) 924 - 6744
Email: mtrejo@lemoore.com

Developer

KKAL, LP
265 E River Park Circle, Ste ____
Fresno, CA 93720
Attn: John Kashian
Phone: (559) 696-9584
Email: kkashian@caddispropertiesllc.com

XII.4. Attorneys' Fees. If either Party fails to perform any of its obligations under this Agreement, or if any dispute arises between the Parties concerning the meaning or interpretation of any provision hereof, then the prevailing Party in any proceeding in connection with such dispute shall be entitled to the costs and expenses it incurs on account thereof and in enforcing or establishing its rights hereunder, including, without limitation, court costs and reasonable attorneys' fees and disbursements.

XII.5. Waivers; Modification. No waiver of any breach of any covenant or provision of this Agreement shall be deemed a waiver of any other covenant or provision hereof, and no waiver shall be valid unless in writing and executed by the waiving Party. An extension of time for performance of any obligation or act shall not be deemed an extension of the time for performance of any other obligation or act, and no extension shall be valid unless in writing and executed by the Party granting the extension. This Agreement may be amended or modified only by a written instrument executed by the Parties.

XII.6. Binding on Successors. Subject to the restrictions on Transfers set forth in Article VII, this Agreement shall bind and inure to the benefit of the Parties and their respective permitted successors and assigns. Any reference in this Agreement to a specifically named Party shall be deemed to apply to any permitted successor and assign of such Party who has acquired an interest in compliance with this Agreement or under law.

XII.7. Survival. All representations made by Developer and/or City hereunder and Developer's obligations pursuant to Sections V.15, V.19, IX.2, IX.4, XI.1, XII.1, and XII.18 shall survive the expiration or termination of this Agreement and the issuance and recordation of a Certificate of Completion.

XII.8. Construction. The section headings and captions used herein are solely for convenience and shall not be used to interpret this Agreement. The Parties acknowledge that this Agreement is the product of negotiation and compromise on the part of both Parties, and the Parties agree, that since both Parties have participated in the negotiation and drafting of this Agreement, this Agreement shall not be construed as if prepared by one of the Parties, but rather according to its fair meaning as a whole, as if both Parties had prepared it.

XII.9. Action or Approval. Whenever action and/or approval by City is required under this Agreement, the City Manager or his or her designee may act on and/or approve such matter unless specifically provided otherwise, or unless the City Manager determines in his or her discretion that such action or approval requires referral to the City Council for consideration.

XII.10. Entire Agreement. This Agreement, including Exhibits A through E attached hereto and incorporated herein by this reference, contain the entire agreement between the Parties with respect to the subject matter hereof, and supersedes all prior written or oral agreements, understandings, representations or statements between the Parties with respect to the subject matter hereof.

XII.11. Counterparts. This Agreement may be executed in one or more counterparts, each of which shall be an original and all of which taken together shall constitute one instrument. The signature page of any counterpart may be detached therefrom without impairing the legal effect of the signature(s) thereon provided such signature page is attached to any other counterpart identical thereto having additional signature pages executed by the other Party. Any executed counterpart of this Agreement may be delivered to the other Party by email and shall be deemed as binding as if an originally signed counterpart was delivered.

XII.12. Severability. If any term, provision, or condition of this Agreement is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall continue in full force and effect unless an essential purpose of this Agreement is defeated by such invalidity or unenforceability.

XII.13. No Third-Party Beneficiaries. Nothing contained in this Agreement is intended to or shall be deemed to confer upon any person, other than the Parties and their respective successors and assigns, any rights or remedies hereunder.

XII.14. Parties Not Co-Venturers. Nothing in this Agreement is intended to or shall establish the Parties as partners, co-venturers, or principal and agent with one another.

XII.15. Non-Liability of Officials, Employees and Agents. No officer, official, employee or agent of City shall be personally liable to Developer or its successors in interest in the event of any default or breach by City for any amount which may become due to Developer or its successors in interest pursuant to this Agreement.

XII.16. Time of the Essence; Calculation of Time Periods. Time is of the essence for each condition, term, obligation, and provision of this Agreement. Unless otherwise specified, in computing any period of time described in this Agreement, the day of the act or event after which the designated period of time begins to run is not to be included and the last day of the period so computed is to be included, unless such last day is not a business day, in which event the period shall run until the next business day. The final day of any such period shall be deemed to end at 5:00 p.m., local time at the Property. For purposes of this Agreement, a "business day" means a day that is not a Saturday, Sunday, a federal holiday, or a state holiday under the laws of California.

XII.17. Governing Law; Venue. This Agreement shall be governed by and construed in accordance with the laws of the State of California without regard to principles of conflicts of laws. Any action to enforce or interpret this Agreement shall be filed in the Superior Court of Kings County, California or in the Federal District Court for the Eastern District of California.

XII.18. Legal Advice. Each Party represents and warrants to the other Party that this Agreement was carefully read, and in signing this Agreement, it is done so with full knowledge of any rights; each Party has received independent legal advice from the respective legal counsel as to the matters set forth in this Agreement, or has knowingly chosen not to consult legal counsel as to the matters set forth in this Agreement; and that each Party freely signs this Agreement without any reliance upon any agreement, promise, statement, or representation by or on behalf of the other Party, or each respective agents, employees, or attorneys, except as specifically set forth in this Agreement, without duress or coercion, whether economic or otherwise.

XII.19. Cooperation. Each Party agrees to cooperate with the other Party in this transaction and, in that regard, to sign any and all documents that may be reasonably necessary, helpful, or appropriate to carry out the purposes and intent of this Agreement, including, but not limited to, released or additional agreements.

XII.20. Rights and Remedies are Cumulative. Except as otherwise expressly stated in this Agreement, the rights and remedies of the Parties are cumulative, and the exercise by either Party of one or more of such rights or remedies shall not preclude the exercise by it, at the same, or different times, of any other rights or remedies for the same default or any other default by the other Party.

XII.21. Inaction Not a Waiver of Default. Any failures or delays by either Party in asserting any of its rights and remedies as to any default shall not operate as a waiver of any default or of such rights or remedies, or deprive either such Party of its right to institute and maintain any actions or proceedings that it may deem necessary to protect, assert, or enforce any such rights or remedies,

SIGNATURES ON FOLLOWING PAGE

IN WITNESS WHEREOF, the Parties have entered into this Agreement effective as of the date first written above.

CITY

DEVELOPER

THE CITY OF LEMOORE,
a California municipal corporation

KKAL, LP,
a California Partnership

By: _____

By: _____

Name: _____

Name: _____

Title: _____

Title: _____

ATTEST:

By: _____
Marisa Avalos, City Clerk

APPROVED AS TO FORM:

By: _____
_____, City Attorney

EXHIBIT A
LEGAL DESCRIPTION OF PROPERTY

Real property in the City of Lemoore, County of Kings, State of California, described as follows:

INSERT LEGAL DESCRIPTION ALL CAPS

APN: 023-400-001, 023-400-002 AND 023-400-003

EXHIBIT B

AFFORDABLE HOUSING COVENANTS

The following Affordable Housing Covenants (the “Covenants”) shall apply to the Property and shall be binding on the Developer, and its successors and assigns to the Project (individually or collectively, the “Owner”).

INCOME RESTRICTIONS

1. Occupancy Requirements.

(a) Units. Per Government Code § 37364(c), not less than forty percent (40%) of the total number of housing units developed hereunder shall be affordable to households whose incomes are equal to or less than, seventy-five percent (75%) of the maximum income of lower income households (as defined by Government Code § 50079.5), and at least one-half (1/2) of which shall be affordable to very low income households (as defined by Government Code § 50105); provided however, if the terms of Developer’s funding or financing for the Project impose more stringent affordability requirements, those requirements shall apply.

(b) Household Size. The determination of household size shall be in accordance with the applicable state or federal regulations based on Project funding.

(c) Manager’s Units. No more than one (1) dwelling unit per phase of the Project may be used as a resident manager’s unit, and shall be exempt from the occupancy restrictions set forth in Article 1.1(a) of the Covenants.

2. Increased Income of Occupying Households. In the event, upon recertification of an occupant household’s income, the Owner determines that the applicable household income exceeds the applicable limit, such household shall be permitted to continue to occupy the Unit for the duration of the household’s lease. Such household shall be provided with at least sixty (60) days written notice of the determination of income ineligibility, and shall, upon expiration of the household’s lease, no longer be eligible for occupancy of a Unit. In such event, the Owner shall rent the available Unit to a household that meets the requirements of Article 1.1(a) above.

3. Lease Provisions. Owner shall include in future leases for all Units, provisions which authorize Owner to immediately terminate the tenancy of any household one or more of whose members misrepresented any fact material to the household’s qualification for occupancy under Article 1.1(a) above, which shall be considered a “good cause” for eviction. Each lease or rental agreement shall also provide that the household is subject to annual certification in accordance with Article 2.1 below, and that, if the household’s income increases above the applicable limit, such household’s rent may be subject to increase unless the IRS issues any regulation to the contrary during the term of the Covenants.

4. Condominium Conversion. The Owner shall not convert Project units to condominium or cooperative ownership or sell condominium or cooperative conversion rights to the Property during the Term of the Covenants.

INCOME CERTIFICATION AND REPORTING

Income Certification. The Owner will obtain, complete and maintain on file, immediately prior to initial occupancy and annually thereafter, income certifications from each household

renting any of the Units. The Owner shall make a good faith effort to verify that the income provided by an applicant or occupying household in an income certification is accurate by taking one or more of the following steps as a part of the verification process: (1) obtain a pay stub for the most recent pay period; (2) obtain an income tax return for the most recent tax year; (3) conduct a credit agency or similar search; (4) obtain an income verification form from the applicant's current employer; (5) obtain an income verification form from the Social Security Administration and/or the California Department of Social Services if the applicant receives assistance from either of such agencies; or (6) if the applicant is unemployed and has no such tax return, obtain another form of independent verification. Copies of tenant income certifications shall be available to the City upon request.

Annual Report to City. On April 15th of each year, the Owner shall submit an annual report to the City, in a form approved by mutual agreement of Owner and the City. The annual report shall include for each Unit covered by the Covenants, the Rent and the income and household size of the household occupying the Unit. The report shall also state the date the tenancy commenced for each rental Unit and such other information as the City is required by law to obtain.

Additional Information. Owner shall provide any additional information reasonably requested by the City.

Records. Owner shall maintain complete, accurate and current records pertaining to the Units for five (5) years after creating such records, and shall permit any duly authorized representative of the City to inspect records, including records pertaining to income and household size of tenant households.

PROPERTY MANAGEMENT AND MAINTENANCE

Management Responsibilities. The Owner is responsible for all management functions with respect to the Project, including without limitation the selection of tenants, certification and recertification of household size and income, evictions, collection of rents and deposits, maintenance, landscaping, routine and extraordinary repairs, replacement of capital items, and security. The City shall have no responsibility over management of the Project. The Owner may retain a professional property management company, approved by the City in its reasonable discretion, to perform its management duties hereunder. A resident manager shall also be required.

Management Agent. The Project shall at all times be managed by an experienced management agent reasonably acceptable to the City, with demonstrated ability to operate residential facilities like the Project in a manner that will provide decent, safe, and sanitary housing (as approved, the "Management Agent"). The Owner shall submit for the City's approval the identity of any proposed Management Agent. The Owner shall also submit such additional information about the background, experience and financial condition of any proposed Management Agent as is reasonably necessary for the City to determine whether the proposed Management Agent meets the standard for a qualified Management Agent set forth above. If the proposed Management Agent meets the standard for a qualified Management Agent set forth above, the City shall approve the proposed Management Agent by notifying the Owner in writing. Unless the proposed Management Agent is disapproved by the City within thirty (30) days, which disapproval shall state with reasonable specificity the basis for disapproval, it shall be deemed approved.

Performance Review. The City reserves the right, at its cost and expense, to conduct an annual (or more frequently, if deemed reasonably necessary by the City) review of the management practices and financial status of the Project. The purpose of each periodic review will be to enable the City to determine if the Project is being operated and managed in accordance with the requirements and standards of the Covenants. The Owner shall cooperate with the City in such reviews.

Replacement of Management Agent. If, as a result of a periodic review, the City determines in its reasonable judgment that the Project is not being operated and managed in accordance with any of the material requirements and standards of the Covenants, the City shall deliver notice to Owner of its intention to cause replacement of the Management Agent, including the reasons therefor. Within fifteen (15) business days of receipt by Owner of such written notice, City staff and the Owner shall meet in good faith to consider methods for improving the financial and operating status of the Project. If after a reasonable period as determined by the City (not to exceed sixty (60) days), the City determines that the Owner is not operating and managing the Project in accordance with the material requirements and standards of the Covenants, the City may require replacement of the Management Agent.

If, after the above procedure, the City requires in writing the replacement of the Management Agent, Owner shall promptly dismiss the then Management Agent, and shall appoint as the Management Agent a person or entity meeting the standards for a Management Agent set forth in Article 3.2 above and approved by the City pursuant to the same.

Any contract for the operation or management of the Project entered into by Owner shall provide that the contract can be terminated as set forth above. Failure to remove the Management Agent in accordance with the provisions of this Article 3.4 shall constitute default under the Covenants, and the City may enforce this provision through legal proceedings as specified in Article 4.3.

Approval of Management Policies. The Owner shall submit its written management policies with respect to the Project to the City for its review, and shall amend such policies in any way necessary to ensure that such policies comply with the provisions of the Covenants.

MISCELLANEOUS

Term. The provisions of the Covenants shall apply to the Property commencing on the date of the first issued certificate of occupancy for the Project, and terminating on the fifty-fifth (55th) annual anniversary of such date. The Covenants shall bind any successor, heir or assign of Owner, whether a change in interest occurs voluntarily or involuntarily, by operation of law or otherwise, except as expressly released by the City.

Covenants to Run With the Land. The City and Owner hereby declare their express intent that the covenants and restrictions set forth herein shall run with the land, and shall bind all successors in title to the Property, provided, however, that on the expiration of the Term, such covenants and restrictions shall expire. Each and every contract, deed or other instrument hereafter executed covering or conveying the Property or any portion thereof shall be held conclusively to have been executed, delivered and accepted subject to such covenants and restrictions, regardless

of whether such covenants or restrictions are set forth in such contract, deed or other instrument, unless the City expressly releases such conveyed portion of the Property from the requirements of the Covenants.

Enforcement by the City. If Owner fails to perform any obligation under the Covenants, and fails to cure the default within thirty (30) days after the City has notified the Owner in writing of the default or, if the default cannot be cured within thirty (30) days, fails to commence to cure within thirty (30) days and thereafter diligently pursue such cure, the City shall have the right to enforce the Covenants by any or all of the following actions, or any other remedy provided by law:

Action to Compel Performance or for Damages. The City may bring an action at law or in equity to compel the Owner's performance of its obligations under the Covenants, and/or for damages.

Attorneys' Fees and Costs. In any action brought to enforce the Covenants, the prevailing party shall be entitled to all costs and expenses of suit, including reasonable attorneys' fees. This section shall be interpreted in accordance with California Civil Code Section 1717 and judicial decisions interpreting that statute

EXHIBIT C
GRANT DEED

EXHIBIT D
DEVELOPMENT SCHEDULE

- APPROVAL SITE PLAN REVIEW AND DENSITY BONUS
 - Planning Director Approval February 12, 2025
- APPROVAL DISPOSITION AND DEVELOPMENT AGREEMENT (DDA)
 - City Council Approval April 1, 2025
- CLOSE ESCROW
 - By _____ 2025

EXHIBIT E
FORM OF CERTIFICATE OF COMPLETION

**AGREEMENT TO RESCIND DISPOSITION AND DEVELOPMENT AGREEMENT
AND FIRST AMENDMENT RELATED TO KKAL, LP, A CALIFORNIA LIMITED
PARTNERSHIP, AND EXTEND AN OPTION FOR KKAL, LP TO PURCHASE CITY
PROPERTY**

WHEREAS, on December 4, 2019 the Lemoore City Council approved a Disposition and Development Agreement with KKAL, LP for development of approximately 83.5 acres ("Development Agreement") and an Initial Study/Mitigated Negative Declaration; and

WHEREAS, the proposed development project involved the conveyance of the 83.5 acres from the City to KKAL, LP to allow the construction of a manufacturing, distribution and warehouse center of approximately 1,000,000 square feet of building space with related secondary economic benefit ("Project"); and

WHEREAS, on March 17, 2020 City approved a First Amendment to Disposition and Development Agreement ("First Amendment") to exchange 24 of the 83.5 acres to allow the City to use for storm drainage purposes and the City to convey 12 acres located on the corner of Idaho Avenue and 19th Avenue (APN 024-051-30); and

WHEREAS, the Council has been approached by FARM Lemoore, LLC to develop the Project for less intense land use purposes (predominately agricultural cultivation) than the manufacturing, distribution and warehouse uses as proposed in the Development Agreement and First Amendment. Such uses are consistent with the Addendum to the Initial Study/Mitigated Negative Declaration; and

WHEREAS, parties desire to rescind the Development Agreement and First Amendment and provide KKAL, LP with an option to purchase nine acres of City property as identified in Exhibit "1" for one dollar upon the submission of a development proposal that has been approved consistent with applicable law, including CEQA; and

WHEREAS, FARM Lemoore, LLC would assume all obligations under a new PDA consistent with Exhibit "2" and pay \$1,700,000 to KKAL, LP. FARM Lemoore, LLC would develop less intense land uses than originally approved in the Development Agreement and First Amendment.

NOW THEREFORE, the parties agree as follows:

1. The Development Agreement and First Amendment are rescinded with KKAL, LP and City released from all respective obligations except those expressly noted in this Agreement.
2. KKAL, LP shall immediately execute and convey a grant deed reconveying fee simple title to the 83.5 acres to an escrow as directed by the City.
3. KKAL, LP is granted a five year option to purchase the City property in Exhibit "1" for one dollar, upon the submission of a development proposal that has been approved consistent with applicable law, including CEQA.

4. City and KKAL, LP shall execute and record all documents and actions necessary to implement this Agreement.

IN WITNESS WHEREOF, the City and KKAL, LP have executed this Agreement as of the date set forth below.

Dated: _____

KKAL, LP, a California Limited Partnership

By: _____


Dated: _____

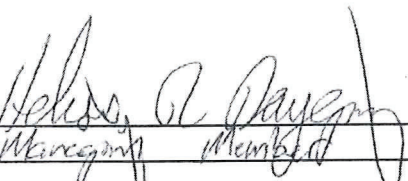
CITY OF LEMOORE, a municipal corporation and general law city in the State of California

By: , City Manager
Nathan Olson

ATTEST:

FARM Lemoore, LLC, a California Limited Liability Company

By: 
Marisa Avalos, City Clerk

By: 
Helene A. Payson Member

APPROVE AS TO FORM:

By: 
Mary F. Verner, City Attorney

State of California

GOVERNMENT CODE

Section 65913.4

65913.4. (a) Except as provided in subdivision (r), a development proponent may submit an application for a development that is subject to the streamlined, ministerial approval process provided by subdivision (c) and is not subject to a conditional use permit or any other nonlegislative discretionary approval if the development complies with subdivision (b) and satisfies all of the following objective planning standards:

(1) The development is a multifamily housing development that contains two or more residential units.

(2) The development and the site on which it is located satisfy all of the following:

(A) It is a legal parcel or parcels located in a city if, and only if, the city boundaries include some portion of either an urbanized area or urban cluster, as designated by the United States Census Bureau, or, for unincorporated areas, a legal parcel or parcels wholly within the boundaries of an urbanized area or urban cluster, as designated by the United States Census Bureau.

(B) At least 75 percent of the perimeter of the site adjoins parcels that are developed with urban uses. For the purposes of this section, parcels that are only separated by a street or highway shall be considered to be adjoined.

(C) (i) A site that meets the requirements of clause (ii) and satisfies any of the following:

(I) The site is zoned for residential use or residential mixed-use development.

(II) The site has a general plan designation that allows residential use or a mix of residential and nonresidential uses.

(III) The site meets the requirements of Section 65852.24.

(ii) At least two-thirds of the square footage of the development is designated for residential use. Additional density, floor area, and units, and any other concession, incentive, or waiver of development standards granted pursuant to the Density Bonus Law in Section 65915 shall be included in the square footage calculation. The square footage of the development shall not include underground space, such as basements or underground parking garages.

(3) (A) The development proponent has committed to record, prior to the issuance of the first building permit, a land use restriction or covenant providing that any lower or moderate-income housing units required pursuant to subparagraph (B) of paragraph (4) shall remain available at affordable housing costs or rent to persons and families of lower or moderate income for no less than the following periods of time:

(i) Fifty-five years for units that are rented.

(ii) Forty-five years for units that are owned.

(B) The city or county shall require the recording of covenants or restrictions implementing this paragraph for each parcel or unit of real property included in the development.

(4) The development satisfies clause (i) or (ii) of subparagraph (A) and satisfies subparagraph (B) below:

(A) (i) For a development located in a locality that is in its sixth or earlier housing element cycle, the development is located in either of the following:

(I) In a locality that the department has determined is subject to this clause on the basis that the number of units that have been issued building permits, as shown on the most recent production report received by the department, is less than the locality's share of the regional housing needs, by income category, for that reporting period. A locality shall remain eligible under this subclause until the department's determination for the next reporting period.

(II) In a locality that the department has determined is subject to this clause on the basis that the locality did not adopt a housing element that has been found in substantial compliance with housing element law (Article 10.6 (commencing with Section 65580) of Chapter 3) by the department. A locality shall remain eligible under this subclause until such time as the locality adopts a housing element that has been found in substantial compliance with housing element law (Article 10.6 (commencing with Section 65580) of Chapter 3) by the department.

(ii) For a development located in a locality that is in its seventh or later housing element cycle, is located in a locality that the department has determined is subject to this clause on the basis that the locality did not adopt a housing element that has been found in substantial compliance with housing element law (Article 10.6 (commencing with Section 65580) of Chapter 3) by the department by the statutory deadline, or that the number of units that have been issued building permits, as shown on the most recent production report received by the department, is less than the locality's share of the regional housing needs, by income category, for that reporting period. A locality shall remain eligible under this subparagraph until the department's determination for the next reporting period.

(B) The development is subject to a requirement mandating a minimum percentage of below market rate housing based on one of the following:

(i) The locality did not adopt a housing element pursuant to Section 65588 that has been found in substantial compliance with the housing element law (Article 10.6 (commencing with Section 65580) of Chapter 3) by the department, did not submit its latest production report to the department by the time period required by Section 65400, or that production report submitted to the department reflects that there were fewer units of above moderate-income housing issued building permits than were required for the regional housing needs assessment cycle for that reporting period. In addition, if the project contains more than 10 units of housing, the project does one of the following:

(I) For for-rent projects, the project dedicates a minimum of 10 percent of the total number of units, before calculating any density bonus, to housing affordable to households making at or below 50 percent of the area median income. However, if

the locality has adopted a local ordinance that requires that greater than 10 percent of the units be dedicated to housing affordable to households making below 50 percent of the area median income, that local ordinance applies.

(II) For for-sale projects, the project dedicates a minimum of 10 percent of the total number of units, before calculating any density bonus, to housing affordable to households making at or below 80 percent of the area median income. However, if the locality has adopted a local ordinance that requires that greater than 10 percent of the units be dedicated to housing affordable to households making below 80 percent of the area median income, that local ordinance applies.

(III) (ia) If the project is located within the San Francisco Bay area, the project, in lieu of complying with subclause (I) or (II), may opt to abide by this subclause. Projects utilizing this subclause shall dedicate 20 percent of the total number of units, before calculating any density bonus, to housing affordable to households making below 100 percent of the area median income with the average income of the units at or below 80 percent of the area median income. However, a local ordinance adopted by the locality applies if it requires greater than 20 percent of the units be dedicated to housing affordable to households making at or below 100 percent of the area median income, or requires that any of the units be dedicated at a level deeper than 100 percent. In order to comply with this subclause, the rent or sale price charged for units that are dedicated to housing affordable to households between 80 percent and 100 percent of the area median income shall not exceed 30 percent of the gross income of the household.

(ib) For purposes of this subclause, “San Francisco Bay area” means the entire area within the territorial boundaries of the Counties of Alameda, Contra Costa, Marin, Napa, San Mateo, Santa Clara, Solano, and Sonoma, and the City and County of San Francisco.

(ii) (I) The locality’s latest production report reflects that there were fewer units of housing issued building permits affordable to either very low income or low-income households by income category than were required for the regional housing needs assessment cycle for that reporting period, and one of the following conditions exist:

(ia) The project seeking approval dedicates 50 percent of the total number of units, before calculating any density bonus, to housing affordable to households making at or below 80 percent of the area median income.

(ib) The project application was submitted prior to January 1, 2019, and the project includes at least 500 units of housing, the project seeking approval or seeking a modification to a prior approval dedicates 20 percent of the total number of units, before calculating any density bonus, as affordable units, with at least 9 percent affordable to households making at or below 50 percent of the area median income and the remainder affordable to households making at or below 80 percent of the area median income.

(II) Notwithstanding the conditions described in sub-subclauses (ia) and (ib) of subclause (I), if the locality has adopted a local ordinance that requires that greater than 50 percent, or greater than 20 percent as applicable, of the units be dedicated to

housing affordable to households making at or below 80 percent of the area median income, that local ordinance applies.

(III) For purposes of this clause, the reference to units affordable to very low income households includes units affordable to acutely low income households, as defined in Section 50063.5 of the Health and Safety Code, and to extremely low income households, as defined in Section 50106 of the Health and Safety Code.

(iii) The locality did not submit its latest production report to the department by the time period required by Section 65400, or if the production report reflects that there were fewer units of housing affordable to both income levels described in clauses (i) and (ii) that were issued building permits than were required for the regional housing needs assessment cycle for that reporting period, the project seeking approval may choose between utilizing clause (i) or (ii).

(C) (i) A development proponent that uses a unit of affordable housing to satisfy the requirements of subparagraph (B) may also satisfy any other local or state requirement for affordable housing, including local ordinances or the Density Bonus Law in Section 65915, provided that the development proponent complies with the applicable requirements in the state or local law. If a local requirement for affordable housing requires units that are restricted to households with incomes higher than the applicable income limits required in subparagraph (B), then units that meet the applicable income limits required in subparagraph (B) shall be deemed to satisfy those local requirements for higher income units.

(ii) A development proponent that uses a unit of affordable housing to satisfy any other state or local affordability requirement may also satisfy the requirements of subparagraph (B), provided that the development proponent complies with applicable requirements of subparagraph (B).

(iii) A development proponent may satisfy the affordability requirements of subparagraph (B) with a unit that is restricted to households with incomes lower than the applicable income limits required in subparagraph (B).

(D) The amendments to this subdivision made by the act adding this subparagraph do not constitute a change in, but are declaratory of, existing law.

(5) The development, excluding any additional density or any other concessions, incentives, or waivers of development standards for which the development is eligible pursuant to the Density Bonus Law in Section 65915, is consistent with objective zoning standards, objective subdivision standards, and objective design review standards in effect at the time that the development is submitted to the local government pursuant to this section, or at the time a notice of intent is submitted pursuant to subdivision (b), whichever occurs earlier. For purposes of this paragraph, “objective zoning standards,” “objective subdivision standards,” and “objective design review standards” mean standards that involve no personal or subjective judgment by a public official and are uniformly verifiable by reference to an external and uniform benchmark or criterion available and knowable by both the development applicant or proponent and the public official before submittal. These standards may be embodied in alternative objective land use specifications adopted by a city or county, and may

include, but are not limited to, housing overlay zones, specific plans, inclusionary zoning ordinances, and density bonus ordinances, subject to the following:

(A) A development shall be deemed consistent with the objective zoning standards related to housing density, as applicable, if the density proposed is compliant with the maximum density allowed within that land use designation, notwithstanding any specified maximum unit allocation that may result in fewer units of housing being permitted.

(B) In the event that objective zoning, general plan, subdivision, or design review standards are mutually inconsistent, a development shall be deemed consistent with the objective zoning and subdivision standards pursuant to this subdivision if the development is consistent with the standards set forth in the general plan.

(C) It is the intent of the Legislature that the objective zoning standards, objective subdivision standards, and objective design review standards described in this paragraph be adopted or amended in compliance with the requirements of Chapter 905 of the Statutes of 2004.

(D) The amendments to this subdivision made by the act adding this subparagraph do not constitute a change in, but are declaratory of, existing law.

(E) A project that satisfies the requirements of Section 65852.24 shall be deemed consistent with objective zoning standards, objective design standards, and objective subdivision standards if the project is consistent with the provisions of subdivision (b) of Section 65852.24 and if none of the square footage in the project is designated for hotel, motel, bed and breakfast inn, or other transient lodging use, except for a residential hotel. For purposes of this subdivision, “residential hotel” shall have the same meaning as defined in Section 50519 of the Health and Safety Code.

(6) The development is not located on a site that is any of the following:

(A) (i) An area of the coastal zone subject to paragraph (1) or (2) of subdivision (a) of Section 30603 of the Public Resources Code.

(ii) An area of the coastal zone that is not subject to a certified local coastal program or a certified land use plan.

(iii) An area of the coastal zone that is vulnerable to five feet of sea level rise, as determined by the National Oceanic and Atmospheric Administration, the Ocean Protection Council, the United States Geological Survey, the University of California, or a local government’s coastal hazards vulnerability assessment.

(iv) In a parcel within the coastal zone that is not zoned for multifamily housing.

(v) In a parcel in the coastal zone and located on either of the following:

(I) On, or within a 100-foot radius of, a wetland, as defined in Section 30121 of the Public Resources Code.

(II) On prime agricultural land, as defined in Sections 30113 and 30241 of the Public Resources Code.

(B) Either prime farmland or farmland of statewide importance, as defined pursuant to the United States Department of Agriculture land inventory and monitoring criteria, as modified for California, and designated on the maps prepared by the Farmland Mapping and Monitoring Program of the Department of Conservation, or land zoned

or designated for agricultural protection or preservation by a local ballot measure that was approved by the voters of that jurisdiction.

(C) Wetlands, as defined in the United States Fish and Wildlife Service Manual, Part 660 FW 2 (June 21, 1993).

(D) Within a very high fire hazard severity zone, as determined by the Department of Forestry and Fire Protection pursuant to Section 51178, or within the state responsibility area, as defined in Section 4102 of the Public Resources Code. This subparagraph does not apply to sites that have adopted fire hazard mitigation measures pursuant to existing building standards or state fire mitigation measures applicable to the development, including, but not limited to, standards established under all of the following or their successor provisions:

(i) Section 4291 of the Public Resources Code or Section 51182, as applicable.

(ii) Section 4290 of the Public Resources Code.

(iii) Chapter 7A of the California Building Code (Title 24 of the California Code of Regulations).

(E) A hazardous waste site that is listed pursuant to Section 65962.5 or a hazardous waste site designated by the Department of Toxic Substances Control pursuant to Section 25356 of the Health and Safety Code, unless either of the following apply:

(i) The site is an underground storage tank site that received a uniform closure letter issued pursuant to subdivision (g) of Section 25296.10 of the Health and Safety Code based on closure criteria established by the State Water Resources Control Board for residential use or residential mixed uses. This section does not alter or change the conditions to remove a site from the list of hazardous waste sites listed pursuant to Section 65962.5.

(ii) The State Department of Public Health, State Water Resources Control Board, Department of Toxic Substances Control, or a local agency making a determination pursuant to subdivision (c) of Section 25296.10 of the Health and Safety Code, has otherwise determined that the site is suitable for residential use or residential mixed uses.

(F) Within a delineated earthquake fault zone as determined by the State Geologist in any official maps published by the State Geologist, unless the development complies with applicable seismic protection building code standards adopted by the California Building Standards Commission under the California Building Standards Law (Part 2.5 (commencing with Section 18901) of Division 13 of the Health and Safety Code), and by any local building department under Chapter 12.2 (commencing with Section 8875) of Division 1 of Title 2.

(G) Within a special flood hazard area subject to inundation by the 1 percent annual chance flood (100-year flood) as determined by the Federal Emergency Management Agency in any official maps published by the Federal Emergency Management Agency. If a development proponent is able to satisfy all applicable federal qualifying criteria in order to provide that the site satisfies this subparagraph and is otherwise eligible for streamlined approval under this section, a local government shall not deny the application on the basis that the development proponent did not comply with any additional permit requirement, standard, or action adopted by that local government

that is applicable to that site. A development may be located on a site described in this subparagraph if either of the following are met:

(i) The site has been subject to a Letter of Map Revision prepared by the Federal Emergency Management Agency and issued to the local jurisdiction.

(ii) The site meets Federal Emergency Management Agency requirements necessary to meet minimum flood plain management criteria of the National Flood Insurance Program pursuant to Part 59 (commencing with Section 59.1) and Part 60 (commencing with Section 60.1) of Subchapter B of Chapter I of Title 44 of the Code of Federal Regulations.

(H) Within a regulatory floodway as determined by the Federal Emergency Management Agency in any official maps published by the Federal Emergency Management Agency, unless the development has received a no-rise certification in accordance with Section 60.3(d)(3) of Title 44 of the Code of Federal Regulations. If a development proponent is able to satisfy all applicable federal qualifying criteria in order to provide that the site satisfies this subparagraph and is otherwise eligible for streamlined approval under this section, a local government shall not deny the application on the basis that the development proponent did not comply with any additional permit requirement, standard, or action adopted by that local government that is applicable to that site.

(I) Lands identified for conservation in an adopted natural community conservation plan pursuant to the Natural Community Conservation Planning Act (Chapter 10 (commencing with Section 2800) of Division 3 of the Fish and Game Code), habitat conservation plan pursuant to the federal Endangered Species Act of 1973 (16 U.S.C. Sec. 1531 et seq.), or other adopted natural resource protection plan.

(J) Habitat for protected species identified as candidate, sensitive, or species of special status by state or federal agencies, fully protected species, or species protected by the federal Endangered Species Act of 1973 (16 U.S.C. Sec. 1531 et seq.), the California Endangered Species Act (Chapter 1.5 (commencing with Section 2050) of Division 3 of the Fish and Game Code), or the Native Plant Protection Act (Chapter 10 (commencing with Section 1900) of Division 2 of the Fish and Game Code).

(K) Lands under conservation easement.

(7) The development is not located on a site where any of the following apply:

(A) The development would require the demolition of the following types of housing:

(i) Housing that is subject to a recorded covenant, ordinance, or law that restricts rents to levels affordable to persons and families of moderate, low, or very low income.

(ii) Housing that is subject to any form of rent or price control through a public entity's valid exercise of its police power.

(iii) Housing that has been occupied by tenants within the past 10 years.

(B) The site was previously used for housing that was occupied by tenants that was demolished within 10 years before the development proponent submits an application under this section.

(C) The development would require the demolition of a historic structure that was placed on a national, state, or local historic register.

(D) The property contains housing units that are occupied by tenants, and units at the property are, or were, subsequently offered for sale to the general public by the subdivider or subsequent owner of the property.

(8) Except as provided in paragraph (9), a proponent of a development project approved by a local government pursuant to this section shall require in contracts with construction contractors, and shall certify to the local government, that the following standards specified in this paragraph will be met in project construction, as applicable:

(A) A development that is not in its entirety a public work for purposes of Chapter 1 (commencing with Section 1720) of Part 7 of Division 2 of the Labor Code and approved by a local government pursuant to Article 2 (commencing with Section 65912.110) or Article 3 (commencing with Section 65912.120) shall be subject to all of the following:

(i) All construction workers employed in the execution of the development shall be paid at least the general prevailing rate of per diem wages for the type of work and geographic area, as determined by the Director of Industrial Relations pursuant to Sections 1773 and 1773.9 of the Labor Code, except that apprentices registered in programs approved by the Chief of the Division of Apprenticeship Standards may be paid at least the applicable apprentice prevailing rate.

(ii) The development proponent shall ensure that the prevailing wage requirement is included in all contracts for the performance of the work, and shall also provide notice of all contracts for the performance of the work to the Department of Industrial Relations, in accordance with Section 1773.35 of the Labor Code, for those portions of the development that are not a public work.

(iii) All contractors and subcontractors for those portions of the development that are not a public work shall comply with all of the following:

(I) Pay to all construction workers employed in the execution of the work at least the general prevailing rate of per diem wages, except that apprentices registered in programs approved by the Chief of the Division of Apprenticeship Standards may be paid at least the applicable apprentice prevailing rate.

(II) Maintain and verify payroll records pursuant to Section 1776 of the Labor Code and make those records available for inspection and copying as provided in that section. This subclause does not apply if all contractors and subcontractors performing work on the development are subject to a project labor agreement that requires the payment of prevailing wages to all construction workers employed in the execution of the development and provides for enforcement of that obligation through an arbitration procedure. For purposes of this subclause, “project labor agreement” has the same meaning as set forth in paragraph (1) of subdivision (b) of Section 2500 of the Public Contract Code.

(III) Be registered in accordance with Section 1725.6 of the Labor Code.

(B) (i) The obligation of the contractors and subcontractors to pay prevailing wages pursuant to this paragraph may be enforced by any of the following:

(I) The Labor Commissioner through the issuance of a civil wage and penalty assessment pursuant to Section 1741 of the Labor Code, which may be reviewed

pursuant to Section 1742 of the Labor Code, within 18 months after the completion of the development.

(II) An underpaid worker through an administrative complaint or civil action.

(III) A joint labor-management committee through a civil action under Section 1771.2 of the Labor Code.

(ii) If a civil wage and penalty assessment is issued pursuant to this paragraph, the contractor, subcontractor, and surety on a bond or bonds issued to secure the payment of wages covered by the assessment shall be liable for liquidated damages pursuant to Section 1742.1 of the Labor Code.

(iii) This paragraph does not apply if all contractors and subcontractors performing work on the development are subject to a project labor agreement that requires the payment of prevailing wages to all construction workers employed in the execution of the development and provides for enforcement of that obligation through an arbitration procedure. For purposes of this clause, “project labor agreement” has the same meaning as set forth in paragraph (1) of subdivision (b) of Section 2500 of the Public Contract Code.

(C) Notwithstanding subdivision (c) of Section 1773.1 of the Labor Code, the requirement that employer payments not reduce the obligation to pay the hourly straight time or overtime wages found to be prevailing does not apply to those portions of a development that are not a public work if otherwise provided in a bona fide collective bargaining agreement covering the worker.

(D) The requirement of this paragraph to pay at least the general prevailing rate of per diem wages does not preclude use of an alternative workweek schedule adopted pursuant to Section 511 or 514 of the Labor Code.

(E) A development of 50 or more housing units approved by a local government pursuant to this section shall meet all of the following labor standards:

(i) The development proponent shall require in contracts with construction contractors and shall certify to the local government that each contractor of any tier who will employ construction craft employees or will let subcontracts for at least 1,000 hours shall satisfy the requirements in clauses (ii) and (iii). A construction contractor is deemed in compliance with clauses (ii) and (iii) if it is signatory to a valid collective bargaining agreement that requires utilization of registered apprentices and expenditures on health care for employees and dependents.

(ii) A contractor with construction craft employees shall either participate in an apprenticeship program approved by the California Division of Apprenticeship Standards pursuant to Section 3075 of the Labor Code, or request the dispatch of apprentices from a state-approved apprenticeship program under the terms and conditions set forth in Section 1777.5 of the Labor Code. A contractor without construction craft employees shall show a contractual obligation that its subcontractors comply with this clause.

(iii) Each contractor with construction craft employees shall make health care expenditures for each employee in an amount per hour worked on the development equivalent to at least the hourly pro rata cost of a Covered California Platinum level plan for two adults 40 years of age and two dependents 0 to 14 years of age for the

Covered California rating area in which the development is located. A contractor without construction craft employees shall show a contractual obligation that its subcontractors comply with this clause. Qualifying expenditures shall be credited toward compliance with prevailing wage payment requirements set forth in this paragraph.

(iv) (I) The development proponent shall provide to the local government, on a monthly basis while its construction contracts on the development are being performed, a report demonstrating compliance with clauses (ii) and (iii). The reports shall be considered public records under the California Public Records Act (Division 10 (commencing with Section 7920.000) of Title 1) and shall be open to public inspection.

(II) A development proponent that fails to provide the monthly report shall be subject to a civil penalty for each month for which the report has not been provided, in the amount of 10 percent of the dollar value of construction work performed by that contractor on the development in the month in question, up to a maximum of ten thousand dollars (\$10,000). Any contractor or subcontractor that fails to comply with clauses (ii) and (iii) shall be subject to a civil penalty of two hundred dollars (\$200) per day for each worker employed in contravention of clauses (ii) and (iii).

(III) Penalties may be assessed by the Labor Commissioner within 18 months of completion of the development using the procedures for issuance of civil wage and penalty assessments specified in Section 1741 of the Labor Code, and may be reviewed pursuant to Section 1742 of the Labor Code. Penalties shall be deposited in the State Public Works Enforcement Fund established pursuant to Section 1771.3 of the Labor Code.

(v) Each construction contractor shall maintain and verify payroll records pursuant to Section 1776 of the Labor Code. Each construction contractor shall submit payroll records directly to the Labor Commissioner at least monthly in a format prescribed by the Labor Commissioner in accordance with subparagraph (A) of paragraph (3) of subdivision (a) of Section 1771.4 of the Labor Code. The records shall include a statement of fringe benefits. Upon request by a joint labor-management cooperation committee established pursuant to the federal Labor Management Cooperation Act of 1978 (29 U.S.C. Sec. 175a), the records shall be provided pursuant to subdivision (e) of Section 1776 of the Labor Code.

(vi) All construction contractors shall report any change in apprenticeship program participation or health care expenditures to the local government within 10 business days, and shall reflect those changes on the monthly report. The reports shall be considered public records pursuant to the California Public Records Act (Division 10 (commencing with Section 7920.000) of Title 1) and shall be open to public inspection.

(vii) A joint labor-management cooperation committee established pursuant to the federal Labor Management Cooperation Act of 1978 (29 U.S.C. Sec. 175a) shall have standing to sue a construction contractor for failure to make health care expenditures pursuant to clause (iii) in accordance with Section 218.7 or 218.8 of the Labor Code.

(F) For any project over 85 feet in height above grade, the following skilled and trained workforce provisions apply:

(i) Except as provided in clause (ii), the developer shall enter into construction contracts with prime contractors only if all of the following are satisfied:

(I) The contract contains an enforceable commitment that the prime contractor and subcontractors at every tier will use a skilled and trained workforce, as defined in Section 2601 of the Public Contract Code, to perform work on the project that falls within an apprenticeable occupation in the building and construction trades. However, this enforceable commitment requirement shall not apply to any scopes of work where new bids are accepted pursuant to subclause (I) of clause (ii).

(II) The developer or prime contractor shall establish minimum bidding requirements for subcontractors that are objective to the maximum extent possible. The developer or prime contractor shall not impose any obstacles in the bid process for subcontractors that go beyond what is reasonable and commercially customary. The developer or prime contractor must accept bids submitted by any bidder that meets the minimum criteria set forth in the bid solicitation.

(III) The prime contractor has provided an affidavit under penalty of perjury that, in compliance with this subparagraph, it will use a skilled and trained workforce and will obtain from its subcontractors an enforceable commitment to use a skilled and trained workforce for each scope of work in which it receives at least three bids attesting to satisfaction of the skilled and trained workforce requirements.

(IV) When a prime contractor or subcontractor is required to provide an enforceable commitment that a skilled and trained workforce will be used to complete a contract or project, the commitment shall be made in an enforceable agreement with the developer that provides the following:

(ia) The prime contractor and subcontractors at every tier will comply with this chapter.

(ib) The prime contractor will provide the developer, on a monthly basis while the project or contract is being performed, a report demonstrating compliance by the prime contractor.

(ic) The prime contractor shall provide the developer, on a monthly basis while the project or contract is being performed, the monthly reports demonstrating compliance submitted to the prime contractor by the affected subcontractors.

(ii) (I) If a prime contractor fails to receive at least three bids in a scope of construction work from subcontractors that attest to satisfying the skilled and trained workforce requirements as described in this subparagraph, the prime contractor may accept new bids for that scope of work. The prime contractor need not require that a skilled and trained workforce be used by the subcontractors for that scope of work.

(II) The requirements of this subparagraph shall not apply if all contractors, subcontractors, and craft unions performing work on the development are subject to a multicraft project labor agreement that requires the payment of prevailing wages to all construction workers employed in the execution of the development and provides for enforcement of that obligation through an arbitration procedure. The multicraft project labor agreement shall include all construction crafts with applicable coverage determinations for the specified scopes of work on the project pursuant to Section 1773 of the Labor Code and shall be executed by all applicable labor organizations

regardless of affiliation. For purposes of this clause, “project labor agreement” means a prehire collective bargaining agreement that establishes terms and conditions of employment for a specific construction project or projects and is an agreement described in Section 158(f) of Title 29 of the United States Code.

(III) Requirements set forth in this subparagraph shall not apply to projects where 100 percent of the units, exclusive of a manager’s unit or units, are dedicated to lower income households, as defined in Section 50079.5 of the Health and Safety Code.

(iii) If the skilled and trained workforce requirements of this subparagraph apply, the prime contractor shall require subcontractors to provide, and subcontractors on the project shall provide, the following to the prime contractor:

(I) An affidavit signed under penalty of perjury that a skilled and trained workforce shall be employed on the project.

(II) Reports on a monthly basis, while the project or contract is being performed, demonstrating compliance with this chapter.

(iv) Upon issuing any invitation or bid solicitation for the project, but no less than seven days before the bid is due, the developer shall send a notice of the invitation or solicitation that describes the project to the following entities within the jurisdiction of the proposed project site:

(I) Any bona fide labor organization representing workers in the building and construction trades who may perform work necessary to complete the project and the local building and construction trades council.

(II) Any organization representing contractors that may perform work necessary to complete the project, including any contractors’ association or regional builders’ exchange.

(v) The developer or prime contractor shall, within three business days of a request by a joint labor-management cooperation committee established pursuant to the federal Labor Management Cooperation Act of 1978 (29 U.S.C. Sec. 175a), provide all of the following:

(I) The names and Contractors State License Board numbers of the prime contractor and any subcontractors that submitted a proposal or bid for the development project.

(II) The names and Contractors State License Board numbers of contractors and subcontractors that are under contract to perform construction work.

(vi) (I) For all projects subject to this subparagraph, the development proponent shall provide to the locality, on a monthly basis while the project or contract is being performed, a report demonstrating that the self-performing prime contractor and all subcontractors used a skilled and trained workforce, as defined in Section 2601 of the Public Contract Code, unless otherwise exempt under this subparagraph. A monthly report provided to the locality pursuant to this subclause shall be a public record under the California Public Records Act Division 10 (commencing with Section 7920.000) of Title 1 and shall be open to public inspection. A developer that fails to provide a complete monthly report shall be subject to a civil penalty of 10 percent of the dollar value of construction work performed by that contractor on the project in the month in question, up to a maximum of ten thousand dollars (\$10,000) per month for each month for which the report has not been provided.

(II) Any subcontractors or prime contractor self-performing work subject to the skilled and trained workforce requirements under this subparagraph that fail to use a skilled and trained workforce shall be subject to a civil penalty of two hundred dollars (\$200) per day for each worker employed in contravention of the skilled and trained workforce requirement. Penalties may be assessed by the Labor Commissioner within 18 months of completion of the project using the same issuance of civil wage and penalty assessments pursuant to Section 1741 of the Labor Code and may be reviewed pursuant to the same procedures in Section 1742 of the Labor Code. Prime contractors shall not be jointly liable for violations of this subparagraph by subcontractors. Penalties shall be paid to the State Public Works Enforcement Fund or the locality or its labor standards enforcement agency, depending on the lead entity performing the enforcement work.

(III) Any provision of a contract or agreement of any kind between a developer and a prime contractor that purports to delegate, transfer, or assign to a prime contractor any obligations of or penalties incurred by a developer shall be deemed contrary to public policy and shall be void and unenforceable.

(G) A locality, and any labor standards enforcement agency the locality lawfully maintains, shall have standing to take administrative action or sue a construction contractor for failure to comply with this paragraph. A prevailing locality or labor standards enforcement agency shall distribute any wages and penalties to workers in accordance with law and retain any fees, additional penalties, or assessments.

(9) Notwithstanding paragraph (8), a development that is subject to approval pursuant to this section is exempt from any requirement to pay prevailing wages, use a workforce participating in an apprenticeship, or provide health care expenditures if it satisfies both of the following:

(A) The project consists of 10 or fewer units.

(B) The project is not a public work for purposes of Chapter 1 (commencing with Section 1720) of Part 7 of Division 2 of the Labor Code.

(10) The development shall not be upon an existing parcel of land or site that is governed under the Mobilehome Residency Law (Chapter 2.5 (commencing with Section 798) of Title 2 of Part 2 of Division 2 of the Civil Code), the Recreational Vehicle Park Occupancy Law (Chapter 2.6 (commencing with Section 799.20) of Title 2 of Part 2 of Division 2 of the Civil Code), the Mobilehome Parks Act (Part 2.1 (commencing with Section 18200) of Division 13 of the Health and Safety Code), or the Special Occupancy Parks Act (Part 2.3 (commencing with Section 18860) of Division 13 of the Health and Safety Code).

(b) (1) (A) (i) Before submitting an application for a development subject to the streamlined, ministerial approval process described in subdivision (c), the development proponent shall submit to the local government a notice of its intent to submit an application. The notice of intent shall be in the form of a preliminary application that includes all of the information described in Section 65941.1, as that section read on January 1, 2020.

(ii) Upon receipt of a notice of intent to submit an application described in clause (i), the local government shall engage in a scoping consultation regarding the proposed

development with any California Native American tribe that is traditionally and culturally affiliated with the geographic area, as described in Section 21080.3.1 of the Public Resources Code, of the proposed development. In order to expedite compliance with this subdivision, the local government shall contact the Native American Heritage Commission for assistance in identifying any California Native American tribe that is traditionally and culturally affiliated with the geographic area of the proposed development.

(iii) The timeline for noticing and commencing a scoping consultation in accordance with this subdivision shall be as follows:

(I) The local government shall provide a formal notice of a development proponent's notice of intent to submit an application described in clause (i) to each California Native American tribe that is traditionally and culturally affiliated with the geographic area of the proposed development within 30 days of receiving that notice of intent. The formal notice provided pursuant to this subclause shall include all of the following:

(ia) A description of the proposed development.

(ib) The location of the proposed development.

(ic) An invitation to engage in a scoping consultation in accordance with this subdivision.

(II) Each California Native American tribe that receives a formal notice pursuant to this clause shall have 30 days from the receipt of that notice to accept the invitation to engage in a scoping consultation.

(III) If the local government receives a response accepting an invitation to engage in a scoping consultation pursuant to this subdivision, the local government shall commence the scoping consultation within 30 days of receiving that response.

(B) The scoping consultation shall recognize that California Native American tribes traditionally and culturally affiliated with a geographic area have knowledge and expertise concerning the resources at issue and shall take into account the cultural significance of the resource to the culturally affiliated California Native American tribe.

(C) The parties to a scoping consultation conducted pursuant to this subdivision shall be the local government and any California Native American tribe traditionally and culturally affiliated with the geographic area of the proposed development. More than one California Native American tribe traditionally and culturally affiliated with the geographic area of the proposed development may participate in the scoping consultation. However, the local government, upon the request of any California Native American tribe traditionally and culturally affiliated with the geographic area of the proposed development, shall engage in a separate scoping consultation with that California Native American tribe. The development proponent and its consultants may participate in a scoping consultation process conducted pursuant to this subdivision if all of the following conditions are met:

(i) The development proponent and its consultants agree to respect the principles set forth in this subdivision.

(ii) The development proponent and its consultants engage in the scoping consultation in good faith.

(iii) The California Native American tribe participating in the scoping consultation approves the participation of the development proponent and its consultants. The California Native American tribe may rescind its approval at any time during the scoping consultation, either for the duration of the scoping consultation or with respect to any particular meeting or discussion held as part of the scoping consultation.

(D) The participants to a scoping consultation pursuant to this subdivision shall comply with all of the following confidentiality requirements:

(i) Section 7927.000.

(ii) Section 7927.005.

(iii) Subdivision (c) of Section 21082.3 of the Public Resources Code.

(iv) Subdivision (d) of Section 15120 of Title 14 of the California Code of Regulations.

(v) Any additional confidentiality standards adopted by the California Native American tribe participating in the scoping consultation.

(E) The California Environmental Quality Act (Division 13 (commencing with Section 21000) of the Public Resources Code) shall not apply to a scoping consultation conducted pursuant to this subdivision.

(2) (A) If, after concluding the scoping consultation, the parties find that no potential tribal cultural resource would be affected by the proposed development, the development proponent may submit an application for the proposed development that is subject to the streamlined, ministerial approval process described in subdivision (c).

(B) If, after concluding the scoping consultation, the parties find that a potential tribal cultural resource could be affected by the proposed development and an enforceable agreement is documented between the California Native American tribe and the local government on methods, measures, and conditions for tribal cultural resource treatment, the development proponent may submit the application for a development subject to the streamlined, ministerial approval process described in subdivision (c). The local government shall ensure that the enforceable agreement is included in the requirements and conditions for the proposed development.

(C) If, after concluding the scoping consultation, the parties find that a potential tribal cultural resource could be affected by the proposed development and an enforceable agreement is not documented between the California Native American tribe and the local government regarding methods, measures, and conditions for tribal cultural resource treatment, the development shall not be eligible for the streamlined, ministerial approval process described in subdivision (c).

(D) For purposes of this paragraph, a scoping consultation shall be deemed to be concluded if either of the following occur:

(i) The parties to the scoping consultation document an enforceable agreement concerning methods, measures, and conditions to avoid or address potential impacts to tribal cultural resources that are or may be present.

(ii) One or more parties to the scoping consultation, acting in good faith and after reasonable effort, conclude that a mutual agreement on methods, measures, and conditions to avoid or address impacts to tribal cultural resources that are or may be present cannot be reached.

(E) If the development or environmental setting substantially changes after the completion of the scoping consultation, the local government shall notify the California Native American tribe of the changes and engage in a subsequent scoping consultation if requested by the California Native American tribe.

(3) A local government may only accept an application for streamlined, ministerial approval pursuant to this section if one of the following applies:

(A) A California Native American tribe that received a formal notice of the development proponent's notice of intent to submit an application pursuant to subclause (I) of clause (iii) of subparagraph (A) of paragraph (1) did not accept the invitation to engage in a scoping consultation.

(B) The California Native American tribe accepted an invitation to engage in a scoping consultation pursuant to subclause (II) of clause (iii) of subparagraph (A) of paragraph (1) but substantially failed to engage in the scoping consultation after repeated documented attempts by the local government to engage the California Native American tribe.

(C) The parties to a scoping consultation pursuant to this subdivision find that no potential tribal cultural resource will be affected by the proposed development pursuant to subparagraph (A) of paragraph (2).

(D) A scoping consultation between a California Native American tribe and the local government has occurred in accordance with this subdivision and resulted in agreement pursuant to subparagraph (B) of paragraph (2).

(4) A project shall not be eligible for the streamlined, ministerial process described in subdivision (c) if any of the following apply:

(A) There is a tribal cultural resource that is on a national, state, tribal, or local historic register list located on the site of the project.

(B) There is a potential tribal cultural resource that could be affected by the proposed development and the parties to a scoping consultation conducted pursuant to this subdivision do not document an enforceable agreement on methods, measures, and conditions for tribal cultural resource treatment, as described in subparagraph (C) of paragraph (2).

(C) The parties to a scoping consultation conducted pursuant to this subdivision do not agree as to whether a potential tribal cultural resource will be affected by the proposed development.

(5) (A) If, after a scoping consultation conducted pursuant to this subdivision, a project is not eligible for the streamlined, ministerial approval process described in subdivision (c) for any or all of the following reasons, the local government shall provide written documentation of that fact, and an explanation of the reason for which the project is not eligible, to the development proponent and to any California Native American tribe that is a party to that scoping consultation:

(i) There is a tribal cultural resource that is on a national, state, tribal, or local historic register list located on the site of the project, as described in subparagraph (A) of paragraph (4).

(ii) The parties to the scoping consultation have not documented an enforceable agreement on methods, measures, and conditions for tribal cultural resource treatment, as described in subparagraph (C) of paragraph (2) and subparagraph (B) of paragraph (4).

(iii) The parties to the scoping consultation do not agree as to whether a potential tribal cultural resource will be affected by the proposed development, as described in subparagraph (C) of paragraph (4).

(B) The written documentation provided to a development proponent pursuant to this paragraph shall include information on how the development proponent may seek a conditional use permit or other discretionary approval of the development from the local government.

(6) This section is not intended, and shall not be construed, to limit consultation and discussion between a local government and a California Native American tribe pursuant to other applicable law, confidentiality provisions under other applicable law, the protection of religious exercise to the fullest extent permitted under state and federal law, or the ability of a California Native American tribe to submit information to the local government or participate in any process of the local government.

(7) For purposes of this subdivision:

(A) “Consultation” means the meaningful and timely process of seeking, discussing, and considering carefully the views of others, in a manner that is cognizant of all parties’ cultural values and, where feasible, seeking agreement. Consultation between local governments and Native American tribes shall be conducted in a way that is mutually respectful of each party’s sovereignty. Consultation shall also recognize the tribes’ potential needs for confidentiality with respect to places that have traditional tribal cultural importance. A lead agency shall consult the tribal consultation best practices described in the “State of California Tribal Consultation Guidelines: Supplement to the General Plan Guidelines” prepared by the Office of Planning and Research.

(B) “Scoping” means the act of participating in early discussions or investigations between the local government and California Native American tribe, and the development proponent if authorized by the California Native American tribe, regarding the potential effects a proposed development could have on a potential tribal cultural resource, as defined in Section 21074 of the Public Resources Code, or California Native American tribe, as defined in Section 21073 of the Public Resources Code.

(8) This subdivision shall not apply to any project that has been approved under the streamlined, ministerial approval process provided under this section before the effective date of the act adding this subdivision.

(c) (1) Notwithstanding any local law, if a local government’s planning director or equivalent position determines that a development submitted pursuant to this section is consistent with the objective planning standards specified in subdivision (a) and

pursuant to paragraph (3) of this subdivision, the local government shall approve the development. Upon a determination that a development submitted pursuant to this section is in conflict with any of the objective planning standards specified in subdivision (a), the local government staff or relevant local planning and permitting department that made the determination shall provide the development proponent written documentation of which standard or standards the development conflicts with, and an explanation for the reason or reasons the development conflicts with that standard or standards, as follows:

(A) Within 60 days of submittal of the development to the local government pursuant to this section if the development contains 150 or fewer housing units.

(B) Within 90 days of submittal of the development to the local government pursuant to this section if the development contains more than 150 housing units.

(C) Within 30 days of submittal of any development proposal that was resubmitted to address written feedback provided by the local government pursuant to this paragraph.

(2) If the local government's planning director or equivalent position fails to provide the required documentation pursuant to paragraph (1), the development shall be deemed to satisfy the objective planning standards specified in subdivision (a).

(3) For purposes of this section, a development is consistent with the objective planning standards specified in subdivision (a) if there is substantial evidence that would allow a reasonable person to conclude that the development is consistent with the objective planning standards. The local government shall not determine that a development, including an application for a modification under subdivision (h), is in conflict with the objective planning standards on the basis that application materials are not included, if the application contains substantial evidence that would allow a reasonable person to conclude that the development is consistent with the objective planning standards.

(4) Upon submittal of an application for streamlined, ministerial approval pursuant to this section to the local government, all departments of the local government that are required to issue an approval of the development prior to the granting of an entitlement shall comply with the requirements of this section within the time periods specified in paragraph (1).

(d) (1) Any design review of the development may be conducted by the local government's planning commission or any equivalent board or commission responsible for design review. That design review shall be objective and be strictly focused on assessing compliance with criteria required for streamlined projects, as well as any reasonable objective design standards published and adopted by ordinance or resolution by a local jurisdiction before submission of a development application, and shall be broadly applicable to development within the jurisdiction. That design review shall be completed, and if the development is consistent with all objective standards, the local government shall approve the development as follows and shall not in any way inhibit, chill, or preclude the ministerial approval provided by this section or its effect, as applicable:

(A) Within 90 days of submittal of the development to the local government pursuant to this section if the development contains 150 or fewer housing units.

(B) Within 180 days of submittal of the development to the local government pursuant to this section if the development contains more than 150 housing units.

(2) An application for a subdivision pursuant to the Subdivision Map Act (Division 2 (commencing with Section 66410)) shall be exempt from the requirements of the California Environmental Quality Act (Division 13 (commencing with Section 21000) of the Public Resources Code) and shall be subject to the public oversight timelines set forth in paragraph (1) if the development is consistent with the requirements of this section, including, but not limited to, paragraph (8) of subdivision (a), and all objective subdivision standards in the local subdivision ordinance, and meets at least one of the following requirements:

(A) The development has received or will receive financing or funding by means of a low-income housing tax credit.

(B) The development is located on a legal parcel or parcels within either of the following:

(i) An incorporated city, the boundaries of which include some portion of an urbanized area.

(ii) An urbanized area or urban cluster in a county with a population greater than 250,000 based on the most recent United States Census Bureau data.

(iii) For purposes of this subparagraph, the following definitions apply:

(I) “Urbanized area” means an urbanized area designated by the United States Census Bureau, as published in the Federal Register, Volume 77, Number 59, on March 27, 2012.

(II) “Urban cluster” means an urban cluster designated by the United States Census Bureau, as published in the Federal Register, Volume 77, Number 59, on March 27, 2012.

(3) If a local government determines that a development submitted pursuant to this section is in conflict with any of the standards imposed pursuant to paragraph (1), it shall provide the development proponent written documentation of which objective standard or standards the development conflicts with, and an explanation for the reason or reasons the development conflicts with that objective standard or standards consistent with the timelines described in paragraph (1) of subdivision (c).

(e) (1) Notwithstanding any other law, a local government, whether or not it has adopted an ordinance governing automobile parking requirements in multifamily developments, shall not impose automobile parking standards for a streamlined development that was approved pursuant to this section in any of the following instances:

(A) The development is located within one-half mile of public transit.

(B) The development is located within an architecturally and historically significant historic district.

(C) When on-street parking permits are required but not offered to the occupants of the development.

(D) When there is a car share vehicle located within one block of the development.

(2) If the development does not fall within any of the categories described in paragraph (1), the local government shall not impose automobile parking requirements for streamlined developments approved pursuant to this section that exceed one parking space per unit.

(f) Notwithstanding any law, a local government shall not require any of the following prior to approving a development that meets the requirements of this section:

(1) Studies, information, or other materials that do not pertain directly to determining whether the development is consistent with the objective planning standards applicable to the development.

(2) (A) Compliance with any standards necessary to receive a postentitlement permit.

(B) This paragraph does not prohibit a local agency from requiring compliance with any standards necessary to receive a postentitlement permit after a permit has been issued pursuant to this section.

(C) For purposes of this paragraph, “postentitlement permit” has the same meaning as provided in subparagraph (A) of paragraph (3) of subdivision (j) of Section 65913.3.

(g) (1) If a local government approves a development pursuant to this section, then, notwithstanding any other law, that approval shall not expire if the project satisfies both of the following requirements:

(A) The project includes public investment in housing affordability, beyond tax credits.

(B) At least 50 percent of the units are affordable to households making at or below 80 percent of the area median income.

(2) (A) If a local government approves a development pursuant to this section, and the project does not satisfy the requirements of subparagraphs (A) and (B) of paragraph (1), that approval shall remain valid for three years from the date of the final action establishing that approval, or if litigation is filed challenging that approval, from the date of the final judgment upholding that approval. Approval shall remain valid for a project provided construction activity, including demolition and grading activity, on the development site that has begun pursuant to a permit issued by the local jurisdiction and is in progress. For purposes of this subdivision, “in progress” means one of the following:

(i) The construction has begun and has not ceased for more than 180 days.

(ii) If the development requires multiple building permits, an initial phase has been completed, and the project proponent has applied for and is diligently pursuing a building permit for a subsequent phase, provided that once it has been issued, the building permit for the subsequent phase does not lapse.

(B) Notwithstanding subparagraph (A), a local government may grant a project a one-time, one-year extension if the project proponent can provide documentation that there has been significant progress toward getting the development construction ready, such as filing a building permit application.

(3) If the development proponent requests a modification pursuant to subdivision (h), then the time during which the approval shall remain valid shall be extended for the number of days between the submittal of a modification request and the date of

its final approval, plus an additional 180 days to allow time to obtain a building permit. If litigation is filed relating to the modification request, the time shall be further extended during the pendency of the litigation. The extension required by this paragraph shall only apply to the first request for a modification submitted by the development proponent.

(4) The amendments made to this subdivision by the act that added this paragraph shall also be retroactively applied to developments approved prior to January 1, 2022.

(h) (1) (A) A development proponent may request a modification to a development that has been approved under the streamlined, ministerial approval process provided in subdivision (c) if that request is submitted to the local government before the issuance of the final building permit required for construction of the development.

(B) Except as provided in paragraph (3), the local government shall approve a modification if it determines that the modification is consistent with the objective planning standards specified in subdivision (a) that were in effect when the original development application was first submitted.

(C) The local government shall evaluate any modifications requested pursuant to this subdivision for consistency with the objective planning standards using the same assumptions and analytical methodology that the local government originally used to assess consistency for the development that was approved for streamlined, ministerial approval pursuant to subdivision (c).

(D) A guideline that was adopted or amended by the department pursuant to subdivision (n) after a development was approved through the streamlined, ministerial approval process described in subdivision (c) shall not be used as a basis to deny proposed modifications.

(2) Upon receipt of the development proponent's application requesting a modification, the local government shall determine if the requested modification is consistent with the objective planning standard and either approve or deny the modification request within 60 days after submission of the modification, or within 90 days if design review is required.

(3) Notwithstanding paragraph (1), the local government may apply objective planning standards adopted after the development application was first submitted to the requested modification in any of the following instances:

(A) The development is revised such that the total square footage of construction increases by 15 percent or more or the total number of residential units decreases by 15 percent or more. The calculation of the square footage of construction increases shall not include underground space.

(B) The development is revised such that the total square footage of construction increases by 5 percent or more or the total number of residential units decreases by 5 percent or more and it is necessary to subject the development to an objective standard beyond those in effect when the development application was submitted in order to mitigate or avoid a specific, adverse impact, as that term is defined in subparagraph (A) of paragraph (1) of subdivision (j) of Section 65589.5, upon the public health or safety and there is no feasible alternative method to satisfactorily

mitigate or avoid the adverse impact. The calculation of the square footage of construction increases shall not include underground space.

(C) (i) Objective building standards contained in the California Building Standards Code (Title 24 of the California Code of Regulations), including, but not limited to, building plumbing, electrical, fire, and grading codes, may be applied to all modification applications that are submitted prior to the first building permit application. Those standards may be applied to modification applications submitted after the first building permit application if agreed to by the development proponent.

(ii) The amendments made to clause (i) by the act that added clause (i) shall also be retroactively applied to modification applications submitted prior to January 1, 2022.

(4) The local government's review of a modification request pursuant to this subdivision shall be strictly limited to determining whether the modification, including any modification to previously approved density bonus concessions or waivers, modify the development's consistency with the objective planning standards and shall not reconsider prior determinations that are not affected by the modification.

(i) (1) A local government shall not adopt or impose any requirement, including, but not limited to, increased fees or inclusionary housing requirements, that applies to a project solely or partially on the basis that the project is eligible to receive ministerial or streamlined approval pursuant to this section.

(2) (A) A local government shall issue a subsequent permit required for a development approved under this section if the application substantially complies with the development as it was approved pursuant to subdivision (c). Upon receipt of an application for a subsequent permit, the local government shall process the permit without unreasonable delay and shall not impose any procedure or requirement that is not imposed on projects that are not approved pursuant to this section. The local government shall consider the application for subsequent permits based upon the objective standards specified in any state or local laws that were in effect when the original development application was submitted, unless the development proponent agrees to a change in objective standards. Issuance of subsequent permits shall implement the approved development, and review of the permit application shall not inhibit, chill, or preclude the development. For purposes of this paragraph, a "subsequent permit" means a permit required subsequent to receiving approval under subdivision (c), and includes, but is not limited to, demolition, grading, encroachment, and building permits and final maps, if necessary.

(B) The amendments made to subparagraph (A) by the act that added this subparagraph shall also be retroactively applied to subsequent permit applications submitted prior to January 1, 2022.

(3) (A) If a public improvement is necessary to implement a development that is subject to the streamlined, ministerial approval pursuant to this section, including, but not limited to, a bicycle lane, sidewalk or walkway, public transit stop, driveway, street paving or overlay, a curb or gutter, a modified intersection, a street sign or street light, landscape or hardscape, an above-ground or underground utility connection, a water line, fire hydrant, storm or sanitary sewer connection, retaining wall, and any

related work, and that public improvement is located on land owned by the local government, to the extent that the public improvement requires approval from the local government, the local government shall not exercise its discretion over any approval relating to the public improvement in a manner that would inhibit, chill, or preclude the development.

(B) If an application for a public improvement described in subparagraph (A) is submitted to a local government, the local government shall do all of the following:

(i) Consider the application based upon any objective standards specified in any state or local laws that were in effect when the original development application was submitted.

(ii) Conduct its review and approval in the same manner as it would evaluate the public improvement if required by a project that is not eligible to receive ministerial or streamlined approval pursuant to this section.

(C) If an application for a public improvement described in subparagraph (A) is submitted to a local government, the local government shall not do either of the following:

(i) Adopt or impose any requirement that applies to a project solely or partially on the basis that the project is eligible to receive ministerial or streamlined approval pursuant to this section.

(ii) Unreasonably delay in its consideration, review, or approval of the application.

(j) (1) This section shall not affect a development proponent's ability to use any alternative streamlined by right permit processing adopted by a local government, including the provisions of subdivision (i) of Section 65583.2.

(2) This section shall not prevent a development from also qualifying as a housing development project entitled to the protections of Section 65589.5. This paragraph does not constitute a change in, but is declaratory of, existing law.

(k) The California Environmental Quality Act (Division 13 (commencing with Section 21000) of the Public Resources Code) does not apply to actions taken by a state agency, local government, or the San Francisco Bay Area Rapid Transit District to:

(1) Lease, convey, or encumber land owned by the local government or the San Francisco Bay Area Rapid Transit District or to facilitate the lease, conveyance, or encumbrance of land owned by the local government, or for the lease of land owned by the San Francisco Bay Area Rapid Transit District in association with an eligible TOD project, as defined pursuant to Section 29010.1 of the Public Utilities Code, nor to any decisions associated with that lease, or to provide financial assistance to a development that receives streamlined approval pursuant to this section that is to be used for housing for persons and families of very low, low, or moderate income, as defined in Section 50093 of the Health and Safety Code.

(2) Approve improvements located on land owned by the local government or the San Francisco Bay Area Rapid Transit District that are necessary to implement a development that receives streamlined approval pursuant to this section that is to be used for housing for persons and families of very low, low, or moderate income, as defined in Section 50093 of the Health and Safety Code.

(l) For purposes of establishing the total number of units in a development under this chapter, a development or development project includes both of the following:

(1) All projects developed on a site, regardless of when those developments occur.

(2) All projects developed on sites adjacent to a site developed pursuant to this chapter if, after January 1, 2023, the adjacent site had been subdivided from the site developed pursuant to this chapter.

(m) For purposes of this section, the following terms have the following meanings:

(1) “Affordable housing cost” has the same meaning as set forth in Section 50052.5 of the Health and Safety Code.

(2) (A) Subject to the qualification provided by subparagraphs (B) and (C), “affordable rent” has the same meaning as set forth in Section 50053 of the Health and Safety Code.

(B) For a development for which an application pursuant to this section was submitted prior to January 1, 2019, that includes 500 units or more of housing, and that dedicates 20 percent of the total number of units, before calculating any density bonus, to housing affordable to households making at, or below, 80 percent of the area median income, affordable rent for at least 30 percent of these units shall be set at an affordable rent as defined in subparagraph (A) and “affordable rent” for the remainder of these units shall mean a rent that is consistent with the maximum rent levels for a housing development that receives an allocation of state or federal low-income housing tax credits from the California Tax Credit Allocation Committee.

(C) For a development that dedicates 100 percent of units, exclusive of a manager’s unit or units, to lower income households, “affordable rent” shall mean a rent that is consistent with the maximum rent levels stipulated by the public program providing financing for the development.

(3) “Department” means the Department of Housing and Community Development.

(4) “Development proponent” means the developer who submits a housing development project application to a local government under the streamlined ministerial review process pursuant to this section.

(5) “Completed entitlements” means a housing development that has received all the required land use approvals or entitlements necessary for the issuance of a building permit.

(6) “Health care expenditures” include contributions under Section 401(a), 501(c), or 501(d) of the Internal Revenue Code and payments toward “medical care,” as defined in Section 213(d)(1) of the Internal Revenue Code.

(7) “Housing development project” has the same meaning as in Section 65589.5.

(8) “Locality” or “local government” means a city, including a charter city, a county, including a charter county, or a city and county, including a charter city and county.

(9) “Moderate-income housing units” means housing units with an affordable housing cost or affordable rent for persons and families of moderate income, as that term is defined in Section 50093 of the Health and Safety Code.

(10) “Production report” means the information reported pursuant to subparagraph (H) of paragraph (2) of subdivision (a) of Section 65400.

(11) “State agency” includes every state office, officer, department, division, bureau, board, and commission, but does not include the California State University or the University of California.

(12) (A) “Reporting period” means either of the following:

(i) The first half of the regional housing needs assessment cycle.

(ii) The last half of the regional housing needs assessment cycle.

(B) Notwithstanding subparagraph (A), “reporting period” means annually for the City and County of San Francisco.

(13) “Urban uses” means any current or former residential, commercial, public institutional, public park that is surrounded by other urban uses, parking lot or structure, transit or transportation passenger facility, or retail use, or any combination of those uses.

(n) The department may review, adopt, amend, and repeal guidelines to implement uniform standards or criteria that supplement or clarify the terms, references, or standards set forth in this section. Any guidelines or terms adopted pursuant to this subdivision shall not be subject to Chapter 3.5 (commencing with Section 11340) of Part 1 of Division 3 of Title 2 of the Government Code.

(o) The determination of whether an application for a development is subject to the streamlined ministerial approval process provided by subdivision (c) is not a “project” as defined in Section 21065 of the Public Resources Code.

(p) Notwithstanding any other law, for purposes of this section and for development in compliance with the requirements of this section on property owned by or leased to the state, the Department of General Services may act in the place of a locality or local government, at the discretion of the department.

(q) (1) For developments proposed in a census tract that is designated either as a moderate resource area, low resource area, or an area of high segregation and poverty on the most recent “CTCAC/HCD Opportunity Map” published by the California Tax Credit Allocation Committee and the Department of Housing and Community Development, within 45 days after receiving a notice of intent, as described in subdivision (b), and before the development proponent submits an application for the proposed development that is subject to the streamlined, ministerial approval process described in subdivision (c), the local government shall provide for a public meeting to be held by the city council or county board of supervisors to provide an opportunity for the public and the local government to comment on the development.

(2) The public meeting shall be held at a regular meeting and be subject to the Ralph M. Brown Act (Chapter 9 (commencing with Section 54950) of Part 1 of Division 2 of Title 5).

(3) If the development proposal is located within a city with a population of greater than 250,000 or the unincorporated area of a county with a population of greater than 250,000, the public meeting shall be held by the jurisdiction’s planning commission.

(4) Comments may be provided by testimony during the meeting or in writing at any time before the meeting concludes.

(5) The development proponent shall attest in writing that it attended the meeting described in paragraph (1) and reviewed the public testimony and written comments

from the meeting in its application for the proposed development that is subject to the streamlined, ministerial approval process described in subdivision (c).

(6) If the local government fails to hold the hearing described in paragraph (1) within 45 days after receiving the notice of intent, the development proponent shall hold a public meeting on the proposed development before submitting an application pursuant to this section.

(r) (1) This section shall not apply to applications for developments proposed on qualified sites that are submitted on or after January 1, 2024, but before July 1, 2025.

(2) For purposes of this subdivision, “qualified site” means a site that meets the following requirements:

(A) The site is located within an equine or equestrian district designated by a general plan or specific or master plan, which may include a specific narrative reference to a geographically determined area or map of the same. Parcels adjoined and only separated by a street or highway shall be considered to be within an equestrian district.

(B) As of January 1, 2024, the general plan applicable to the site contains, and has contained for five or more years, an equine or equestrian district designation where the site is located.

(C) As of January 1, 2024, the equine or equestrian district applicable to the site is not zoned to include residential uses, but authorizes residential uses with a conditional use permit.

(D) The applicable local government has an adopted housing element that is compliant with applicable law.

(3) The Legislature finds and declares that the purpose of this subdivision is to allow local governments to conduct general plan updates to align their general plan with applicable zoning changes.

(s) The provisions of clause (iii) of subparagraph (E) of paragraph (8) of subdivision (a) relating to health care expenditures are distinct and severable from the remaining provisions of this section. However, the remaining portions of paragraph (8) of subdivision (a) are a material and integral part of this section and are not severable. If any provision or application of paragraph (8) of subdivision (a) is held invalid, this entire section shall be null and void.

(t) (1) The changes made to this section by the act adding this subdivision shall apply in a coastal zone, as defined in Division 20 (commencing with Section 30000) of the Public Resources Code, on and after January 1, 2025.

(2) In an area of the coastal zone not excluded under paragraph (6) of subdivision (a), a development that satisfies the requirements of subdivision (a) shall require a coastal development permit pursuant to Chapter 7 (commencing with Section 30600) of Division 20 of the Public Resources Code. A public agency with coastal development permitting authority shall approve a coastal development permit if it determines that the development is consistent with all objective standards of the local government’s certified local coastal program or, for areas that are not subject to a fully certified local coastal program, the certified land use plan of that area.

(3) For purposes of this section, receipt of any density bonus, concessions, incentives, waivers or reductions of development standards, and parking ratios to

which the applicant is entitled under Section 65915 shall not constitute a basis to find the project inconsistent with the local coastal program.

(u) It is the policy of the state that this section be interpreted and implemented in a manner to afford the fullest possible weight to the interest of, and the approval and provision of, increased housing supply.

(v) This section shall remain in effect only until January 1, 2036, and as of that date is repealed.

(Amended by Stats. 2024, Ch. 754, Sec. 1. (AB 3122) Effective January 1, 2025. Repealed as of January 1, 2036, by its own provisions.)



711 W. Cinnamon Drive • Lemoore, CA 93245 • Planning (559) 924-6744
Community Development Department

Site Plan Review

To: KKAL, LLC/Caddis Properties
From: Steve Brandt, City Planner
Date: February 12, 2025
Subject: **Major Site Plan Review No. 2023-02:** a request by John Kashian for site plan review for a new 240-unit multi-family residential apartment complex. The site is located on the northeast corner of 19 ½ Avenue and Cedar Lane (APN 023-400-001, 002, 003). **Fourth submittal.**

- ☐ Site Plan is acceptable as proposed. All applicable comments are marked with an ☒. Proceed to submittal for:
- ☒ Site Plan requires minor changes that are described in the attached Department comments, mark-ups, and/or checklists. All applicable comments are marked with an ☒. The Site Plan does not need to be reviewed again. Make described changes and proceed to submitting: civil plans, acquisition of site
- ☐ Site Plan requires changes that are described in the attached Department checklists. All applicable comments are marked with an ☒. Please make revisions and resubmit.

NOTE: The attached comments focus on review of the site plan. A separate letter dated December 9, 2024 was sent that describes the process for meeting the provisions of Govt. Code 65913.4 and for completing the sale of the site and the provisions of the Development Agreement.

Zoning/General Plan: Professional Office (PO). The project requires a conditional use permit (CUP) for multi-family units in this zone. However, the CUP requirement will be waived if the provisions of Govt. Code 65913.4 are invoked and met.

Environmental Review: Statutory Exemption if the provisions of Govt. Code 65913.4 are invoked and met.

Attached Comments: Planning Comments
Response to AB 52 Tribal Notification
Engineering Comments

PLANNING

The following comments are applicable when checked. Comments in *italics* are specific to the project.

New comments are highlighted.

Project Information

- ☒ General Plan Land Use Element land use designation(s): *Professional Office*
- ☒ General Plan Circulation Element adjacent street(s): *19 ½ Avenue is an Arterial Street. Cedar Lane is a Collector Street.*
- ☒ Zoning designation: *Professional Office (PO)*
- ☒ Proposed land use: *240-unit multi-family residential apartment. All units are designated affordable. Site to be constructed in 4 phases of 60 units each. 12 apartment buildings plus community building, maintenance building, and 3 laundry buildings. Swimming pool, half-court basketball, and open play areas.*
- ☒ Allowed use ☐ Not allowed use ☐ Requires a CUP (conditional use permit).

The project is eligible for density bonus incentives and concessions per Section 9-5G-2.

The CEQA document requirement may be waived if the provisions of Govt. Code 65913.4 are invoked.

Site Plan Comments

Revisions to the site plan are required if Revise is checked.

Site Area Standards (Chapter 9-5A)		Required	Proposed	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Site area per dwelling units (minimum)		<i>28.3 units per acre</i>	<i>The PO zone does not have a residential density requirement.</i>
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Lot size (minimum)	<i>20,000 sq.ft.</i>	<i>8.47 acres</i>	
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Lot size (maximum)			
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Lot width (minimum)			
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Lot width (maximum)			

Building Setback, Height, and Coverage Standards (Chapter 9-5A)		Required	Proposed	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Front Building Setback (minimum)	25 feet	20 feet, but mostly 25 feet	The 19 ½ Avenue side is considered the front because it is the shorter side. Only a small portion of the corner building encroaches on the 25-foot setback. This will be acceptable with averaging.
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Interior Side Building Setback (minimum)	0 feet	Over 50 feet	The north side is considered an interior side lot line.
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Street Side Building Setback (minimum)	15 feet	20 feet	Cedar Lane is considered a street side lot line. 15 feet is required instead of 10 feet because Cedar Lane is a Collector Street.
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Rear Building Setback (minimum)	0 feet	5 feet	The east side is considered the rear lot line.
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Separation Between Buildings (minimum)	10 feet	10 feet	
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Height (maximum)	35 feet	35 feet, 11 inches	The City staff can approve a density bonus concession for height upon approval of an affordable housing agreement with the City.
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Floor Area Ratio (minimum)	.10	Not applicable because the project is residential	
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Floor Area Ratio (maximum)	.60	Not applicable because the project is residential	

Development Standards (Chapter 9-5B)		Required	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Noise, Odor, and Vibration Standards	Project to meet requirements of Section 9-5B-2	

<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Property and Utility Improvements	<i>As per Section 9-5B-3 of the municipal code</i>	<i>Existing overhead powerlines to be undergrounded.</i>
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Outdoor Lighting Standards	<i>As per Section 9-5B-4 of the municipal code.</i>	<i>Meet all Standards in Section 9-5B-4 of the municipal code. Maximum height of freestanding lights is 24 feet.</i>
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Fences/Wall Standards	<i>Block wall on north and east property line.</i>	<i>Block walls proposed on north and east property lines. Tubular steel fence with masonry columns proposed along Cedar Lane and 19 ½ Ave.</i>
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Screening Standards	<i>As per Section 9-5B-6 of the municipal code</i>	<i>Any trash enclosures must be placed beyond the required building setback areas. Screen mechanical equipment.</i>
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Urban-Rural Edge Standards		

Architectural and Site Design Standards (Chapter 9-5C)		Required	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Design Concepts	<i>As per Section 9-5C-2 of the municipal code</i>	
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Design Standards for Residential Projects	<i>As per Section 9-5C-3 of the municipal code</i>	<i>All standards met. See additional comments at end for more detailed discussion.</i>
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Design Standards for Commercial and Industrial Projects		
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Design Standards for Big Box Stores		

Landscape Standards (Chapter 9-5D1)		Required	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Landscape Standards	<i>All building setback areas must be landscaped.</i>	<i>Meet all Landscape Standards in Section 9-5D1-2.</i>
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Landscape Care and Maintenance	<i>Meet all Landscape Maintenance Standards in Section 9-5D1-3</i>	

<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Tree Preservation	<i>None on site</i>	
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Street Trees	<i>New street trees on both street frontages</i>	<i>Street Trees shall be selected from the approved Street Tree list in Table 9-5D-5-A1 of the municipal code</i>

Parking and Loading Standards (Chapter 9-5E)		Required	Proposed	Notes
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Number of off-street Parking Spaces	<i>336 spaces, based on Affordable Housing State law</i>	348 spaces	
<input checked="" type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input type="checkbox"/> N/A	Parking Design Standards	<i>As per Section 9-5E-5 of the municipal code</i>	<i>Proposed parking stall size is 9 feet by 18 feet.</i>	Standard parking stall size in Lemoore is 9 feet by 20 feet. A 9 x 18 space without wheel stops can be accepted only where the front of the stall abuts a sidewalk not less than 6 feet wide or a low-growing landscape area.
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A	Loading Design Standards	<i>As per Section 9-5E-6 of the municipal code</i>		

<input type="checkbox"/> Downtown Standards (Chapter 9-6) <input type="checkbox"/> Mixed Use Standards (Chapter 9-7) <input type="checkbox"/> Overlay Zones (Chapter 9-9)		Required	Notes
<input type="checkbox"/> Acceptable <input type="checkbox"/> Revise <input checked="" type="checkbox"/> N/A			

Entitlements Required

☐ Major Site Plan Review is required for this project.

- ☒ A Use Permit is required for this project. *However, per special State provision, a CUP is not required when the provisions of Govt. Code 65913.4 are met.*
- ☐ A Zone Variance is required for this project.
- ☐ A Tentative Subdivision Map is required for this project.
- ☐ A Tentative Parcel Map is required for this project.
- ☒ A Lot Line Adjustment is required for this project. *To eliminate interior lot lines and resolve encroaching building.*
- ☐ A Zone Change is required for this project.
- ☐ A General Plan Amendment is required for this project.
- ☐ Other discretionary action required for this project:

CEQA Document Required (This is a preliminary determination that will be finalized when the project application is fully submitted and deemed complete.)

- ☐ Exempt from CEQA - Ministerial Exemption: Section 21080(b)(1);
- ☐ Exempt from CEQA - Categorical Exemption
- ☒ Exempt from CEQA - Statutory Exemption *Govt. Code 65913.4*
- ☐ Negative Declaration or Mitigated Negative Declaration
- ☐ Environmental Impact Report

Environmental Technical Documents Required to back up CEQA document (This is a preliminary determination that will be finalized when the project application is fully submitted and deemed complete.)

- ☐ Air Impact Analysis required.
- ☐ Acoustical Analysis required.
- ☐ Biological Report required.
- ☒ Cultural Records Search required. ***Follow the requirements of the Santa Rosa Rancheria.***
- ☐ Traffic Impact Assessment required.
- ☐ Vehicle Trip Generation Estimates required.
- ☐ Covenant required.
- ☐ Other:

General Requirements from Zoning Ordinance that apply to the project when checked.

- ☒ Meet all Noise, Odor, and Vibration Performance Standards described in Zoning Ordinance Section 9-5B-2.
- ☒ Make all required Property and Utility Improvements described in Zoning Ordinance Section 9-5B-3.
- ☒ Meet all Outdoor Lighting Standards described in Zoning Ordinance Section 9-5B-4.

- ☒ Landscape Plans required at Building Permit submittal. Landscape Plans will be checked for compliance with MWEL, including but not limited to the following conditions:
- Plan shall include square footages of landscaped area shown, water use calculations, and the material to be utilized.
 - Water use classifications shall be based on WUCOLS IV.
 - All other landscaped areas shown as landscaped shall be landscaped.
 - Landscaping shall meet all other applicable requirements of Title 9, Article D1 of the Zoning Ordinance.

Other Requirements

- ☒ Additional comments:

Follow the requirements of the Santa Rosa Rancheria.

City staff met with the owner of the encroaching building. He agreed to allow the building to be torn down. The City will require that the developer demolish the building. The site plan conforms to this plan.

Contact Kings Area Rural Transit (KART) and add a bus turnout at a location they determine, if they want it.

Selected excerpts from Section 9-5C-3 Design Standards for Residential Projects. Relevant portions not excerpted have been determined to have been met.

- b. Parking frontages limited to no more than twenty five percent (25%) of street frontages.
Roughly 50% of the street frontages have parking. Staff would deem this acceptable with the addition of a 3-foot-high hedge between the parking spaces and the steel tubular fence where parking spaces face the street.
- e. Open landscape area such that each dwelling unit has at least four hundred (400) square feet of on site open space, which may be private open space provided by balconies or patios, or common open space.
Between balconies and common open space, it is estimated that an average of 369 square feet is being provided. The City staff can approve a density bonus concession to accept not meeting this standard upon approval of an affordable housing agreement with the City.
- f. At least thirty two (32) square feet in floor area of private storage space apart from interior closet space shall be provided for each unit.
This standard has been met.
- k. Multi-family project developments with twenty five (25) units or more shall provide at least one on site recreational area of at least ten thousand (10,000) square feet in size, or five percent (5%) of the overall site, whichever is greater.
5% of the site is roughly 36,900 square feet. Over 48,000 square feet is provided. This standard is met.
- l. Except for senior housing developments, multi-family developments shall provide one play area (e.g., tot lot) for every forty (40) dwelling units in the project. Each play area size shall be a minimum of seven hundred fifty (750) square feet and shall be equally spaced from each other.
Providing 3 tot lot play area, 1 open play area, 1 basketball court, and recreation space area. Equals 1 play area per 40 units. This standard has been met.

Summary of density bonus concessions:

Building height: 30 feet, 11-inches instead of 30 feet.

Open landscape area: 369 square feet per unit instead of 400 square feet per unit.

Steve Brandt

Authorized signature

2/12/2024

Date

Steve Brandt, AICP, City Planner

Printed name

From: [Samantha McCarty](#)
To: [Kristie Baley](#); [Nichole Escalon](#)
Cc: [City Manager](#)
Subject: Re: AB 52 Tribal Consultation - Notification of Proposed Project in Lemoore - Major SPR No. 2023-02 - APN: 023-400-001, 002, 003
Date: Wednesday, January 8, 2025 1:25:18 PM

Good Morning Kristie,

Thank you for notifying us regarding this project. The Tribe is extremely concerned about this project due to tribal history and knowledge of the location and is requesting the following:

- A Sacred Land Files search through the Native American Heritage Commission (NAHC) and to have the results shared with us
- An archeological record search through the Southern San Joaquin Valley Information Center (SSJVIC) California Historical Resources Information System (CHRIS) at CSU Bakersfield and to have the results shared with us
- An archaeological survey, including our team, to be completed and to have the results shared with us.
- For the Tribe to be retained to provide a Cultural Presentation for all construction staff and crew prior to the beginning of any sort of ground disturbance related to this project. Ground disturbance includes but is not limited to machinery, shovel work, installing fencing, etc. Also, anyone who begins working on the project after the original start date will need to go through a Cultural Presentation prior to working on site.
- To have a Tribal Monitor onsite for all ground disturbance related to the project.
- To have Burial Treatment Plan fully executed prior to any work beginning on the project
- To have a Curation Agreement fully executed prior to any work beginning on the project.

If you have any questions, comments, and or concerns please do not hesitate to contact Nichole or myself. Thank you.

Sincerely,

Samantha McCarty

Santa Rosa Rancheria Tachi-Yokut Tribe

Cultural Specialist II

SMcCarty@tachi-yokut-nsn.gov

Cell: (559) 633-6640

Direct Line: (559) 925-2591

Office: (559) 924-1278 x 4091

PLEASE KEEP ALL CULTURAL STAFF IN EMAILS UNLESS STATED OTHERWISE

SITE PLAN REVIEW COMMENTS



DATE:	February 10, 2025
SITE PLAN NO:	Major Site Plan Review No. 2023-03
PROJECT TITLE:	Lemoore Apartments
DESCRIPTION:	240 Unit Multi-Family Residential
APPLICANT:	KKAL, LP (John Kashian)
PROPERTY OWNER:	City of Lemoore
LOCATION:	Northeast Corner of 19 1/2 Avenue and Cedar Lane
APN(S):	023-400-001, 002 and 003

ENGINEERING – Multi-Family/Commercial/Industrial

Recommended action:

- ☐ Acceptable as submitted. See applicable comments below for permit application.
- ☒ Revise per comments below. Resubmittal not required. See applicable comments below for permit application.
- ☐ Resubmit with additional information. See comments below, regarding City Std parking requirements
- ☐ Redesign required. See comments below.

The following items are required to be shown on the Site Plan or provided with the Site Plan:

- ☐ Show entire property boundary with dimensions.
- ☒ Show all adjacent streets including existing and proposed improvements, such as curb, gutter, drive approaches, sidewalk, transit/bus stops, etc.: ☒ Show sidewalk: 5 ft. wide, min., with 5 ft. wide min. parkway on 19 1/2 Avenue and Cedar Lane, match existing pattern; ☐ Show locations of all drive approaches per City Standards; recommend City Std C-8A for Cedar & 19-1/2
- ☐ Show and install streetlights along all street frontages.
- ☐ Show existing street RW on Cedar and show required RW dedications to provide 40' north of the centerline on Cedar.
- ☐ Show existing on-site structures and improvements on the site, such as buildings, wells, septic tanks, fences, driveways, etc., and note if they are to remain, removed, relocated or demolished.
- ☐ Show existing structures and improvements adjacent to the site.
- ☐ Show all proposed on-site improvements including buildings with entry and loading access location, parking lot layout, landscape areas, pedestrian access/pathways, trash/refuse enclosure, mailbox/postal unit, etc. per City Standards and Building Code requirements. Include vehicle/truck path of travel for drive thru aisles, loading areas and trash/refuse enclosure.
- ☒ Show location and proposed size of all City water and sanitary sewer services to serve the project per City Standards. City mains to be used for this project are located here: Water: 8 " in 19-1/2 & Cedar; Sewer: 12 " in 19-1/2 and Cedar.
- ☐ Show proposed on-site fire hydrants per Fire Department requirements.
- ☐ Show temporary fire and emergency access. ☐ Provide all-weather fire and emergency access road.
- ☒ Show proposed disposal of storm runoff: ☒ On-site basin required per City Standards, ☐ Surface drain to street, ☒ Connect to City storm drain system: ***Storm runoff will ultimately end up in the Cedar Basin; Additional improvements may be required before accepting the storm water from the development. An evaluation of the basin is required to determine what improvements are necessary. On-site basins may be required until Cedar Basin improvements are constructed.***
- ☐ Caltrans comments required prior to approval of project.
- ☐ Written comments required from ditch company.
- ☒ Additional comments:
 1. Confirm 2' car overhang at 18' long parking stalls will not affect 4' planters between stalls, see locations noted on the plans.
 2. See plans for additional comments

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PROPERTY OWNER:	City of Lemoore
LOCATION:	Northeast Corner of 19 1/2 Avenue and Cedar Lane
APN(S):	023-400-001, 002 and 003

The following are required with permit application:

- ☒ Submit on-site grading and improvement plans and off-site improvement plans detailing all proposed work. On-site and off-site improvement plans to be prepared and signed by registered civil engineer. Project architect may prepare and sign on-site improvement plans.
- ☒ City encroachment permit required which shall include an approved traffic control plan.
- ☐ Caltrans encroachment permit required.
- ☐ Caltrans comments required prior to approval of project.
- ☐ Written comments required from ditch company.
- ☒ All public streets within project limits and across project frontage shall be improved to their full width, subject to available right-of-way, in accordance with City policies, standards and specifications.
- ☒ Dedicate TBD ft. additional right-of-way along 19-1/2 and Cedar to provide 42' east of the section line on 19-1/2 and 40' north of the centerline on Cedar. Right-of-way dedication required by grant deed. A title report is required for verification of ownership.
- ☒ Install street striping and signage as required by the City Engineer.
- ☒ Install streetlights along the street frontages of Cedar and 19-1/2 in accordance with City standards.
- ☒ Install sidewalk: 5 ft. wide, with 5 ft. wide parkway on 19 1/2 Avenue and Cedar Lane; match existing pattern
- ☐ Show locations of all drive approaches and construct to City Standards. C-8A _____
- ☒ Cluster mailbox supports required (1 for 2 residential units) or use postal unit.
- ☒ Landscape and irrigation improvement plans to be submitted for the entire project. Landscape plans will need to comply with the City of Lemoore's street tree ordinance and the State MWELo requirements.
- ☒ Potable water and fire protection water master plan for the entire development shall be submitted for approval prior to approval of any phase of the development. The water system will need to be extended to the boundaries of the development where future connection and extension is anticipated. The water system will need to be sized to serve any future developments that are anticipated to connect to the system.
- ☒ Sanitary Sewer master plan for the entire development shall be submitted for approval prior to approval of any phase of the development. The sewer system will need to be extended to the boundaries of the development where future connection and extension is anticipated. The sewer system will need to be sized to serve any future developments that are anticipated to connect to the system.
- ☒ Grading and drainage plan required. If the project is phased, then a master plan is required for the entire project area that shall include pipe network sizing and grades and street grades.
 - ☒ Prepared by a registered civil engineer or project architect.
 - ☒ All elevations shall be based on the City's benchmark network.Storm run-off from the project shall be handled as follows:
 - ☒ Directed to the City's existing storm drainage system; ***Use LID (bioswales, separators, etc) per City Stds. before entering City system. Evaluate capacity or additional improvements required at Cedar basin/Bevilacqua Park***
 - ☐ Directed to a permanent on-site basin per City Standards.

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- ☒ Directed to a temporary on-site basin which is required until a connection with adequate capacity is available to the City's storm drainage system. On-site basin shall be constructed in accordance with City Standards.
- ☒ Show adjacent property grade elevations on improvement plans. A retaining wall will be required for grade differences greater than 0.5 feet at the property line.
- ☒ Provide improvement plans for City water and sewer services, and on-site water, sewer and storm drain improvements.
- ☒ Relocate existing utility poles and/or facilities.
- ☐ Underground all existing overhead utilities within the project limits. Existing overhead electrical lines over 50kV shall be exempt from undergrounding.
- ☒ Provide R-value tests; 2 min. onsite for onsite paving and paveout along Cedar & 19-1/2
- ☒ Traffic indexes per City standards: min 5.0 onsite, 5.5 for onsite refuse travel areas, 8.0 on Cedar & 19-1/2
- ☐ Subject to existing reimbursement agreement to reimburse prior developer.
- ☒ Abandon existing wells per Code; a building permit is required. (if applicable)
- ☒ Remove existing irrigation lines and dispose off-site. (if applicable)
- ☒ Remove existing leach fields and septic tanks.(if applicable)
- ☒ Fugitive dust will be controlled in accordance with the applicable rules of San Joaquin Valley Air Pollution Control District's Regulation VIII. Copies of any required permits will be provided to the City of Lemoore.
- ☒ The project it may be subject to the San Joaquin Valley Air Pollution Control District's Rule 9510 Indirect Source Review per the rule's applicability criteria. A copy of the approved AIA application will be provided to the City of Lemoore.
- ☒ If the project meets the one acre of disturbance criteria of the State's Storm Water Program, then coverage under General Permit Order 2009-0009-DWQ is required and a Storm Water Pollution Prevention Plan (SWPPP) is needed. A copy of the approved permit will be provided to the City of Lemoore.

Additional comments:

1. Provide design calculations/reports for proposed onsite water, sewer and drainage systems. This includes bioswale and/or separator sizing.
2. Evaluate whether additional improvements are required at Cedar basin/Bevilaqua Park to handle storm runoff.
3. Install streetlights along the frontages of 19-1/2 and Cedar per City Stds.
4. See additional comments on the plans.


Authorized signature

02/10/25
Date

Jeff Cowart, PE City Engineer
Printed name

HEDENKAMP ARCHITECTURE & PLANNING

4455 Morena Blvd., Suite 114, San Diego, CA 92117 • Ph (858) 483-4483 • Fax (858) 483-4583

January 17, 2025

Mr. Steve Brandt, City Planner
City of Lamoore
711 W. Cinnamon Dive
Lemoore, CA 93245

Also confirm that the 2' car overhang that impacts any required landscape areas can still meet City landscape requirements (i.e. 4' wide planters at the head-in side of 2-sided parking stalls is effectively eliminated and may need to be made wider)

RE: Major Site Plan Review No. 2023-02
Revisions and resubmittal of 3rd submittal comments

Dear Mr. Brandt

Thank you for your review of our latest submittal and thorough comments. Hedenkamp Architecture is hereby responding to your comments from Planning and Engineering Departments contained in your review. Attached to this resubmittal is a complete set of documents with principal revisions made to the Title Sheet and the Site Plan sheet SA1. The following revisions have been made as requested:

1. Parking and Loading Standards - The encroaching building on the north property is to be removed resulting in a better parking arrangement and additional spaces resulting in 348 total parking which is above the 336 required under the State Affordable Housing Act. In addition, the site plan has been adjusted to accommodate all spaces at 9'x20' with proper overhang at all carports and open parking. Note that all sidewalks that use curb for 2' parking overhang are minimum 6' wide to comply with ADA.
2. Environmental - A note has been added to the TS1 cover sheet requiring Executed Curation Agreement with Santa Rosa Rancheria Tachi Yokut Tribe prior to any work on site.
3. Other Requirements – (a) We have removed the encroaching building from the site plan in accordance with discussions and added the parking as requested. (b) Indicated the requirement for landscaping and 3' high hedge on TS1 Planning notes. (f) Unit plans show 32 square feet of storage space with access from each unit balcony or patio as required.
4. The "Conditions of Approval" on the Title Sheet TS-1 reference the miscellaneous other Planning and Engineering comments as well as the current known density bonus concessions for 1. Height 2. Open Landscape Area. Additional bonuses are available but not used at this time.

Please contact me if you require further clarification or explanation of these responses. Phone 619 316-4472 or by email bill@hedenkamp-architecture.com.

Sincerely,

A handwritten signature in black ink, appearing to read 'W.B. Hedenkamp', with a stylized flourish at the end.

William B. Hedenkamp
Architect C-7478

LEMOORE APARTMENTS

CITY OF LEMOORE CALIFORNIA

240 AFFORDABLE MULTI-FAMILY APARTMENT UNITS IN 4 PHASES

DEVELOPER:

JOHN KASHIAN
KKAL, LP
A CALIFORNIA LIMITED LIABILITY COMPANY
265 E. RIVER PARK CIRCLE, SUITE 270
FRESNO, CA 93720
EMAIL: JKASHIAN@KCADISPROPERTIESLLC.COM

AFFORDABLE CONSULTANT:

CHRIS WESTLAKE
WESTLAKE CONSULTING
SACRAMENTO, CA
EMAIL: CHRIS@CHRISWESTLAKE.NET

ARCHITECT:

WILLIAM B. HEDENKAMP C-7478
4455 MORENA BLVD. SUITE 114
SAN DIEGO, CALIFORNIA 92117
EMAIL: BILL@HEDENKAMP-ARCHITECTURE.COM
OFFICE: (858) 483-4483
MOBILE: (619) 316-4472

CIVIL ENGINEER:

LORE ENGINEERING, INC.
HAL LORE, PE.
620 DEWITT AVE., SUITE 101
CLOVIS, CA 93611
EMAIL: LORE-ENGINEERING.COM
OFFICE 559 297-5200

CONDITIONS OF APPROVAL

THE FOLLOWING CONDITIONS WILL BE INCLUDED IN DETAILED CONSTRUCTION DOCUMENTS FOR THE PROJECT IN ACCORDANCE WITH THE CONDITIONS CONTAINED IN THE APPROVAL OF SITE PLAN REVIEW NO. 2023-02 IN CONFORMANCE WITH ALL APPROPRIATE SECTIONS OF THE CITY OF LEMOORE MUNICIPAL CODE.

PLANNING

- THE PROJECT WILL COMPLY WITH ALL NOISE, ODOR AND VIBRATION PERFORMANCE STANDARDS DESCRIBED IN ZONING ORDINANCE SECTION 9-5B-2.
- THE PROJECT MAKE ALL REQUIRED PROPERTY AND UTILITY IMPROVEMENTS DESCRIBED IN ZONING ORDINANCE SECTION 9-5B-3.
- THE PROJECT WILL MEET ALL OUTDOOR LIGHTING STANDARDS DESCRIBED IN ZONING ORDINANCE SECTION 9-5B-4.
- LANDSCAPE PLANS WILL BE PROVIDED FOR EACH PHASE AT THE TIME OF BUILDING PERMIT SUBMITTAL AND WILL BE CHECKED FOR COMPLIANCE WITH MINELLO, INCLUDING BUT NOT LIMITED TO THE FOLLOWING CONDITIONS:
 - PLAN SHALL INCLUDE SQUARE FOOTAGES OF LANDSCAPED AREA SHOWN, WATER USE CALCULATIONS, AND THE MATERIAL TO BE UTILIZED.
 - WATER USE CLASSIFICATIONS SHALL BE BASED ON WUCLOS IV.
 - PLAN SHALL INCLUDE SCALED AREAS SHOWN AS LANDSCAPED ON THE PLAN SHALL BE LANDSCAPED.
 - ALL LANDSCAPING SHALL MEET ALL OTHER APPLICABLE REQUIREMENT OF TITLE 9, ARTICLE D1 OF THE ZONING ORDINANCE.
- A THREE FOOT HIGH HEDGE SHALL BE PROVIDED BETWEEN THE PARKING SPACES AND THE TUBULAR STEEL FENCE WHERE PARKING ABUTS A PUBLIC STREET.
- DENSITY BONUSES UNDER THE AFFORDABLE DENSITY BONUS PROVISIONS OF CALIFORNIA AFFORDABLE HOUSING REGULATION ARE AS FOLLOWS:
 - A DENSITY BONUS ALLOWING 360 SQUARE FEET OF ON SITE OPEN SPACE PER UNIT IN LIEU OF THE 400 SQUARE FEET REQUIRED.
 - ALLOW MAXIMUM BUILDING HEIGHT OF 30'-11" WHERE 30' IS PERMITTED.
 - NOT USED.
 - NOT USED.
- AT LEAST 20 SQUARE FEET OF PRIVATE STORAGE SPACE IS BEING PROVIDED OUTSIDE OF EACH DWELLING UNIT WITH ACCESS FROM THE BALCONY OR GROUND FLOOR PATIO.
- MULTI-FAMILY STANDARD FOR THE OPEN SPACE DESIGNATED ON THE APPROVED SITE PLAN MUST BE MET AND INCLUDED IN THE LANDSCAPE PLANS FOR EACH PHASE.
- PLAY AREAS AND TOT LOTS ARE TO BE PROVIDED AS SHOWN ON THE APPROVED SITE PLAN AND INCLUDED IN THE LANDSCAPE PLANS FOR EACH PHASE.
- PROJECT IS TO HAVE A FULLY EXECUTED CURATION AGREEMENT WITH THE SANTA ROSA RANCHERIA TACHI YOKUT TRIBE PRIOR TO WORK BEGINNING ON SITE.

ENGINEERING

- PHASE 1 TO INCLUDE CONSTRUCTION OF FULL STREET FRONTAGE IMPROVEMENTS CURB, GUTTER, SIDEWALK, DRIVE APPROACH, ETC.
- FIRE DEPARTMENT REVIEW AND APPROVAL IS REQUIRED FOR EACH SUCCESSIVE PHASE TO INSURE PROPER ACCESS AND MANEUVERING SPACE FOR EMERGENCY VEHICLES.
- GRADING AND DRAINAGE PLANS SHALL COMPLY WITH CITY STANDARDS REGARDING BIOSHALES, SEPARATORS, ETC. BEFORE ENTERING THE CITY STORM DRAIN SYSTEM.
- FIRE DEPARTMENT APPROVAL IS REQUIRED FOR ALL ON AND OFF SITE FIRE HYDRANT LOCATIONS AND FLOW RATES PRIOR TO BUILDING PERMIT ISSUANCE FOR PHASE 1 AND EACH SUCCESSIVE PHASE OF CONSTRUCTION.
- ALL EXISTING STRUCTURES, ON SITE IMPROVEMENT, WELLS, SEPTIC TANKS, FENCES AND DRIVEWAYS ARE TO BE REMOVED PRIOR TO GRADING IMPROVEMENTS.

Requires evaluation of
Culter Basin prior to
allowing additional runoff
into basin. See other GPM
comments and checklist.

Engineering Comments
TR/JSC
02/10/25

SHEET INDEX

TS	TITLE SHEET
SA	SITE PLAN
A1	UNIT A & UNIT B FLOOR PLAN
A2	UNIT C & UNIT D FLOOR PLAN
A3	12 UNIT BUILDING FLOOR PLAN
A4	12 UNIT BUILDING EXTERIOR ELEVATIONS
A5	24 UNIT BUILDING FLOOR PLAN
A6	24 UNIT BUILDING EXTERIOR ELEVATIONS
A7	COMMUNITY BUILDING FLOOR PLAN
A8	COMMUNITY BUILDING EXTERIOR ELEVATIONS
A9	POOL/TOILET BUILDING FLOOR PLAN & EXTERIOR ELEVATIONS
A10	EXTERIOR RENDERINGS
A11	COLOR ELEVATION DESIGN SCHEME NO.1
A12	COLOR ELEVATIONS DESIGN SCHEME NO.2
S	TOPOGRAPHIC SURVEY
C	STORM DRAIN EXHIBIT

REVISIONS	BY

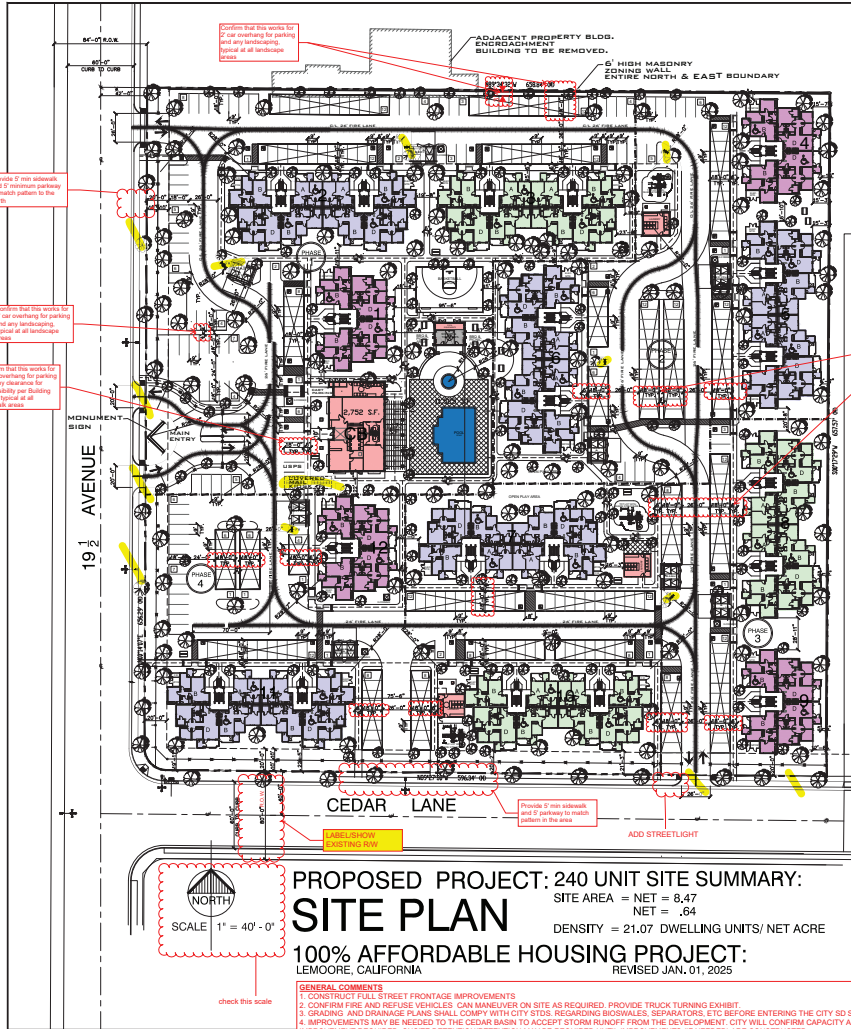


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Email: bill@hedenkamp-architecture.com



LEMOORE APARTMENTS
JOHN KASHIAN
ARCHITECT
LEMOORE, CALIFORNIA

TS



UNIT SUMMARY:

- PHASE 1 AFFORDABLE PHASE I**
60 LARGE FAMILY UNITS & COMMUNITY BUILDING
UNIT SUMMARY:
12- ONE BEDROOM UNITS @ 600 S.F. = 7,200 S.F.
30- TWO BEDROOM ONE BATH UNITS @ 800 S.F. = 24,000 S.F.
18- THREE BEDROOM UNITS @ 1,100 S.F. = 19,800 S.F.
60- TOTAL UNITS = 51,000 S.F.
- PHASE 2 AFFORDABLE PHASE II**
60 LARGE FAMILY UNITS
UNIT SUMMARY:
12- ONE BEDROOM UNITS @ 600 S.F. = 7,200 S.F.
30- TWO BEDROOM ONE BATH UNITS @ 800 S.F. = 24,000 S.F.
18- THREE BEDROOM UNITS @ 1,100 S.F. = 19,800 S.F.
60- TOTAL UNITS = 51,000 S.F.

- PHASE 3 AFFORDABLE PHASE III**
60 LARGE FAMILY UNITS
UNIT SUMMARY:
12- ONE BEDROOM UNITS @ 600 S.F. = 7,200 S.F.
30- TWO BEDROOM ONE BATH UNITS @ 800 S.F. = 24,000 S.F.
18- THREE BEDROOM UNITS @ 1,100 S.F. = 19,800 S.F.
60- TOTAL UNITS = 51,000 S.F.
- PHASE 4 AFFORDABLE PHASE IV**
60 LARGE FAMILY UNITS
UNIT SUMMARY:
12- ONE BEDROOM UNITS @ 600 S.F. = 7,200 S.F.
30- TWO BEDROOM ONE BATH UNITS @ 800 S.F. = 24,000 S.F.
18- THREE BEDROOM UNITS @ 1,100 S.F. = 19,800 S.F.
60- TOTAL UNITS = 51,000 S.F.

AREA ANALYSIS:

DENSITY = 27.68 DU/A
GROUND FLOOR BUILDING AREA = 76,294 S.F. = 1.75 ACRES = 20.2%
LANDSCAPE AREA = 3.9 ACRES = 45%
PARKING PAVED AREA = 3,022 ACRES = 34.8%
LOT COVERAGE = 20.2%

APARTMENT UNIT TOTAL AREA = 212,304 S.F.
COMMUNITY BUILDING & MAINTENANCE = 3,990 S.F.
LAUNDRY (3 TOTAL) = 1,536 S.F.
240 TOTAL UNITS TOTAL BLDG. AREA = 217,830 S.F.

PARKING SUMMARY:

240 CARPORTS @ 1/UNIT = 240 CARS
OPEN PARKING MINIMUM REQ'D. = 96 CARS / PROVIDED 108 SPACES
TOTAL PARKING REQUIRED AFFORDABLE HOUSING ACT:
48 ONE BEDROOM UNITS X 1 SPACES/UNIT = 48 SPACES
120 TWO BEDROOM UNITS X 1.5 SPACES/UNIT = 180 SPACES
72 THREE BEDROOM UNITS X 1.5 SPACES/UNIT = 108 SPACES
336 TOTAL SPACES REQUIRED 348 TOTAL SPACES PROVIDED

LEGEND:

- ELECTRIC TRANSFORMER
- BICYCLE RACK
- FIRE HYDRANT
- PROPOSED PHASE LINE
- CENTER LINE OF 26' WIDE FIRE LANE
- 9X18 DISABLED PARKING SPACE SYMBOL
- 6' HIGH TUBULAR STEEL FENCE W/ MASONRY COLUMN @ 20' MAX. ON CENTER
- 6' HIGH MASONRY WALL @ NORTH & EAST PROPERTY LINE
- COVERED MAIL BOX LOCATION
- EACH COLOR REPRESENTS DIFFERENT EXTERIOR DESIGN/ COLOR SCHEME
- METAL CARPORTS
- PICNIC TABLE
- MOBILITY UNIT
- PARKING COUNT
- PATH OF TRAVEL

NOTE:

ALL SITE UTILITIES TO BE UNDERGROUND.

ASSESSOR PARCEL NO.'S:

023-400-001
GROSS AREA = 6.10 ACRES +/-
NET AREA = 5.83 ACRES +/-
023-400-003
GROSS AREA = 2.57 ACRES +/-
NET AREA = 2.48 ACRES +/-
023-400-002 (?)
GROSS AREA = .68 ACRES +/-
NET AREA = .59 ACRES +/-

PROPOSED PROJECT: 240 UNIT SITE SUMMARY:
SITE AREA = NET = 8.47
NET = .64
DENSITY = 21.07 DWELLING UNITS/ NET ACRE
100% AFFORDABLE HOUSING PROJECT:
LEMOORE, CALIFORNIA
REVISED JAN. 01, 2025

GENERAL COMMENTS:
1. CONSTRUCT FULL STREET FRONTAGE IMPROVEMENTS
2. CONFIRM FIRE AND REFUSE VEHICLES CAN MANUEVER ON SITE AS REQUIRED. PROVIDE TRUCK TURNING EXHIBIT
3. GRADING AND DRAINAGE PLANS SHALL COMPLY WITH CITY STDS. REGARDING BROWVALES, SEPARATORS, ETC BEFORE ENTERING THE CITY SD SYSTEM
4. IMPROVEMENTS MAY BE NEEDED TO THE CEDAR BASIN TO ACCEPT STORM RUNOFF FROM THE DEVELOPMENT. CITY WILL CONFIRM CAPACITY AND ANY BASIN IMPROVEMENT REQUIRED. ON SITE DETENTION/RETENTION MAY BE REQUIRED UNTIL IMPROVEMENTS (IF NEEDED) ARE CONSTRUCTED.
5. SEE ENGINEERING COMMENT CHECKLIST FOR BUILDING PERMIT REQUIREMENTS.

WILLIAM HEDENKAMP ARCHITECT
725 SOUTH COAST HIGHWAY 101 ENCINITAS, CA 92024
PHONE (760) 456-4000 FAX (760) 456-4000 Email whedekamp@chedenka.com

LEMOORE APARTMENTS
JOHN KASHIAN
100% AFFORDABLE HOUSING PROJECT
LEMOORE, CALIFORNIA

8/16/2024
2022-03
SA1

**NOTICE OF PUBLIC HEARING
NOTICE OF AVAILABILITY
DECLARATION OF EXEMPT SURPLUS LAND**

NOTICE IS HEREBY GIVEN that the Lemoore City Council will conduct a Public Hearing at its Regular Meeting Tuesday, April 1, at 5:30 p.m. in the Lemoore Council Chamber located at 429 C Street to consider and accept public comment for the adoption of Resolution No. 2025-XX, accepting 1) a proposal to declare three (3) parcels (approx. 9 acres) of land located on the northeast corner of 19 ½ Avenue and Cedar Lane (APNs 023-400-001, 023-400-002, and 023-400-003) as “exempt surplus land” pursuant to Government Code Sections 54221 (f)(1)(A) and or (f)(1)(P)(IV) surplus land that is transferred pursuant to Section 25539.4 or 37364 under the California Surplus Land Act, thereby exempting it from the standard Surplus Land Act requirements for disposition, 2) Development Agreement between City and Developer (KKAL, LP) for affordable housing project, and 3) authorizing City Manager to sign development agreement, escrow and associated documents for the sale of property.

The property is proposed as an exempt surplus land to be transferred for the development of an affordable housing project. The City will provide findings at the hearing to show that the project meets the requirements of Government Code Section 37364.

All upcoming regular and special City Council meetings will also be accessible online at www.Youtube.com/c/cityoflemoore .

It has been determined that the project is exempt from the requirements of the California Environmental Quality Act (CEQA) per Government Code Section 65913.4(k) and 65852.24(b), and per CEQA Guidelines Section 15268 (statutory exemption). of the CEQA Guidelines.

Persons having comments or concerns about the proposed project are encouraged to attend or submit your public comments by e-mail to: cityclerk@lemoore.com. Emailed comments must be received by 4:30 p.m. the day of the hearing to be entered into record. In the subject line of the e-mail, please state your name and the item you are commenting on. Persons unable to email comments may send them via USPS mail or other courier to City of Lemoore, Attn: City Clerk, 711 W. Cinnamon Drive, Lemoore, CA 93245. Mailed comments must be received by 4:30 p.m. the day of the hearing to be entered into record.

If you challenge the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the Public Hearing.

Kristie Baley
Management Analyst
City of Lemoore

Published in the Hanford Sentinel February 28, 2025