



# FINANCE COMMITTEE AGENDA

**Tuesday, April 11, 2017**

**8:30 AM**

Executive Conference Room, Level Three  
Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California

**MEMBERS:** Council Member Christine Marick and Council Member Marty Simonoff  
**ALTERNATE:** Mayor Cecilia Hupp

Materials related to an item on this agenda submitted to the Finance Committee after distribution of the agenda packet are available for public inspection in the third floor lobby of the Civic and Cultural Center at 1 Civic Center Circle, Brea, CA during normal business hours. Such documents may also be available on the City's website subject to staff's ability to post documents before the meeting.

## CALL TO ORDER / ROLL CALL

1. Matters from the Audience

## CONSENT

2. Approval of Minutes of March 28, 2017 Meeting

### **Attachments**

Minutes

3. Annual Engineer's Report for Maintenance Districts #1, 2, 3, 4, 5, 6, and 7

### **Attachments**

District Map

Engineer's Reports LLMD 1-7

Resolution of Intent LLMD 1-7

4. Purchase of Shade Structure from USA Shade and Fabric Structures and Authorize In-plant Inspections for Laurel Elementary Magnet School/Lagos de Moreno Park Upgrades in the amount of \$ 28,452.54

**NOTE: This agenda is subject to amendments up to 72 hours prior to the meeting date.**

**Attachments**

Shade Structure Quote

5. All American Asphalt for Kraemer Boulevard and Lambert Road (Phase 3) Rehabilitation, Project 7318 in the amount of \$2,011,118

**Attachments**

Section C-Proposal

6. Purchase of Pursuit Light Bars and Siren Amplifiers for Police Vehicles

**Attachments**

Notice Inviting Bid

HI Standard Automotive, LLC Bid

7. Comprehensive Annual Financial Report for the City of Brea for Fiscal Year Ended June 30, 2016

**Attachments**

Brea CAFR

**DISCUSSION**

8. Schedule Next Meeting: April 25, 2017

cc: Mayor Pro Tem Glenn Parker  
Council Member Steven Vargas

**Special Accommodations**

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (714) 990-7757. Notification 48 hours prior to the meeting will enable City staff to make reasonable arrangements to ensure accessibility. (28 CFR 35.102.35.104 ADA Title II)

City of Brea

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**FINANCE COMMITTEE COMMUNICATION**

**FROM:** City Manager

**DATE:** 04/11/2017

**SUBJECT:** Approval of Minutes of March 28, 2017 Meeting

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**Attachments**

Minutes

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# FINANCE COMMITTEE MINUTES

**Tuesday, March 28, 2017**

**8:30 AM**

Executive Conference Room, Level Three

Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California

## CALL TO ORDER / ROLL CALL

ATTENDEES: Council Member Christine Marick, Council Member Marty Simonoff, David Crabtree, Tony Olmos, Cindy Russell, Kathie DeRobbio, Steve Kooyman, Ron Krause, Faith Madrazo, Lee Squire, Eric Aulls, Alicia Brenner, Alex Escobar, and Verenice Ramirez.

OTHER ATTENDEES: Jim Fabian (Fieldman, Rolapp & Associates)

1. Matters from the Audience – *None*

## CONSENT

2. Approval of Minutes of February 14, 2017 – *Approved*
3. Feasibility Study and Conceptual Plan for Western Extension to The Tracks at Brea Trail – *Recommended for City Council approval.*
4. Additional Appropriation For The Glenbrook Tract Water and Street Improvements, Project 7452 – *Recommended for City Council approval.*
5. Approve Purchase of Two Police Interceptor Utility SUVs in the Amount of \$60,993.72 – *Recommended for City Council approval.*
6. Amendment No. 1 to Agreement with U.S. Metro Group, Inc. for Janitorial and Related Services at Various City Facilities – *Recommended for City Council approval.*

## DISCUSSION

7. Authorization for the Successor Agency to the Brea Redevelopment Agency for the Issuance and Sale of Tax Allocation Refunding Bonds to Refinance Outstanding 2003 Tax Allocation Bonds and 2011 Tax Allocation Bonds, Series A and Taxable Series B of the Former Brea Redevelopment Agency, Relating to Project Area AB; Requesting Certain Actions and Findings by the Oversight Board and Approving related Matters – *The Committee discussed item and Council member Marick suggested the City Council use the savings from this refunding to contribute to the City's Post Employment Benefits Trust through Public Agency Retirement Services (PARS) to offset the City's CalPERS Retirement Obligations. Recommended for City Council approval.*



8. Schedule Next Meeting: April 11, 2017

Meeting adjourned: 8:38 AM

cc: Mayor Cecilia Hupp  
Mayor Pro Tem Glenn Parker  
Council Member Steven Vargas

## City of Brea

### FINANCE COMMITTEE COMMUNICATION

**TO:** Finance Committee Members

**FROM:** City Manager

**DATE:** 04/11/2017

**SUBJECT:** Annual Engineer's Report for Maintenance Districts #1, 2, 3, 4, 5, 6, and 7

### **RECOMMENDATION**

Approval and Receipt of the Annual Engineer's Report for Landscape and Lighting Maintenance Districts #1, 2, 3, 4, 5, 6, and 7 and adopt the Resolutions of Intent to set a Public Hearing for each District on May 16, 2017, at 7:00 p.m.

### **BACKGROUND/DISCUSSION**

As called for in the Landscape and Lighting Act of 1972, a yearly assessment is to be made for each Maintenance District. For Council reference, the Districts are located on attached map (Exhibit A). The estimated assessments for the 2017-2018 fiscal year as detailed in the Engineer's Report are as follows:

Maintenance District	2016-2017 Assessment per lot per year	2017-2018 Assessment per lot per year	Change in Assessment per lot per year	% Change
M.D. #1	\$543.00	\$543.00	0	0% Change
M.D. #2	\$18.50	\$18.50	0	0% Change
M.D. #3	\$449.49	\$459.83	\$10.34	2.3% Change
M.D. #4	\$12.00	\$12.00	0	0% Change
M.D. #5	\$786.54	\$836.09	\$49.55	6.3% Change
M.D. #6	\$1,350.00	\$1,350.00	0	0% Change
M.D. #7	\$282.66	\$288.03	\$5.37	1.9% Change

**Maintenance District #1 (American National - 103 Parcels)** - On March 1, 2017 staff held a general meeting with the homeowners of this District. Residents representing six parcels chose to attend. The total estimated costs for FY 17-18 are \$62,206. The total annual assessment amount for this District is currently \$55,929. No change is recommended for Fiscal Year 2017-18. This will require the expenditure of \$8,076 from the District's reserve fund. The annual assessment will remain at \$543 per parcel per year. Current fund reserves are \$17,225 which are 27% of the operational budget.

**Maintenance District #2 (Baldwin - 297 Parcels)** - The assessment for this District is for theme street lighting maintenance only. The Homeowners' Association maintains the common landscaped areas. Staff held a general meeting on February 25, 2017, to discuss the coming year's budget. Residents representing one parcel chose to attend. The total

estimated costs for FY 17-18 will be \$5,620. The total annual assessment for this District is currently \$5,495. No change is recommended in this amount during fiscal year 2017-18. This will require the expenditure of \$125.00 from the District's reserve fund. The annual assessment will remain at \$18.50 per parcel per year. Current fund reserves are \$37,768 which are 672% of the operational budget.

**Maintenance District #3 (Eagle Development - 188 Parcels)** - Staff held a general meeting for the homeowners on February 25, 2017. Residents representing ten parcels chose to attend. Staff updated residents on repairs to the eagle statue. The total estimated costs for FY 17-18 are \$148,841. The total annual assessment for this District is \$84,504 or \$449.49 per parcel per year the maximum allowable assessment for FY 2015-2016. Residents in attendance directed staff to increase the assessment by a percentage that reflects an approximate \$10 per parcel per year increase to help build reserves to pay for needed improvements. The recommended assessment would increase by 2.3% to \$86,478 or \$459.83 per parcel per year, an increase of \$10.34 per parcel per year. Current fund reserves are \$112,471 which are 75% of the operational budget.

**Maintenance District #4 (Ponderosa - 230 parcels)** - The assessment for this District is for theme street lighting maintenance only. The Homeowners' Association maintains the common landscaped areas. Staff held a general meeting on February 25, 2017, to discuss the coming year's budget. No homeowners attended. The total estimated costs for FY 17-18 are \$1,895. No change is recommended in the annual assessment for this District during Fiscal Year 2017-18. The annual assessment will remain at \$12 per parcel per year. Current fund reserves are \$17,330 which is 914% of the operational budget .

**Maintenance District #5 (Konweiser - 113 Parcels)** - On February 28, 2017, staff held a general meeting for the homeowners to discuss the coming year's budget and any concerns regarding maintenance of the common areas. Residents representing three parcels chose to attend. The residents in attendance were interested in building reserves for future capital improvement needs, including landscape improvements in the District. The total estimated costs for FY 17-18 are \$98,697. The total annual assessment for this District is \$88,877, or \$786.54 per parcel per year, the maximum allowable assessment for FY 2007-2008. Residents in attendance directed staff to increase the assessment by a percentage that reflects an approximate \$50 per parcel per year increase to help build reserves to pay for improvements. The recommended assessment would increase by 6.3% to \$94,476 or \$836.09 per parcel per year, an increase of \$49.55 per parcel per year. The total annual assessment for this District is \$88,877. Current fund reserves are \$65,582 which are 66% of the operational budget.

**Maintenance District #6 (Schmid Development - 135 Parcels)** - This District is the largest of the seven Districts. It consists of 16 acres of common landscaped areas. Staff held a general meeting on February 28, 2017 to discuss the coming year's budget and assessment. Homeowners representing four parcels chose to attend. Residents and staff discussed an assessment increase to keep pace with increasing maintenance costs. The residents wanted the proposed increase discussed in the FY 18-19 annual budget meeting letter and requested staff continue lowering the tall hedges in the District. The total estimated costs for FY 17-18 are \$191,091. The total annual assessment amount for this District is \$182,250. No change is recommended in this amount during fiscal year 2017-18. This will require the expenditure of \$8,841 from the District's reserve fund. The annual assessment will remain at \$1,350 per parcel per year for operations. Current fund reserves are \$84,056, which are 47% of the operational budget.

**Maintenance District #7 (Baywood Development - 96 Parcels)** - Staff held a general meeting on March 1, 2017, to discuss the coming year's budget and assessment. Residents representing two parcels chose to attend. The meeting was held to solicit input into the assessment process. The total estimated costs for FY 17-18 are \$29,615. The current annual assessment for this District is \$27,135 or \$282.66 per parcel per year, which was the maximum allowable assessment for FY 2015-2016. Due to declining reserves, an increase is recommended for the Fiscal Year 17-18 equal to the CPI increase for the previous calendar year periods of 1.9%. The recommended annual assessment would be \$27,650, or \$288.03 per parcel per year, an increase of \$5.37 per parcel per year. Current fund reserves are \$7,400 which are 24% of the operational budget.

### **SUMMARY/FISCAL IMPACT**

There will be no impact to the General Fund by this action. All funding for the maintenance of the Districts is provided for by separate assessments. In addition, the Districts' reimburse the General Fund for staff time.

As called for in the Landscape and Lighting Act of 1972, a yearly assessment is to be made for each Maintenance District. Staff held general meetings with the homeowners during the week and on a Saturday this year to discuss the coming year's budget and improvement projects. It is recommended that the Engineer's Report be accepted for the Landscape and Lighting Districts #1, 2, 3, 4, 5, 6 and 7 and that a Resolution of Intent be adopted setting a Public Hearing for each District on May 16, 2017, at 7:00 p.m.

### **RESPECTFULLY SUBMITTED**

William Gallardo, City Manager

Prepared by: Bill Bowlus, Public Works Superintendent

Concurrence: Tony Olmos, Director of Public Works

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### **Attachments**

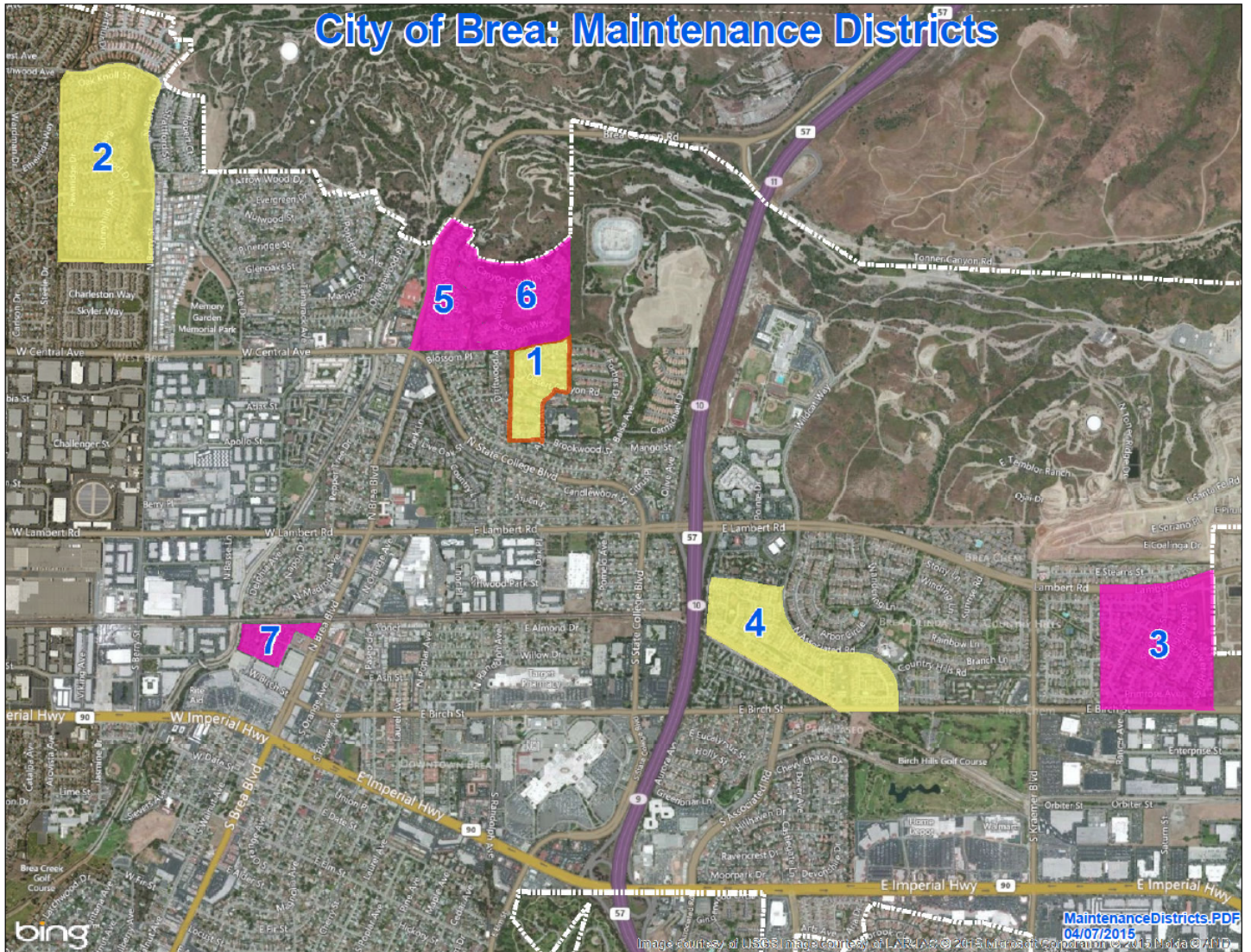
District Map

Engineer's Reports LLMD 1-7

Resolution of Intent LLMD 1-7

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## Exhibit A



**Landscape and Lighting  
Maintenance District  
No. 1  
City of Brea**

Prepared under the authority of the  
Landscape and Lighting Act of 1972  
Streets and Highways Code  
State of California

**Fiscal Year 2017-18**

Submitted by:

Tony Olmos  
Director of Public Works

April 18, 2017

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Landscape & Lighting Maintenance District No. 1**

Transmitted herewith for your review and consideration is a report entitled, "Landscape and Lighting Maintenance District No. 1, City of Brea."

This report has been prepared in accordance with the Landscape and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscape and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

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**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

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## Introduction and Background

### **Introduction:**

This report has been prepared and is submitted for consideration by the City Council of the City of Brea under the authority of the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code.

### **Background:**

The City Council of the City of Brea adopted and approved Resolution Nos. 82-57 and 82-58 detaching certain territory from Landscape and Lighting Maintenance District No. 1 adopted by Resolution No. 76-74 and adopted Resolution No. 82-59 creating amended Maintenance District No. 1 in the City of Brea.

The creating of Lighting and Maintenance District No. 1 in the City of Brea was a requirement of the City of Brea for the development of Tentative Tract No. 8820, known as the "Canyon Country" development project. The amended Landscape and Lighting Maintenance District No. 1 was subsequently formed June 1, 1982 by Resolution No. 82-59.

The formation of the amended district and the levy of the first annual assessment was completed in accordance with the requirements of the Landscaping and Lighting Act of 1972 on June 1, 1982.

The purpose of this report is to be utilized by the City Staff, the City Council, and the County Assessor in the levy and collection of an annual assessment after formation of an assessment district under the requirements of the Landscaping and Lighting Act of 1972 (State of California and Highways Code, Section 22620 to 22631).

## **PART A PLANS AND SPECIFICATIONS**

The facilities, which consist of greenbelt areas and theme lighting, will be operated, serviced and maintained as generally described as follows:

### Landscaping and Appurtenant Facilities

Facilities include but are not limited to: landscaping, planting, shrubbery, trees, irrigation systems, hardscapes, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in Public Street and sidewalk rights-of-way, including medians, parkways and dedicated easements within the boundaries of the Assessment District.

### Lighting, Traffic Signals and Appurtenant Facilities

Facilities include but are not limited to: Poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting and traffic signals in public street and sidewalk rights-of-way and dedicated easements within the boundaries of the Assessment District.

Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of the landscaping, public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the landscaping, public lighting facilities or appurtenant facilities; providing for the life, growth, health and beauty of the landscaping, including cultivation, irrigation, trimming, spraying, fertilizing and treating for disease or injury; the removal of trimmings, rubbish, debris and other solid waste; and the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

Servicing means the furnishing of water for the irrigation of the landscaping and the maintenance of any of the public lighting facilities or appurtenant facilities and the furnishing of electric current or energy, gas or other illuminating agent for the public lighting facilities, or for the lighting or operation of the landscaping or appurtenant facilities.

The plans and specifications for the improvements, showing and describing the general nature, location, and the extent of the improvements, are on file in the office of the Director of Public Works and are incorporated herein by reference.

## PART B ESTIMATE OF COST

The estimated cost of the operation, servicing and maintenance of the street and sidewalk improvements for Fiscal Year 2017-18, as described in Part A, are summarized herein and described below.

### MAINTENANCE DISTRICT # 1 - ANNUAL COST FACTORS

Acct #	Description	FY 17-18 Est.
<b>1. Fixed Costs</b>		<b>Expenses</b>
4111	Salaries & Benefits	\$14,384
4113	Overtime	\$100
4243	Engineering	\$0
4244	Legal	\$0
4412	Property Tax Collection	\$180
	<b>Fixed Costs Totals</b>	<b>\$14,664</b>
<b>2. ROUTINE COSTS</b>		
4211	Postage	\$100
4249	Professional Svs/Other	\$3,500
4261	Svc & Repair Equipment	\$300
4266	Contract Services/Grounds Maintenance	\$20,955
4282	Electric	\$1,800
4285	Water	\$20,850
4337	Electrical Supplies & Parts	250
4441	Miscellaneous Expense	\$0
5800	Insurance and Other Expenses	\$1,586
	<b>Routine Costs Totals</b>	<b>\$49,341</b>
	<b>Total Costs (Fixed &amp; Routine)</b>	<b>\$64,005</b>
	<b>Contribution to Capital Replacement Reserve</b>	<b>\$0</b>
	<b>FY 2017-18 Annual Assessments</b>	<b>\$55,929</b>
	<b>Reserve Fund Requirement:</b>	
	Operating Reserve – 50% (6 months)*	\$0
	<b>Capital Replacement Reserve**</b>	
	Estimated Balance 1-July-2017	<b>\$17,225</b>
	Contribution to Capital Replacement Reserve	<b>\$0</b>
	Less planned capital expenditures	<b>\$0</b>
	Estimated Fund Balance 30-Jun-2018	<b>\$9,149</b>

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## PART C METHOD OF APPORTIONMENT OF ASSESSMENT

### GENERAL

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

### ASSESSMENT METHODOLOGY

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\$55,929 / 103 \text{ SFR's} = \$543.00 / \text{SFR}$$

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
1	31920129	1	9121	\$543.00	36	31921217	8	9342	\$543.00	71	31921328	39	9341	\$543.00
2	31920128	2	9121	\$543.00	37	31921216	9	9342	\$543.00	72	31921329	40	9341	\$543.00
3	31920127	3	9121	\$543.00	38	31921201	10	9342	\$543.00	73	31921330	41	9341	\$543.00
4	31920126	4	9121	\$543.00	39	31921202	11	9342	\$543.00	74	31921331	42	9341	\$543.00
5	31920125	5	9121	\$543.00	40	31921203	12	9342	\$543.00	75	31921327	1	9341	\$543.00
6	31920124	6	9121	\$543.00	41	31921204	13	9342	\$543.00	76	31921328	2	9341	\$543.00
7	31920123	7	9121	\$543.00	42	31921205	14	9342	\$543.00	77	31921329	3	9341	\$543.00
8	31920122	8	9121	\$543.00	43	31921206	15	9342	\$543.00	78	31921330	4	9341	\$543.00
9	31920121	9	9121	\$543.00	44	31921207	16	9342	\$543.00	79	31921331	5	9341	\$543.00
10	31920120	10	9121	\$543.00	45	31921208	17	9342	\$543.00	80	31921332	6	9341	\$543.00
11	31920119	11	9121	\$543.00	46	31921209	18	9342	\$543.00	81	31921333	7	9341	\$543.00
12	31920118	12	9121	\$543.00	47	31921210	19	9342	\$543.00	82	31921334	8	9341	\$543.00
13	31920117	13	9121	\$543.00	48	31921212	20	9342	\$543.00	83	31921335	9	9341	\$543.00
14	31920116	14	9121	\$543.00	49	31921211	21	9342	\$543.00	84	31921336	10	9341	\$543.00
15	31920115	15	9121	\$543.00	50	31921213	22	9342	\$543.00	85	31921337	11	9341	\$543.00
16	31920114	16	9121	\$543.00	51	31921214	23	9342	\$543.00	86	31921338	12	9341	\$543.00
17	31920113	17	9121	\$543.00	52	31921215	24	9342	\$543.00	87	31921339	13	9341	\$543.00
18	31920112	18	9121	\$543.00	53	31921101	25	9342	\$543.00	88	31921306	14	9341	\$543.00
19	31920111	19	9121	\$543.00	54	31921102	26	9342	\$543.00	89	31921305	15	9341	\$543.00
20	31920110	20	9121	\$543.00	55	31921103	27	9342	\$543.00	90	31921304	16	9341	\$543.00
21	31920109	21	9121	\$543.00	56	31921104	28	9342	\$543.00	91	31921303	17	9341	\$543.00
22	31920108	22	9121	\$543.00	57	31921105	29	9342	\$543.00	92	31921302	18	9341	\$543.00
23	31920107	23	9121	\$543.00	58	31921106	30	9342	\$543.00	93	31921301	19	9341	\$543.00
24	31920106	24	9121	\$543.00	59	31921107	31	9342	\$543.00	94	31921317	20	9341	\$543.00
25	31920105	25	9121	\$543.00	60	31921108	32	9342	\$543.00	95	31921316	21	9341	\$543.00
26	31920104	26	9121	\$543.00	61	31921109	33	9342	\$543.00	96	31921315	22	9341	\$543.00
27	31920103	27	9121	\$543.00	62	31921319	30	9341	\$543.00	97	31921314	23	9341	\$543.00
28	31920102	28	9121	\$543.00	63	31921320	31	9341	\$543.00	98	31921313	24	9341	\$543.00
29	31921224	1	9342	\$543.00	64	31921321	32	9341	\$543.00	99	31921312	25	9341	\$543.00
30	31921223	2	9342	\$543.00	65	31921322	33	9341	\$543.00	100	31921311	26	9341	\$543.00
31	31921222	3	9342	\$543.00	66	31921323	34	9341	\$543.00	101	31921310	27	9341	\$543.00
32	31921221	4	9342	\$543.00	67	31921324	35	9341	\$543.00	102	31921308	28	9341	\$543.00
33	31921220	5	9342	\$543.00	68	31921325	36	9341	\$543.00	103	31921309	29	9341	\$543.00
34	31921219	6	9342	\$543.00	69	31921326	37	9341	\$543.00					
35	31921218	7	9342	\$543.00	70	31921327	38	9341	\$543.00					

## **PART E**

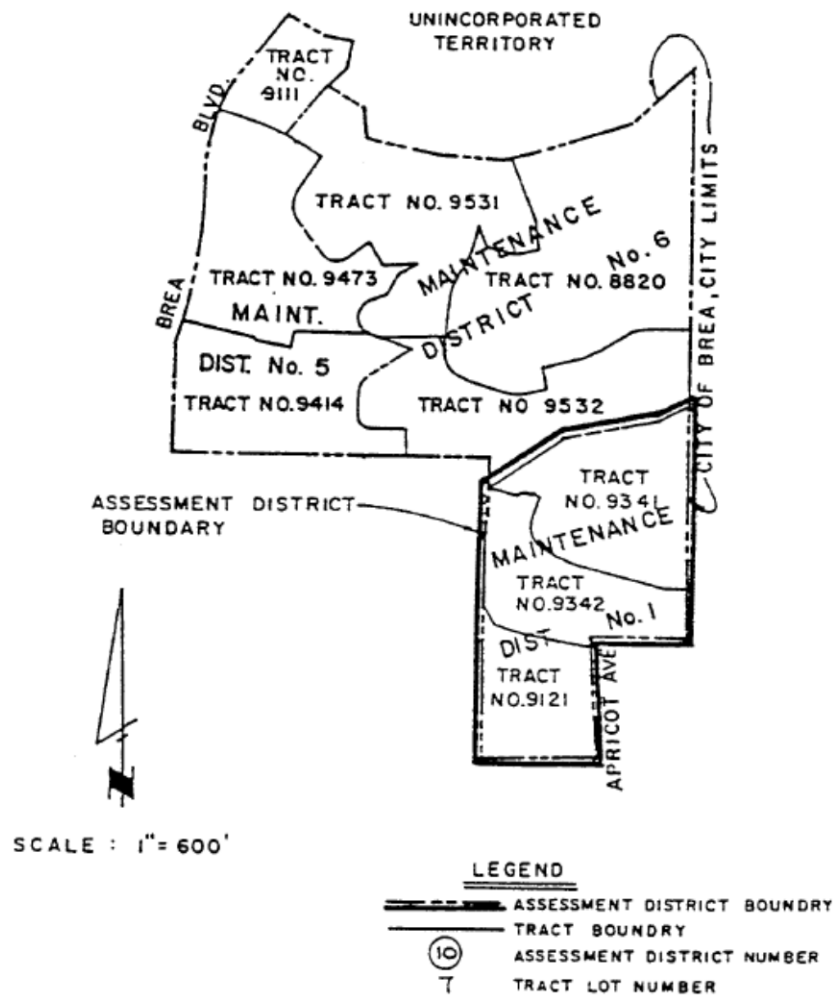
### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Landscape and Lighting Maintenance District No. 1 is included herein.

District No. 1 is generally located east, north of State College Boulevard, adjacent to Fanning School, and includes Tract Nos. 9121, 9341 and 9342.

District No. 1 includes all of the properties in the City of Brea located within the tract boundary of Tract No. 9121 recorded in Book 378, Pages 49 and 50; Tract No. 9341 recorded in Book 395, Pages 28, 29 and 30; and of Tract No. 9342 recorded in Book 386, Pages 41, 42 and 43, all of Miscellaneous Maps, records of Orange County, California.

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.

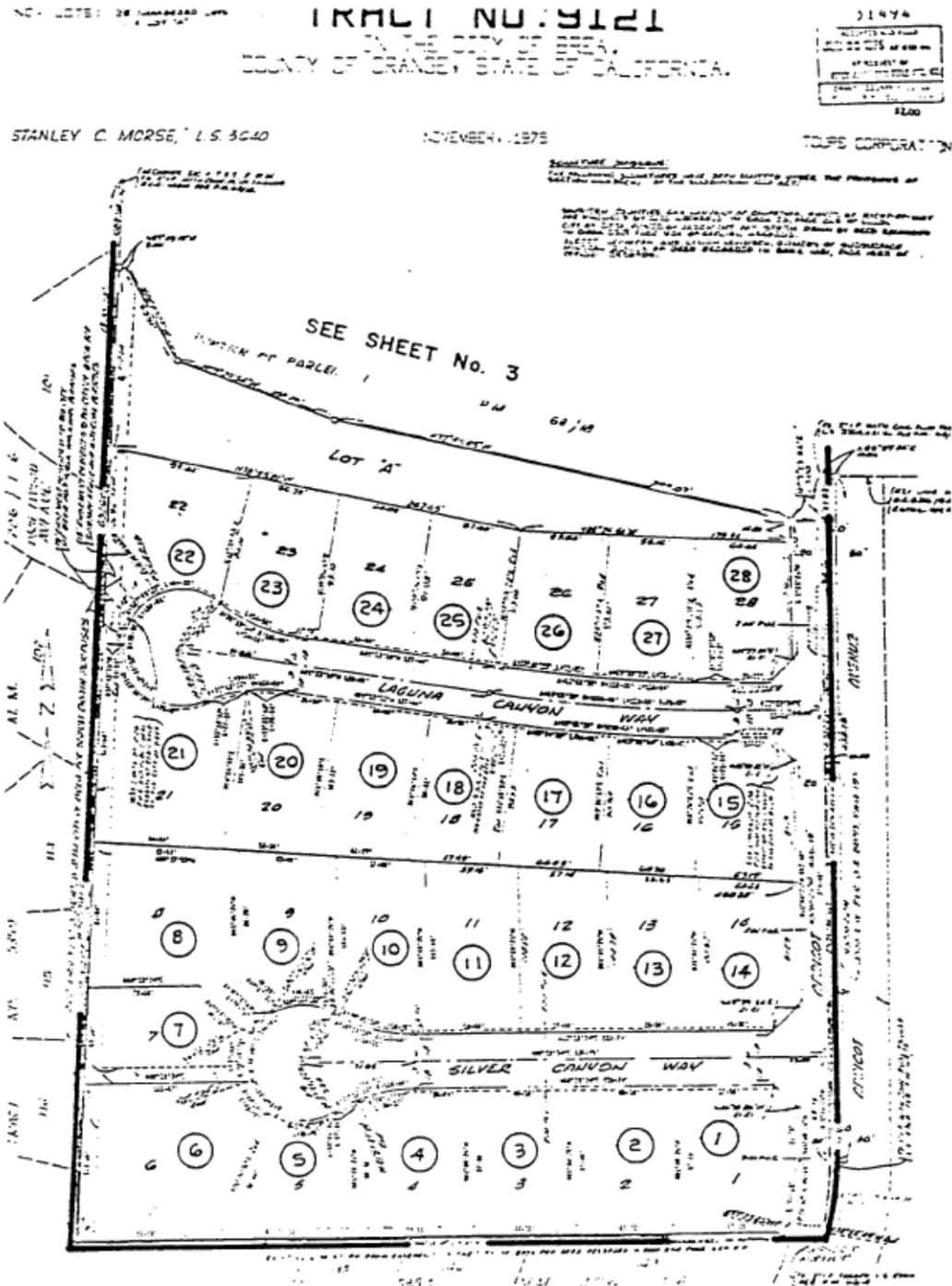


103 PARCELS

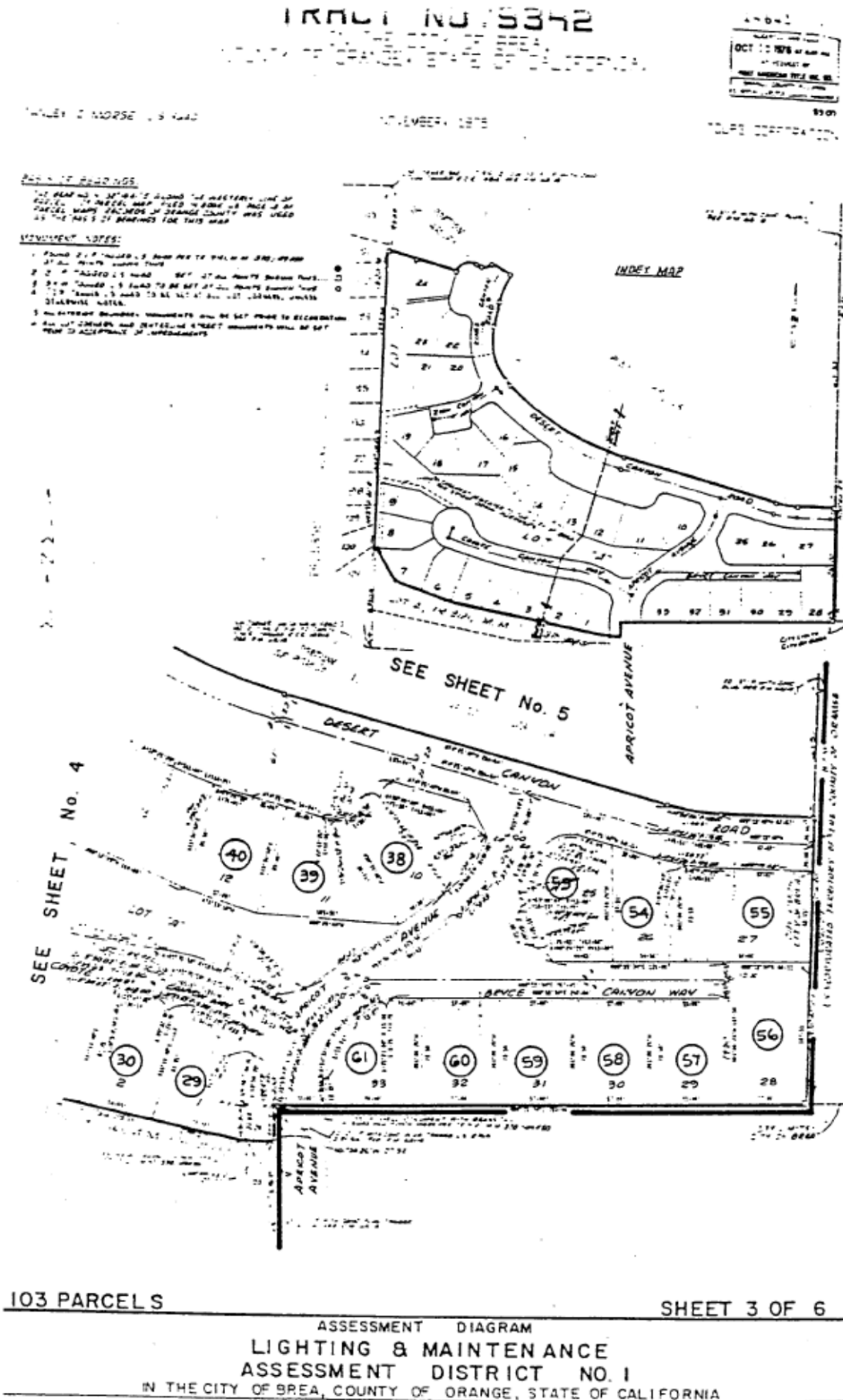
SHEET 1 OF

ASSESSMENT DIAGRAM  
**LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1**

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA







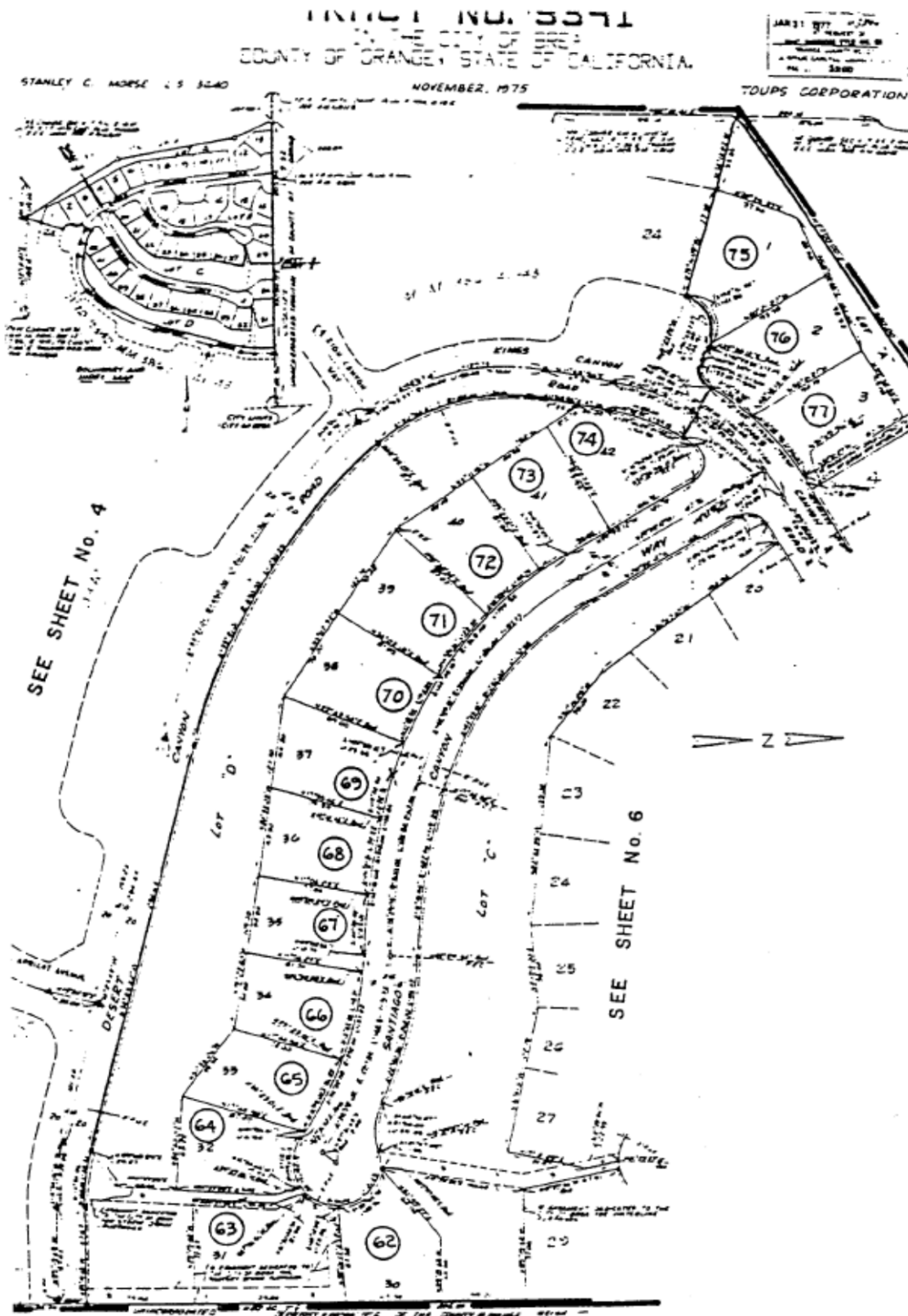
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SHEET 4 OF 6

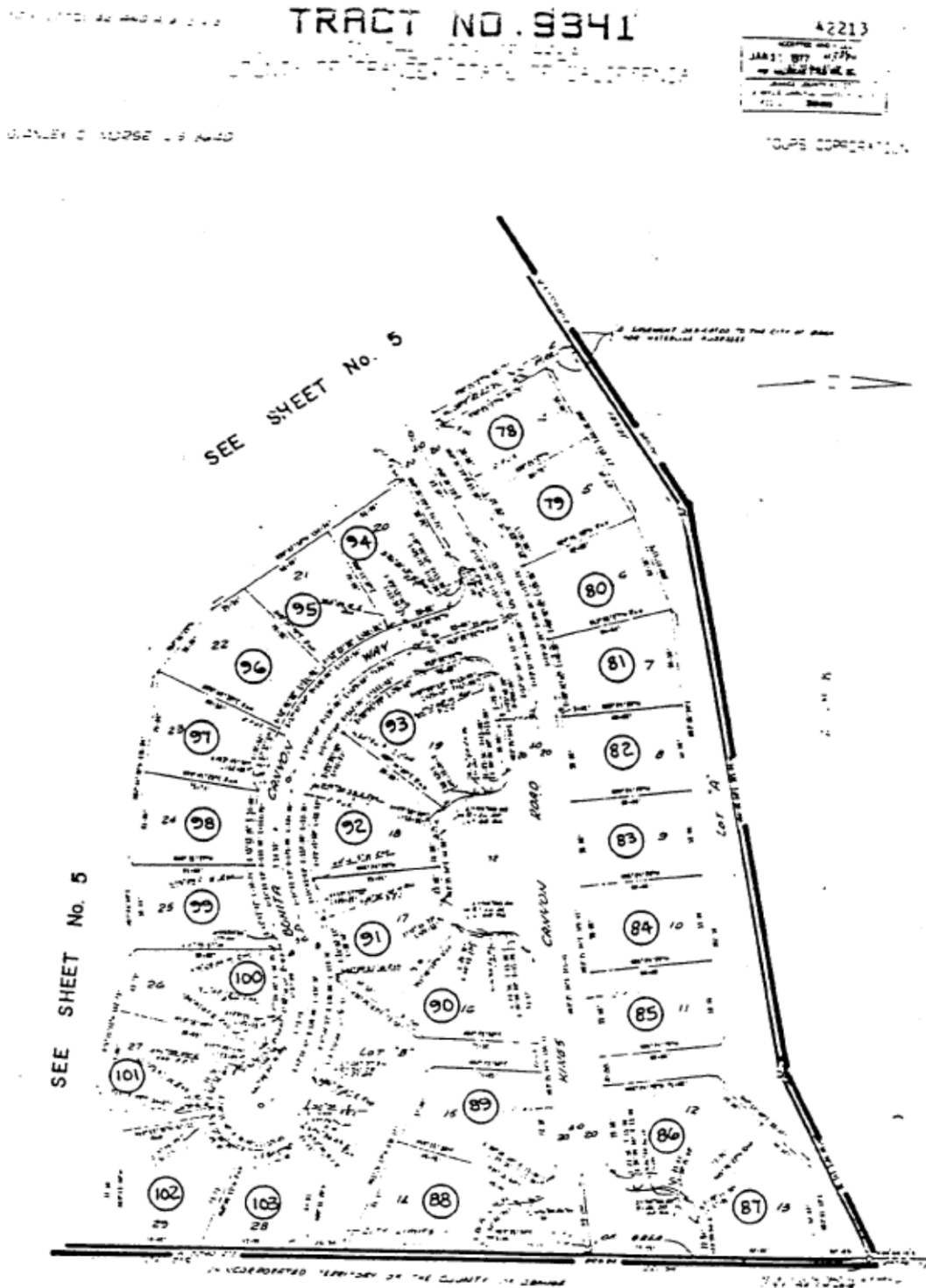
ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA



103 PARCELS

SHEET 5 OF 6

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA



**Lighting  
Maintenance District  
No. 2  
City of Brea**

**Prepared under the authority of the  
Landscaping and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Lighting Maintenance District No. 2**

Transmitted herewith for your review and consideration is a report entitled, "Lighting Maintenance District No. 2, City of Brea."

This report has been prepared in accordance with the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscaping and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

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City Council

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

## Introduction and Background

### Introduction:

This report has been prepared and is submitted for consideration by the City Council of the City of Brea under the authority of the Landscaping and Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code.

### Background:

The City Council of the City of Brea adopted and approved Resolution No. 78-76, creating Lighting and Maintenance District No. 2 in the City of Brea.

The creation of Lighting and Maintenance District No. 2 in the City of Brea was a requirement of the City of Brea for the development of Tentative Tract No. 8857, known as "North Hills" development project.

No landscape maintenance is included in this district as the slopes are to be maintained by the homeowner or the homeowners' association, as required by the Conditions of Approval for Tentative Tract No. 8857.

The formation of the district and the levy of the first annual assessment was completed in accordance with the requirements of the Landscaping and Lighting Act of 1972 on July 5, 1978, by City Council Resolution No. 78-76.

The purpose of this report is to be utilized by the staff, the City Council, and the County Assessor in the levy and collection of an annual assessment after formation of an assessment district under the requirements of the Landscaping and Lighting Act of 1972 (State of California Streets and Highways Code, Section 22620 to 22631).



## **PART A PLANS AND SPECIFICATIONS**

The facilities, which consist of street lighting, will be operated, serviced and maintained as generally described as follows:

### Lighting, Traffic Signals and Appurtenant Facilities

Facilities include but are not limited to: Poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting and traffic signals in public street and sidewalk rights-of-way and dedicated easements within the boundaries of the Assessment District.

Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of the public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the public lighting facilities or appurtenant facilities; providing for the cleaning, sandblasting, and painting of poles and other improvements for general upkeep and to remove or cover graffiti.

Servicing means the furnishing of electric current or energy, gas or other illuminating agent for the public lighting facilities, or for the lighting or appurtenant facilities.

The plans and specifications for the improvements, showing and describing the general nature, location, and the extent of the improvements, are on file in the office of the Director of Public Works and are incorporated herein by reference.

## PART B ESTIMATE OF COST

The estimated cost of the operation, servicing and maintenance of the street and sidewalk improvements for Fiscal Year 2017-18, as described in Part A, are summarized herein and described below.

### MAINTENANCE DISTRICT # 2 - ANNUAL COST FACTORS

Acct #	Description	FY 17-18 Est.
<b>1. Fixed Costs</b>		<b>Expenses</b>
4111	Salaries & Benefits	\$4,250
4113	Overtime	\$100
4243	Engineering	\$0
4244	Legal	\$0
4412	Property Tax Collection	\$20
	<b>Fixed Costs Totals</b>	<b>\$4,370</b>
<b>2. ROUTINE COSTS</b>		
4211	Postage	\$135
4261	Svc & Repair Equipment	\$700
4337	Electrical Supplies & Parts	\$0
4441	Miscellaneous Expense	\$0
5800	Insurance and Other Expenses	\$415
	<b>Routine Costs Totals</b>	<b>\$1,250</b>
	<b>Total Costs (Fixed &amp; Routine)</b>	<b>\$5,620</b>
	<b>Contribution to Capital Replacement Reserve</b>	<b>\$0</b>
	<b>FY 2017-18 Annual Assessments</b>	<b>\$5,495</b>
	<b>Reserve Fund Requirement:</b>	
	Operating Reserve – 50% (6 months)*	\$2,810
	<b>Capital Replacement Reserve**</b>	
	Estimated Balance 1-July-2017	<b>\$37,768</b>
	Contribution to Capital Replacement Reserve	<b>\$0</b>
	Less planned capital expenditures	<b>\$0</b>
	Estimated Fund Balance 30-Jun-2018	<b>\$34,833</b>

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the

current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## **PART C**

### **METHOD OF APPORTIONMENT OF ASSESSMENT**

#### **GENERAL**

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

#### **ASSESSMENT METHODOLOGY**

The North Hills Development project (Tract Nos. 9227, 9228 and 8857 in the City of Brea) was developed under conditions of development required by the City Council of the City of Brea.

The parcels of land in the District are single-family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\text{\$5,495} / 297 \text{ SFR's} = \text{\$18.50} / \text{SFR}$$

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for fiscal year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
1	30424201	13	9227	\$18.50	41	30425224	53	9227	\$18.50	81	30424108	93	9227	\$18.50
2	30424202	14	9227	\$18.50	42	30425225	54	9227	\$18.50	82	30424107	94	9227	\$18.50
3	30424203	15	9227	\$18.50	43	30425226	55	9227	\$18.50	83	30424106	95	9227	\$18.50
4	30424204	16	9227	\$18.50	44	30425227	56	9227	\$18.50	84	30424105	96	9227	\$18.50
5	30424205	17	9227	\$18.50	45	30425228	57	9227	\$18.50	85	30424104	97	9227	\$18.50
6	30424206	18	9227	\$18.50	46	30425229	58	9227	\$18.50	86	30424103	98	9227	\$18.50
7	30424207	19	9227	\$18.50	47	30425230	59	9227	\$18.50	87	30424102	99	9227	\$18.50
8	30424208	21	9227	\$18.50	48	30425231	60	9227	\$18.50	88	30424101	100	9227	\$18.50
9	30424209	21	9227	\$18.50	49	30425232	61	9227	\$18.50	89	30425112	101	9227	\$18.50
10	30424210	22	9227	\$18.50	50	30425233	62	9227	\$18.50	90	30425111	102	9227	\$18.50
11	30424211	23	9227	\$18.50	51	30425234	63	9227	\$18.50	91	30425110	103	9227	\$18.50
12	30424212	24	9227	\$18.50	52	30425235	64	9227	\$18.50	92	30425109	104	9227	\$18.50
13	30424213	25	9227	\$18.50	53	30425236	65	9227	\$18.50	93	30425108	105	9227	\$18.50
14	30424214	26	9227	\$18.50	54	30425237	66	9227	\$18.50	94	30425107	106	9227	\$18.50
15	30424215	27	9227	\$18.50	55	30425238	67	9227	\$18.50	95	30425106	107	9227	\$18.50
16	30424216	28	9227	\$18.50	56	30425239	68	9227	\$18.50	96	30425105	108	9227	\$18.50
17	30424217	29	9227	\$18.50	57	30425240	69	9227	\$18.50	97	30425104	109	9227	\$18.50
18	30424218	30	9227	\$18.50	58	30425241	70	9227	\$18.50	98	30425103	110	9227	\$18.50
19	30424219	31	9227	\$18.50	59	30425242	71	9227	\$18.50	99	30425102	111	9227	\$18.50
20	30424220	32	9227	\$18.50	60	30425243	72	9227	\$18.50	100	30425101	112	9227	\$18.50
21	30424221	33	9227	\$18.50	61	30425244	73	9227	\$18.50	101	30425111	113	9227	\$18.50
22	30424222	34	9227	\$18.50	62	30425245	74	9227	\$18.50	102	30425110	114	9227	\$18.50
23	30424223	35	9227	\$18.50	63	30425246	75	9227	\$18.50	103	30425109	115	9227	\$18.50
24	30424224	36	9227	\$18.50	64	30425247	76	9227	\$18.50	104	30425108	116	9227	\$18.50
25	30424225	37	9227	\$18.50	65	30425248	77	9227	\$18.50	105	30425107	117	9227	\$18.50
26	30424226	38	9227	\$18.50	66	30425249	78	9227	\$18.50	106	30425106	118	9227	\$18.50
27	30424227	39	9227	\$18.50	67	30424122	79	9227	\$18.50	107	30425105	119	9227	\$18.50
28	30424228	40	9227	\$18.50	68	30424121	80	9227	\$18.50	108	30425104	120	9227	\$18.50
29	30424229	41	9227	\$18.50	69	30424120	81	9227	\$18.50	109	30425103	121	9227	\$18.50
30	30425213	42	9227	\$18.50	70	30424119	82	9227	\$18.50	110	30425102	122	9227	\$18.50
31	30425214	43	9227	\$18.50	71	30424118	83	9227	\$18.50	111	30425101	123	9227	\$18.50
32	30425215	44	9227	\$18.50	72	30424117	84	9227	\$18.50	112	30423501	1	9228	\$18.50
33	30425216	45	9227	\$18.50	73	30424116	85	9227	\$18.50	113	30423502	2	9228	\$18.50
34	30425217	46	9227	\$18.50	74	30424115	86	9221	\$18.50	114	30423503	3	9228	\$18.50
35	30425218	47	9227	\$18.50	75	30424114	87	9227	\$18.50	115	30426221	4	9228	\$18.50
36	30425219	48	9227	\$18.50	76	30424113	88	9227	\$18.50	116	30426222	5	9228	\$18.50
37	30425220	49	9227	\$18.50	77	30424112	89	9227	\$18.50	117	30426223	6	9228	\$18.50
38	30425221	50	9227	\$18.50	78	30424111	90	9227	\$18.50	118	30426224	7	9228	\$18.50
39	30425222	51	9227	\$18.50	79	30424110	91	9227	\$18.50	119	30426225	8	9228	\$18.50
40	30425223	52	9227	\$18.50	80	30424109	92	9227	\$18.50	120	30426226	9	9228	\$18.50

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
121	30423411	10	9228	\$18.50	180	30426105	69	9228	\$18.50	239	30427210	80	8857	\$18.50
122	30423410	11	9228	\$18.50	181	30426104	70	9228	\$18.50	240	30427211	81	8857	\$18.50
123	30423409	12	9228	\$18.50	182	30426103	71	9228	\$18.50	241	30427212	82	8857	\$18.50
124	30423408	13	9228	\$18.50	183	30426102	72	9228	\$18.50	242	30427213	83	8857	\$18.50
125	30423407	14	9228	\$18.50	184	30426101	73	9228	\$18.50	243	30427229	55	8857	\$18.50
126	30423406	15	9228	\$18.50	185	30423307	74	9228	\$18.50	244	30427228	56	8857	\$18.50
127	30423405	16	9228	\$18.50	186	30423308	75	9228	\$18.50	245	30427227	57	8857	\$18.50
128	30423404	17	9228	\$18.50	187	30423309	76	9228	\$18.50	246	30427226	58	8857	\$18.50
129	30423403	18	9228	\$18.50	188	30423301	77	9228	\$18.50	247	30427225	59	8857	\$18.50
130	30423402	19	9228	\$18.50	189	30423302	78	9228	\$18.50	248	30427224	60	8857	\$18.50
131	30423401	20	9228	\$18.50	190	30423303	79	9228	\$18.50	249	30427223	61	8857	\$18.50
132	30426201	21	9228	\$18.50	191	30423304	80	9228	\$18.50	250	30427222	62	8857	\$18.50
133	30426202	22	9228	\$18.50	192	30423201	81	9228	\$18.50	251	30427221	63	8857	\$18.50
134	30426203	23	9228	\$18.50	193	30423202	82	9228	\$18.50	252	30427220	64	8857	\$18.50
135	30426204	24	9228	\$18.50	194	30423115	83	9228	\$18.50	253	30427219	65	8857	\$18.50
136	30426205	25	9228	\$18.50	195	30423116	84	9228	\$18.50	254	30427218	66	8857	\$18.50
137	30426206	26	9228	\$18.50	196	30423117	85	9228	\$18.50	255	30427217	67	8857	\$18.50
138	30426207	27	9228	\$18.50	197	30423118	86	9228	\$18.50	256	30427216	68	8857	\$18.50
139	30426208	28	9228	\$18.50	198	30423119	87	9228	\$18.50	257	30427215	69	8857	\$18.50
140	30426209	29	9228	\$18.50	199	30423120	88	9228	\$18.50	258	30427214	70	8857	\$18.50
141	30426210	30	9228	\$18.50	200	30423121	89	9228	\$18.50	259	30427201	71	8857	\$18.50
142	30426211	31	9228	\$18.50	201	30423122	90	9228	\$18.50	260	30427202	72	8857	\$18.50
143	30426212	32	9228	\$18.50	202	30423123	91	9228	\$18.50	261	30427203	73	8857	\$18.50
144	30426213	33	9228	\$18.50	203	30423101	12	9227	\$18.50	262	30427204	74	8857	\$18.50
145	30426214	34	9228	\$18.50	204	30423102	11	9227	\$18.50	263	30427205	75	8857	\$18.50
146	30426215	35	9228	\$18.50	205	30423103	10	9227	\$18.50	264	30427206	76	8857	\$18.50
147	30426216	36	9228	\$18.50	206	30423104	9	9227	\$18.50	265	30427207	77	8857	\$18.50
148	30426217	37	9228	\$18.50	207	30423105	8	9227	\$18.50	266	30427320	23	8857	\$18.50
149	30426218	38	9228	\$18.50	208	30423106	7	9227	\$18.50	267	30427319	24	8857	\$18.50
150	30426219	39	9228	\$18.50	209	30423107	6	9227	\$18.50	268	30427318	25	8857	\$18.50
151	30426220	40	9228	\$18.50	210	30423108	5	9227	\$18.50	269	30427317	26	8857	\$18.50
152	30426133	41	9228	\$18.50	211	30423109	4	9227	\$18.50	270	30427316	27	8857	\$18.50
153	30426132	42	9228	\$18.50	212	30423110	3	9227	\$18.50	271	30427315	28	8857	\$18.50
154	30426131	43	9228	\$18.50	213	30423111	2	9227	\$18.50	272	30427314	29	8857	\$18.50
155	30426130	44	9228	\$18.50	214	30423112	1	9227	\$18.50	273	30427313	30	8857	\$18.50
156	30426129	45	9228	\$18.50	215	30423124	1	8857	\$18.50	274	30427312	31	8857	\$18.50
157	30426128	46	9228	\$18.50	216	30423125	2	8857	\$18.50	275	30427311	32	8857	\$18.50
158	30426127	47	9228	\$18.50	217	30427339	3	8857	\$18.50	276	30427310	33	8857	\$18.50
159	30426126	48	9228	\$18.50	218	30427338	4	8857	\$18.50	277	30427309	34	8857	\$18.50
160	30426125	49	9228	\$18.50	219	30427337	5	8857	\$18.50	278	30427308	35	8857	\$18.50
161	30426124	50	9228	\$18.50	220	30427336	6	8857	\$18.50	279	30427307	36	8857	\$18.50
162	30426123	51	9228	\$18.50	221	30427335	7	8857	\$18.50	280	30427306	37	8857	\$18.50
163	30426122	52	9228	\$18.50	222	30427334	8	8857	\$18.50	281	30427305	38	8857	\$18.50
164	30426121	53	9228	\$18.50	223	30427333	9	8857	\$18.50	282	30427304	39	8857	\$18.50
165	30426120	54	9228	\$18.50	224	30427332	10	8857	\$18.50	283	30427303	40	8857	\$18.50
166	30426119	55	9228	\$18.50	225	30427331	11	8857	\$18.50	284	30427302	41	8857	\$18.50
167	30426118	56	9228	\$18.50	226	30427330	12	8857	\$18.50	285	30427301	42	8857	\$18.50
168	30426117	57	9228	\$18.50	227	30427329	13	8857	\$18.50	286	30427101	43	8857	\$18.50
169	30426116	58	9228	\$18.50	228	30427328	14	8857	\$18.50	287	30427102	44	8857	\$18.50
170	30426115	59	9228	\$18.50	229	30423203	15	8857	\$18.50	288	30427103	45	8857	\$18.50
171	30426114	60	9228	\$18.50	230	30427327	16	8857	\$18.50	289	30427104	46	8857	\$18.50
172	30426113	61	9228	\$18.50	231	30427326	17	8857	\$18.50	290	30427105	47	8857	\$18.50
173	30426112	62	9228	\$18.50	232	30427325	18	8857	\$18.50	291	30427106	48	8857	\$18.50
174	30426111	63	9228	\$18.50	233	30427324	19	8857	\$18.50	292	30427107	49	8857	\$18.50
175	30426110	64	9228	\$18.50	234	30427323	20	8857	\$18.50	293	30427108	50	8857	\$18.50
176	30426109	65	9228	\$18.50	235	30427322	21	8857	\$18.50	294	30427109	51	8857	\$18.50
177	30426108	66	9228	\$18.50	236	30427321	22	8857	\$18.50	295	30427110	52	8857	\$18.50
178	30426107	67	9228	\$18.50	237	30427208	78	8857	\$18.50	296	30427111	53	8857	\$18.50
179	30426106	68	9228	\$18.50	238	30427209	79	8857	\$18.50	297	30427112	54	8857	\$18.50

## **PART E**

### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Lighting Maintenance District No. 2 is included herein.

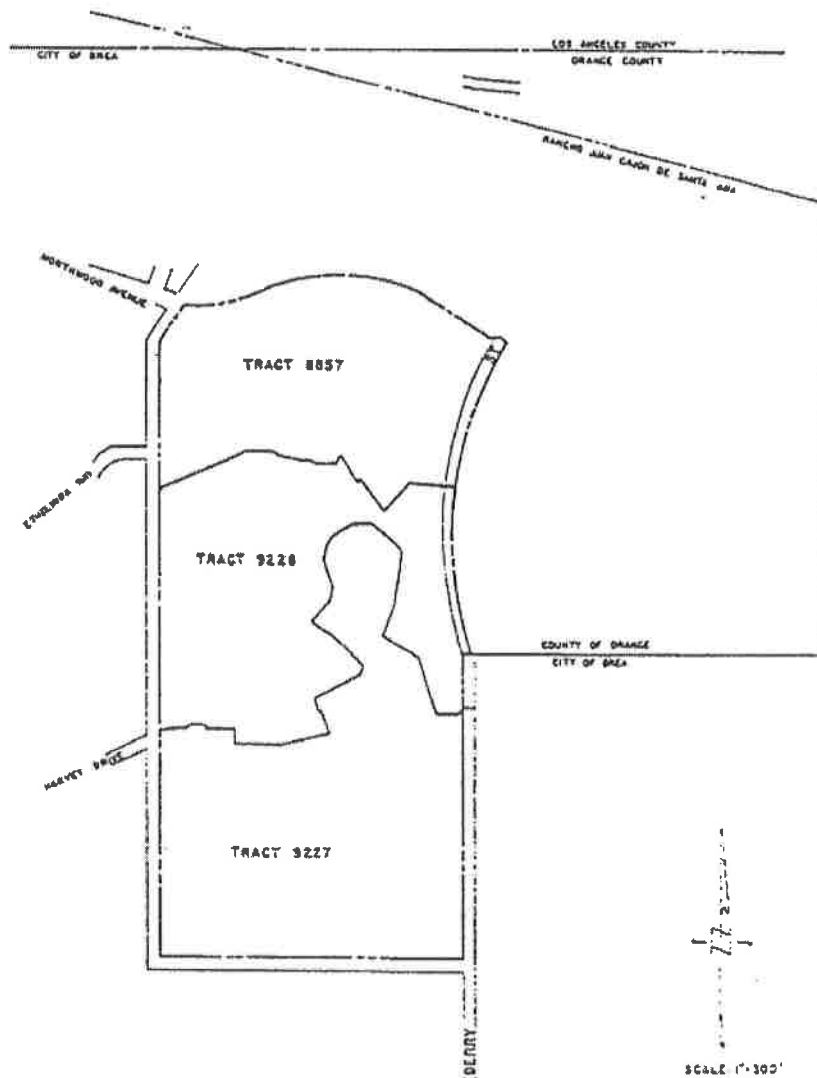
District No. 2 is generally located west of Berry Street, north of Central Avenue, and south of Northwood Avenue.

The boundaries of District No. 2 are described as "being the boundary of Annexation No. 8-74 to the City of Brea, County of Orange, State of California."

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for fiscal year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.

LEGEND

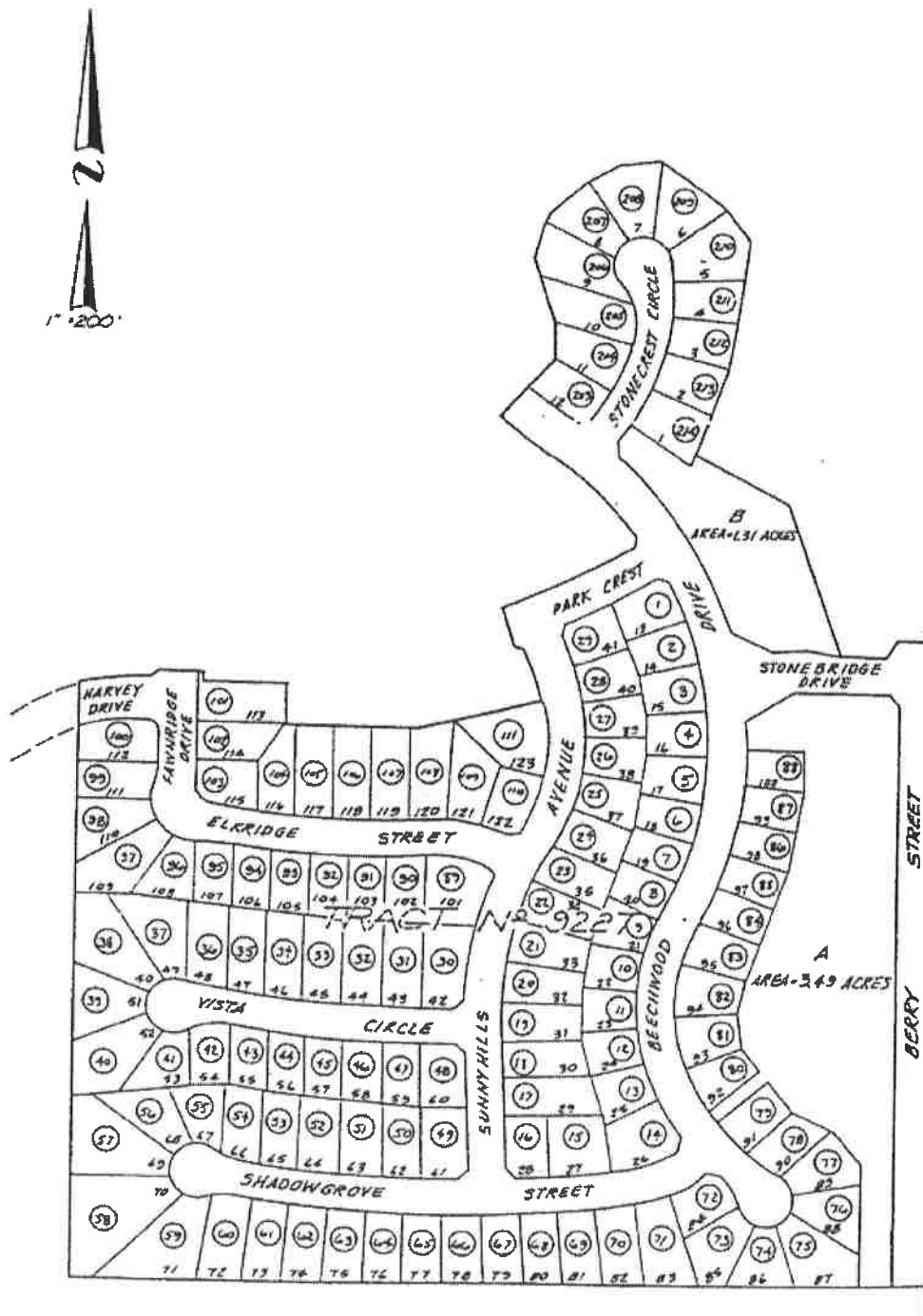
- STREET LIGHTING DISTRICT BOUNDARY
- COUNTY BOUNDARY
- RANCHES BOUNDARY



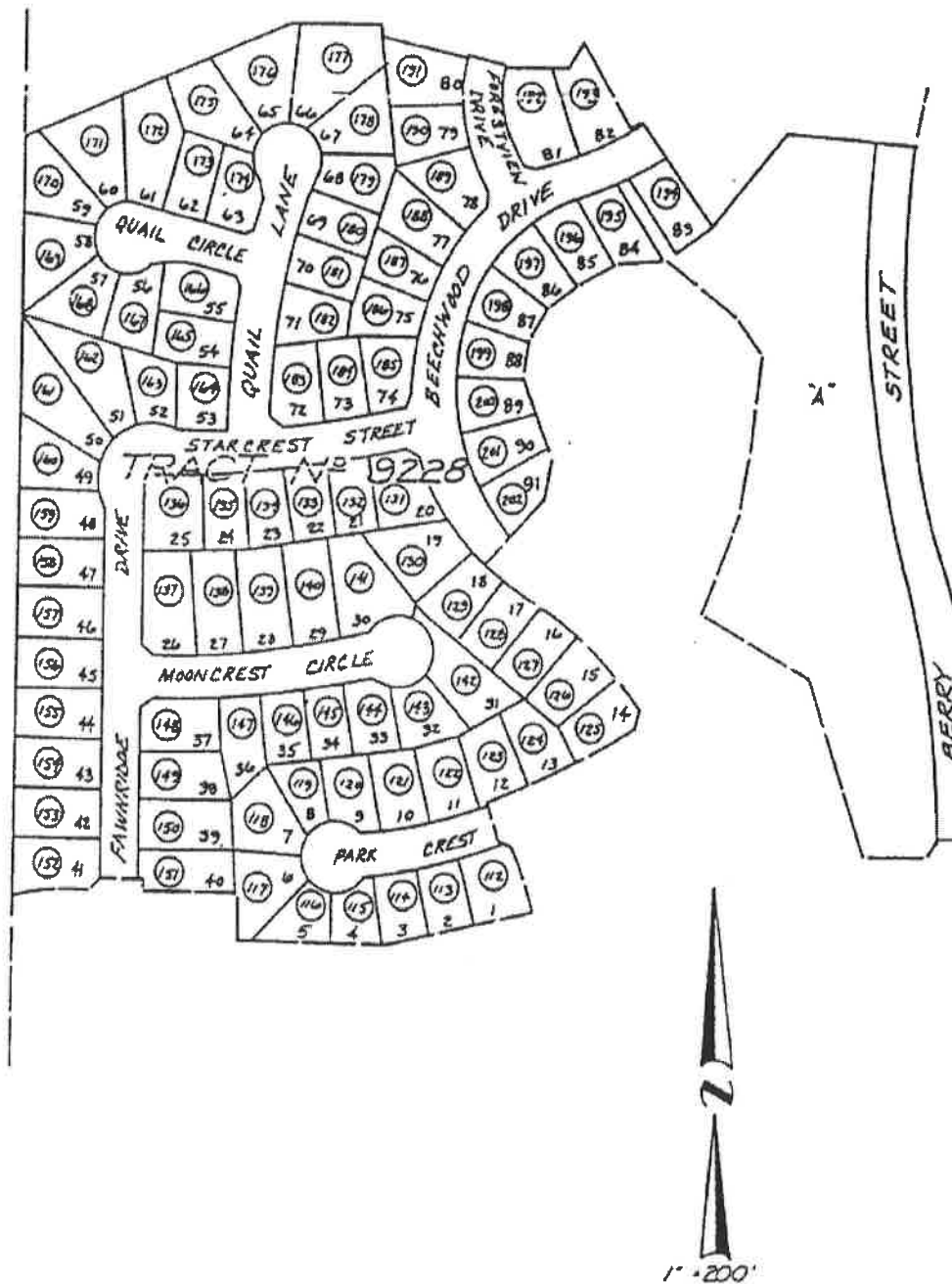
ASSESSMENT DIAGRAM BOUNDRIES  
STREET LIGHTING DISTRICT NO. 2  
IN THE CITY OF BRE, COUNTY OF ORANGE, STATE OF CALIFORNIA

SHEET 1 OF 1



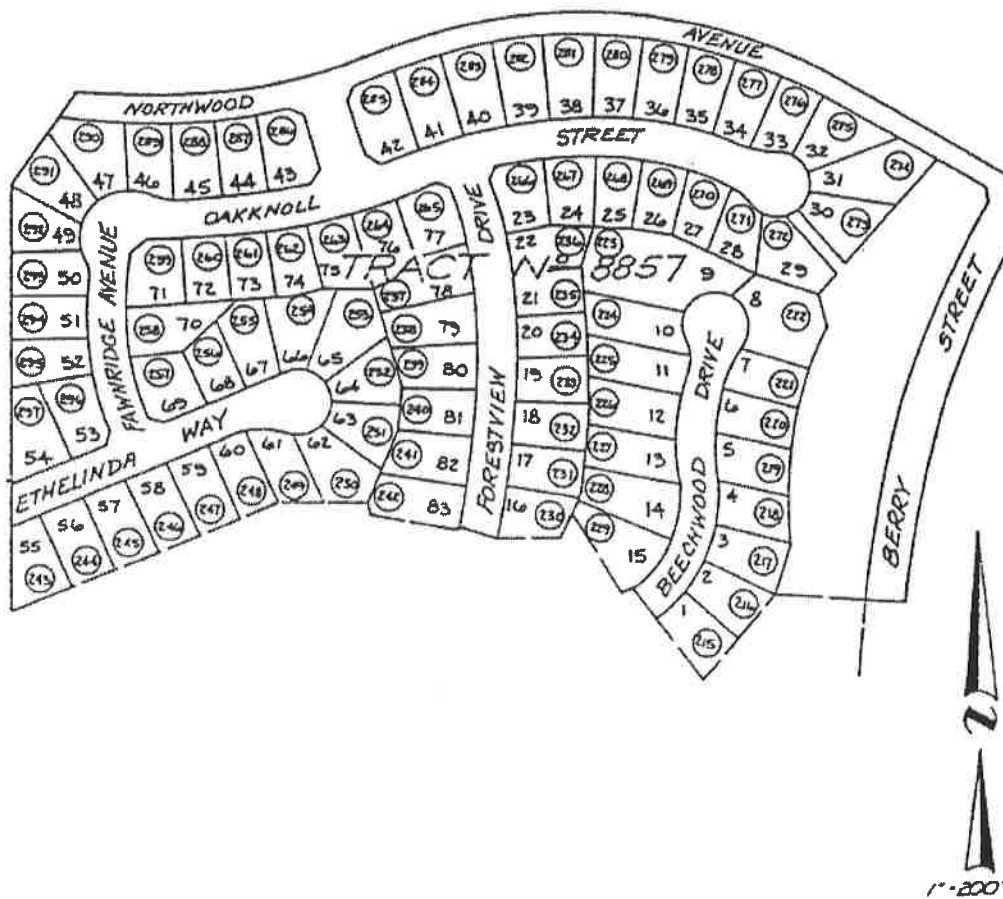


ASSESSMENT DIAGRAM  
TO  
CITY OF BREA STREET LIGHTING ASSESSMENT  
DISTRICT N<sup>o</sup> 2  
SHEET 2 OF 2



**ASSESSMENT DIAGRAM  
TO  
CITY OF BREA STREET LIGHTING ASSESSMENT  
DISTRICT Nº 2**

**SHEET 3C**



**ASSESSMENT DIAGRAM  
TO  
CITY OF BREA STREET LIGHTING ASSESSMENT  
DISTRICT N<sup>o</sup> 2**

**SHEET 40**

**Landscape and Lighting  
Maintenance District  
No. 3  
City of Brea**

**Prepared under the authority of the  
Landscape and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Landscape & Lighting Maintenance District No. 3**

Transmitted herewith for your review and consideration is a report entitled, "Landscape and Lighting Maintenance District No. 3, City of Brea."

This report has been prepared in accordance with the Landscape and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscape and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

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**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

Civic & Cultural Center • 1 Civic Center Circle • Brea, California 92821-5732 • 714/990-7600 • FAX 714/990-2258 • [www.cityofbrea.net](http://www.cityofbrea.net)

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## PART C METHOD OF APPORTIONMENT OF ASSESSMENT

### GENERAL

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

In addition, Proposition 218, the "Right to Vote on Taxes Act" which was approved on the November 1996 Statewide ballot and added Article XIID to the California Constitution, requires that a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel. XIID provides that only special benefits are assessable and the City must separate the general benefits from the special benefits. XIID also requires that publicly owned property which benefit from the improvements be assessed.

### SPECIAL BENEFIT ANALYSIS

**Street Landscaping, Slopes and Greenbelts.** Trees, landscaping, hardscaping and appurtenant facilities, if well maintained, provide beautification, shade and enhancement of the desirability of the surroundings, and therefore increase property value.

In Parkways and Land Values, written by John Nolan and Henry V. Hubbard in 1937, it is stated:

"... there is no lack of opinion, based on general principals and experience and common sense, that parkways *do in fact add value* to property, even though the amount cannot be determined exactly.... Indeed, in most cases where public money has been spent for parkways the assumption has been definitely made that the proposed parkway will show a *provable* financial profit to the City. It has been believed that the establishment of parkways causes a rise in real estate values throughout the City, or in parts of the City,..."

It should be noted that the definition of "parkways" above may include the roadway as well as the landscaping along side the roadway.



The ongoing operation and maintenance of the street landscaping, slopes and greenways within the district, as identified in Part A of this Report, provide beautification to the areas that result in a special benefit to the parcels within the tracts adjacent to the improvements. If these landscaped areas were not properly maintained, the tract would be blighted.

**Theme Lighting.** Proper maintenance and operation of pedestrian and street lights benefit all properties within the District by providing security, safety and community character and vitality as outlined below. Streetlights provide only incidental benefits to motorists traveling to, from or through the area.

---

### BENEFITS OF STREET LIGHTING

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#### Security and Safety

- Mitigates crime
- Alleviates the fear of crime
- Enhances safe ingress/egress to property

#### Community Character and Vitality

- Promotes social interaction
  - Contributes to a positive nighttime visual image
- 

### ASSESSMENT METHODOLOGY

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\$84,504 / 188 \text{ SFR's} = \$449.49 / \text{SFR}$$

**This assessment rate is the maximum rate.** This maximum assessment rate will be increased each year by the annual change in the Consumer Price Index (CPI), All Urban Consumers, for the Los Angeles, Riverside and Orange County areas. The actual assessments levied in any fiscal year will be as approved by the City Council and may not exceed the maximum assessment rate without receiving property owner approval for the increase. The calculation for the maximum assessment rate is provided in the table below. The increase in CPI for FY 2017-18 is 1.9%.

Maximum Assessment Rate Calculation		
Fiscal Year	CPI Increase	Maximum Assessment
FY 2003-04		\$336.27 / SFR
FY 2004-05	1.8%	\$342.32 / SFR
FY 2005-06	4.4%	\$357.39 / SFR
FY 2006-07	4.5%	\$373.47 / SFR
FY 2007-08	4.3%	\$389.53 / SFR
FY 2008-09	3.3%	\$402.38 / SFR
FY 2009-10	3.5%	\$416.47 / SFR
FY 2010-11	0%	\$416.47 / SFR
FY 2011-12	1.2%	\$421.47 / SFR
FY 2012-13	2.7%	\$432.85 / SFR
FY 2013-14	2%	\$441.51 / SFR
FY 2014-15	1.1%	\$446.37 / SFR
FY 2015-16	.7%	\$449.49 / SFR
FY 2016-17	2%	\$458.48 / SFR
FY 2017-18	1.9%	\$467.19 / SFR

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
1	32026208	1	8242	\$402.38	39	32024107	39	8242	\$402.38
2	32026209	2	8242	\$402.38	40	32024108	40	8242	\$402.38
3	32026210	3	8242	\$402.38	41	32024109	41	8242	\$402.38
4	32026211	4	8242	\$402.38	42	32024110	42	8242	\$402.38
5	32026212	5	8242	\$402.38	43	32024111	43	8242	\$402.38
6	32026213	6	8242	\$402.38	44	32024112	44	8242	\$402.38
7	32026214	7	8242	\$402.38	45	32024113	45	8242	\$402.38
8	32026215	8	8242	\$402.38	46	32024114	46	8242	\$402.38
9	32025401	9	8242	\$402.38	47	32024125	47	8242	\$402.38
10	32025402	10	8242	\$402.38	48	32024126	48	8242	\$402.38
11	32025403	11	8242	\$402.38	49	32024127	49	8242	\$402.38
12	32025404	12	8242	\$402.38	50	32024128	50	8242	\$402.38
13	32025405	13	8242	\$402.38	51	32024123	51	8242	\$402.38
14	32025406	14	8242	\$402.38	52	32024124	52	8242	\$402.38
15	32025311	15	8242	\$402.38	53	32024210	53	8242	\$402.38
16	32025309	16	8242	\$402.38	54	32024209	54	8242	\$402.38
17	32025308	17	8242	\$402.38	55	32024208	55	8242	\$402.38
18	32025307	18	8242	\$402.38	56	32024207	56	8242	\$402.38
19	32025306	19	8242	\$402.38	57	32024206	57	8242	\$402.38
20	32025305	20	8242	\$402.38	58	32024205	58	8242	\$402.38
21	32025304	21	8242	\$402.38	59	32024204	59	8242	\$402.38
22	32025303	22	8242	\$402.38	60	32024203	60	8242	\$402.38
23	32025302	23	8242	\$402.38	61	32024202	61	8242	\$402.38
24	32025301	24	8242	\$402.38	62	32024201	62	8242	\$402.38
25	32025207	25	8242	\$402.38	63	32024226	63	8242	\$402.38
26	32025208	26	8242	\$402.38	64	32024225	64	8242	\$402.38
27	32025209	27	8242	\$402.38	65	32024224	65	8242	\$402.38
28	32025210	28	8242	\$402.38	66	32024223	66	8242	\$402.38
29	32025201	29	8242	\$402.38	67	32024222	67	8242	\$402.38
30	32025202	30	8242	\$402.38	68	32024221	68	8242	\$402.38
31	32025203	31	8242	\$402.38	69	32024220	69	8242	\$402.38
32	32025204	32	8242	\$402.38	70	32024219	70	8242	\$402.38
33	32024101	33	8242	\$402.38	71	32024218	71	8242	\$402.38
34	32024102	34	8242	\$402.38	72	32024217	72	8242	\$402.38
35	32024103	35	8242	\$402.38	73	32024216	73	8242	\$402.38
36	32024104	36	8242	\$402.38	74	32024215	74	8242	\$402.38
37	32024105	37	8242	\$402.38	75	32024214	75	8242	\$402.38
38	32024106	38	8242	\$402.38	76	32024213	76	8242	\$402.38

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
77	32024212	77	8242	\$402.38	126	32026244	126	8242	\$402.38
78	32024211	78	8242	\$402.38	127	32026245	127	8242	\$402.38
79	32025138	79	8242	\$402.38	128	32026246	128	8242	\$402.38
80	32025137	80	8242	\$402.38	130	32026248	130	8242	\$402.38
81	32025136	81	8242	\$402.38	131	32026249	131	8242	\$402.38
82	32025135	82	8242	\$402.38	132	32024305	132	8242	\$402.38
83	32025134	83	8242	\$402.38	133	32024306	133	8242	\$402.38
84	32025133	84	8242	\$402.38	134	32024307	134	8242	\$402.38
85	32025132	85	8242	\$402.38	135	32024308	135	8242	\$402.38
86	32025131	86	8242	\$402.38	136	32024309	136	8242	\$402.38
87	32025130	87	8242	\$402.38	137	32024310	137	8242	\$402.38
88	32025129	88	8242	\$402.38	138	32024401	138	8242	\$402.38
89	32025128	89	8242	\$402.38	139	32024402	139	8242	\$402.38
90	32025127	90	8242	\$402.38	140	32024403	140	8242	\$402.38
91	32025126	91	8242	\$402.38	141	32024404	141	8242	\$402.38
92	32025125	92	8242	\$402.38	142	32024405	142	8242	\$402.38
93	32025124	93	8242	\$402.38	143	32024406	143	8242	\$402.38
94	32025123	94	8242	\$402.38	144	32024407	144	8242	\$402.38
95	32025122	95	8242	\$402.38	145	32026234	145	8242	\$402.38
96	32025121	96	8242	\$402.38	146	32026235	146	8242	\$402.38
97	32025120	97	8242	\$402.38	147	32026236	147	8242	\$402.38
98	32025119	98	8242	\$402.38	148	32026237	148	8242	\$402.38
99	32025118	99	8242	\$402.38	149	32026238	149	8242	\$402.38
100	32025117	100	8242	\$402.38	150	32026239	150	8242	\$402.38
101	32025116	101	8242	\$402.38	151	32026240	151	8242	\$402.38
102	32025115	102	8242	\$402.38	152	32026241	152	8242	\$402.38
103	32024301	103	8242	\$402.38	153	32026217	153	8242	\$402.38
104	32024302	104	8242	\$402.38	154	32026218	154	8242	\$402.38
105	32024302	105	8242	\$402.38	155	32026319	155	8242	\$402.38
106	32024304	106	8242	\$402.38	156	32026220	156	8242	\$402.38
107	32026250	107	8242	\$402.38	157	32026221	157	8242	\$402.38
108	32026251	108	8242	\$402.38	158	32026227	158	8242	\$402.38
109	32026252	109	8242	\$402.38	159	32026228	159	8242	\$402.38
110	32026253	110	8242	\$402.38	160	32026229	160	8242	\$402.38
111	32025114	111	8242	\$402.38	161	32026230	161	8242	\$402.38
112	32025113	112	8242	\$402.38	162	32026231	162	8242	\$402.38
113	32025112	113	8242	\$402.38	163	32026232	163	8242	\$402.38
114	32025111	114	8242	\$402.38	164	32026233	164	8242	\$402.38
115	32025109	115	8242	\$402.38	165	32026222	165	8242	\$402.38
116	32025108	116	8242	\$402.38	166	32026223	166	8242	\$402.38
117	32025107	117	8242	\$402.38	167	32026224	167	8242	\$402.38
118	32025106	118	8242	\$402.38	168	32026225	168	8242	\$402.38
119	32025105	119	8242	\$402.38	169	32026226	169	8242	\$402.38
120	32025104	120	8242	\$402.38	170	32026206	170	8242	\$402.38
121	32025103	121	8242	\$402.38	171	32026205	171	8242	\$402.38
122	32025102	122	8242	\$402.38	172	32026204	172	8242	\$402.38
123	32025101	123	8242	\$402.38	173	32026203	173	8242	\$402.38
124	32026242	124	8242	\$402.38	174	32026202	174	8242	\$402.38
125	32026243	125	8242	\$402.38	175	32026201	175	8242	\$402.38

AD #	APN	Lot	Tract	Asmt
176	32026101	176	8242	\$402.38
177	32026102	177	8242	\$402.38
178	32026103	178	8242	\$402.38
179	32026104	179	8242	\$402.38
180	32026105	180	8242	\$402.38
181	32026106	181	8242	\$402.38
182	32026107	182	8242	\$402.38
183	32026108	183	8242	\$402.38
184	32026109	184	8242	\$402.38
185	32026110	185	8242	\$402.38
186	32026111	186	8242	\$402.38
187	32026112	187	8242	\$402.38
188	32026113	188	8242	\$402.38

## **PART E**

### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Landscape and Lighting Maintenance District No. 3 is included herein.

The boundaries of the District are described as being the blue border of Tract No. 8242, as shown on a map recorded in Book 428, pages 19 through 24 of Miscellaneous Maps of Orange County, California.

Assessment Parcels 1 through 188 being also Lots 1 through 188 of Tract No. 8242.

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.



SCALE 1" = 240'

STREET LIGHTING DISTRICT BOUNDARY

CITY OF BRECA BOUNDARY

LOT NUMBER

ASSESSMENT NUMBER

ASSESSMENT DIAGRAM BOUNDRIES  
STREET LIGHTING AND MAINTANENCE DISTRICT NO.3  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

**Lighting  
Maintenance District  
No. 4  
City of Brea**

**Prepared under the authority of the  
Landscaping and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**



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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Lighting Maintenance District No. 4**

Transmitted herewith for your review and consideration is a report entitled, "Lighting Maintenance District No. 4, City of Brea."

This report has been prepared in accordance with the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscaping and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

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**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

Civic & Cultural Center • 1 Civic Center Circle • Brea, California 92821-5732 • 714/990-7600 • FAX 714/990-2258 • [www.cityofbrea.net](http://www.cityofbrea.net)

current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## **PART C**

### **METHOD OF APPORTIONMENT OF ASSESSMENT**

#### **GENERAL**

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

#### **ASSESSMENT METHODOLOGY**

The Park Paseo Development project (Tract Numbers 10224, 10324, 10325, 10326, 10327 and 9298, all a portion of Tentative Tract No. 9298 in the City of Brea) was developed under conditions of development as required by the City Council of the City of Brea.

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\text{\$2,760} / 230 \text{ SFR's} = \text{\$12.00} / \text{SFR}$$

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
1	32027131	1	10224	\$12.00	41	32027156	10	10324	\$12.00	81	32029208	19	10325	\$12.00
2	32027130	2	10224	\$12.00	42	32027157	11	10324	\$12.00	82	32029209	20	10325	\$12.00
3	32027129	3	10224	\$12.00	43	32027158	12	10324	\$12.00	83	32029210	21	10325	\$12.00
4	32027128	4	10224	\$12.00	44	32027159	13	10324	\$12.00	84	32029211	22	10325	\$12.00
5	32027127	5	10224	\$12.00	45	32027160	14	10324	\$12.00	85	32029212	23	10325	\$12.00
6	32027126	6	10224	\$12.00	46	32027161	15	10324	\$12.00	86	32029213	24	10325	\$12.00
7	32027125	7	10224	\$12.00	47	32027162	16	10324	\$12.00	87	32029214	25	10325	\$12.00
8	32027124	8	10224	\$12.00	48	32027163	17	10324	\$12.00	88	32029215	26	10325	\$12.00
9	32027123	9	10224	\$12.00	49	32027164	18	10324	\$12.00	89	32029201	27	10325	\$12.00
10	32027122	10	10224	\$12.00	50	32027165	19	10324	\$12.00	90	32029202	28	10325	\$12.00
11	32027121	11	10224	\$12.00	51	32027166	20	10324	\$12.00	91	32029203	29	10325	\$12.00
12	32027120	12	10224	\$12.00	52	32027167	21	10324	\$12.00	92	32029204	30	10325	\$12.00
13	32027119	13	10224	\$12.00	53	32027178	1	11827	\$12.00	93	32029205	31	10325	\$12.00
14	32027118	14	10224	\$12.00	54	32027179	2	11827	\$12.00	94	32029206	32	10325	\$12.00
15	32027117	15	10224	\$12.00	55	32027180	3	11827	\$12.00	95	32029207	33	10325	\$12.00
16	32027116	16	10224	\$12.00	56	32029143	4	11827	\$12.00	96	32029112	34	10325	\$12.00
17	32027115	17	10224	\$12.00	57	32029145	5	11827	\$12.00	97	32029148	10	11827	\$12.00
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19	32027113	19	10224	\$12.00	59	32029102	28	10324	\$12.00	99	32029150	19	11827	\$12.00
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## **PART E**

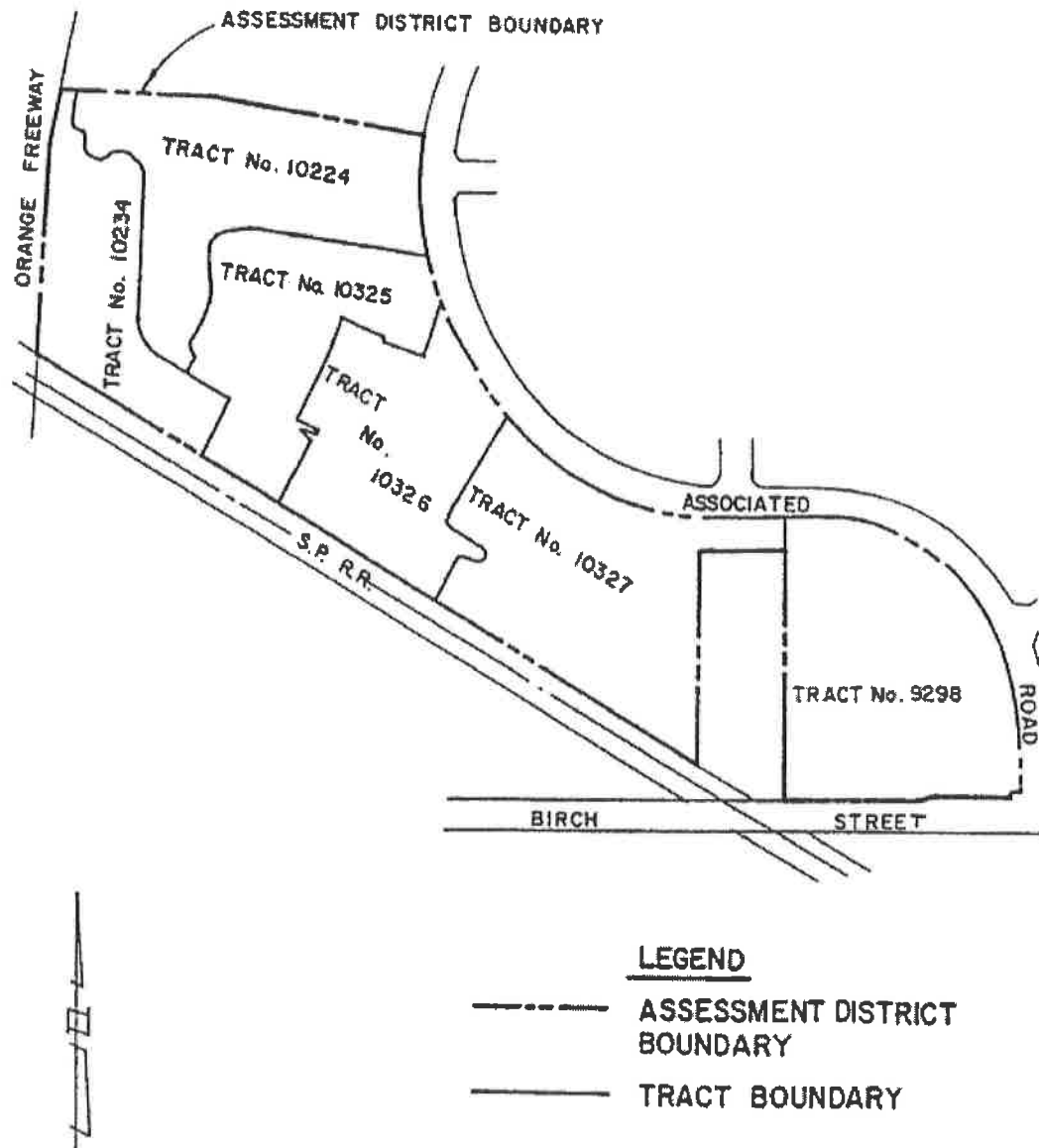
### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Lighting Maintenance District No. 4 is included herein.

District No. 4 is generally located east of the Orange Freeway, North of Birch Street and the Southern Pacific Railroad right of way and South and West of Associated Road. The lands within the District boundaries include Tract 10224, Tract 10324, Tract 10325, Tract 10326, Tract 10327 and Tract 9298 in the City of Brea, County of Orange, State of California. The entire Project is commonly known as "Park Paseo" project in the City of Brea.

The boundaries of the District are described as the North line of Tract 10224, the Easterly line of Tracts 10224 and Tract 10324, the Northerly line of Tracts 10326, Tract 10327 and Tract 9298, the Easterly line of Tract 9298 together with the South line of Tract 9298 and the Southerly line of Tract 10327, Tract 10326, Tract 10325, Tract 10324 and the West line and North line of Tract 10324 in the City of Brea, County of Orange, State of California.

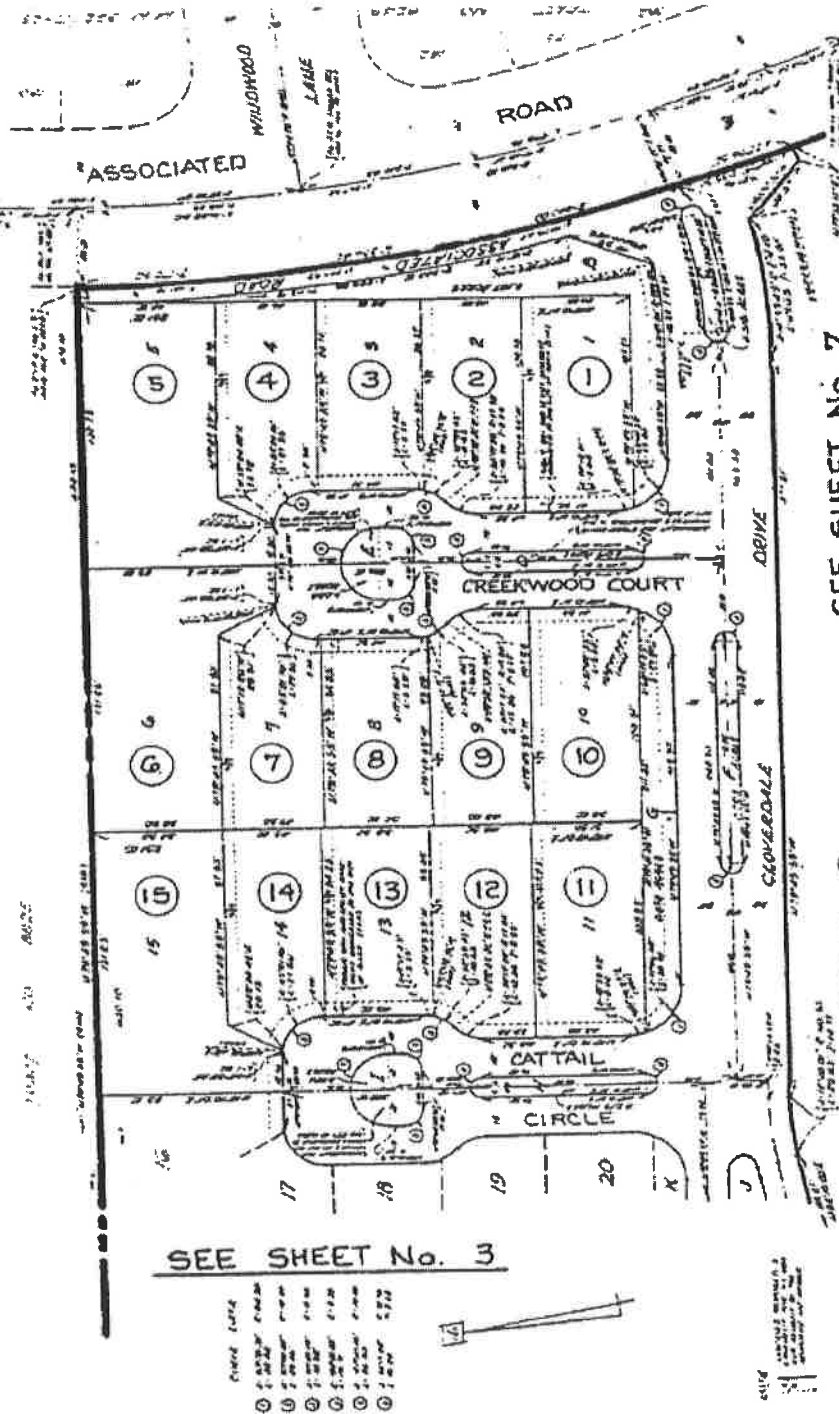
Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.



**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 1 OF 17



**TRACT NO. 10224**  
IN THE CITY OF BREA, COUNTY OF ORANGE  
JAN A. ADAMS, PCE, 2007  
CHUECH ENGINEERING, INC. JANUARY, 1974



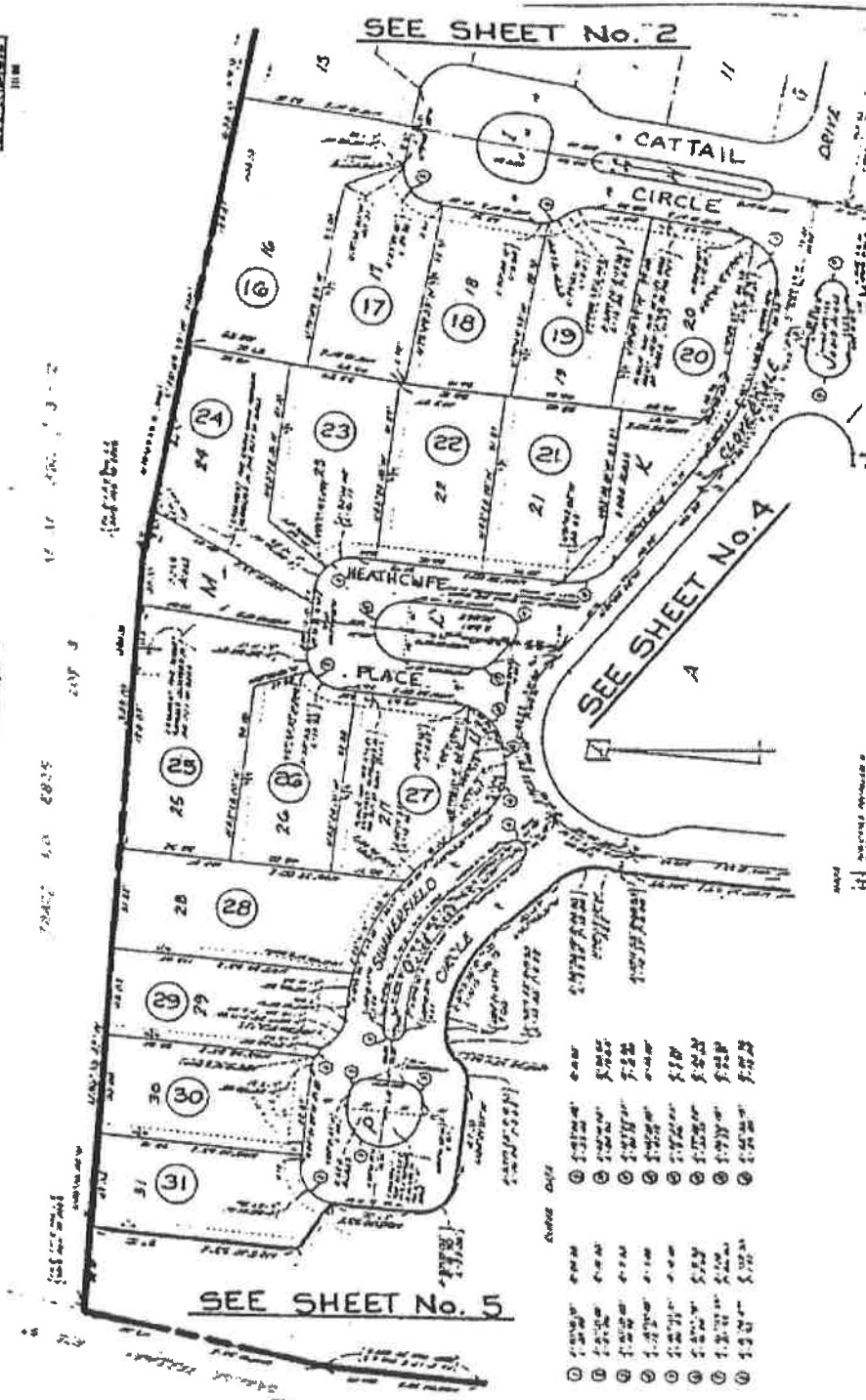
**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 2 OF 1

134 14



# TRACT NO. 10224

IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
JANUARY 1987  
CHURCH ENGINEERING, INC.  
JANUARY 1987



## ASSESSMENT DIAGRAM

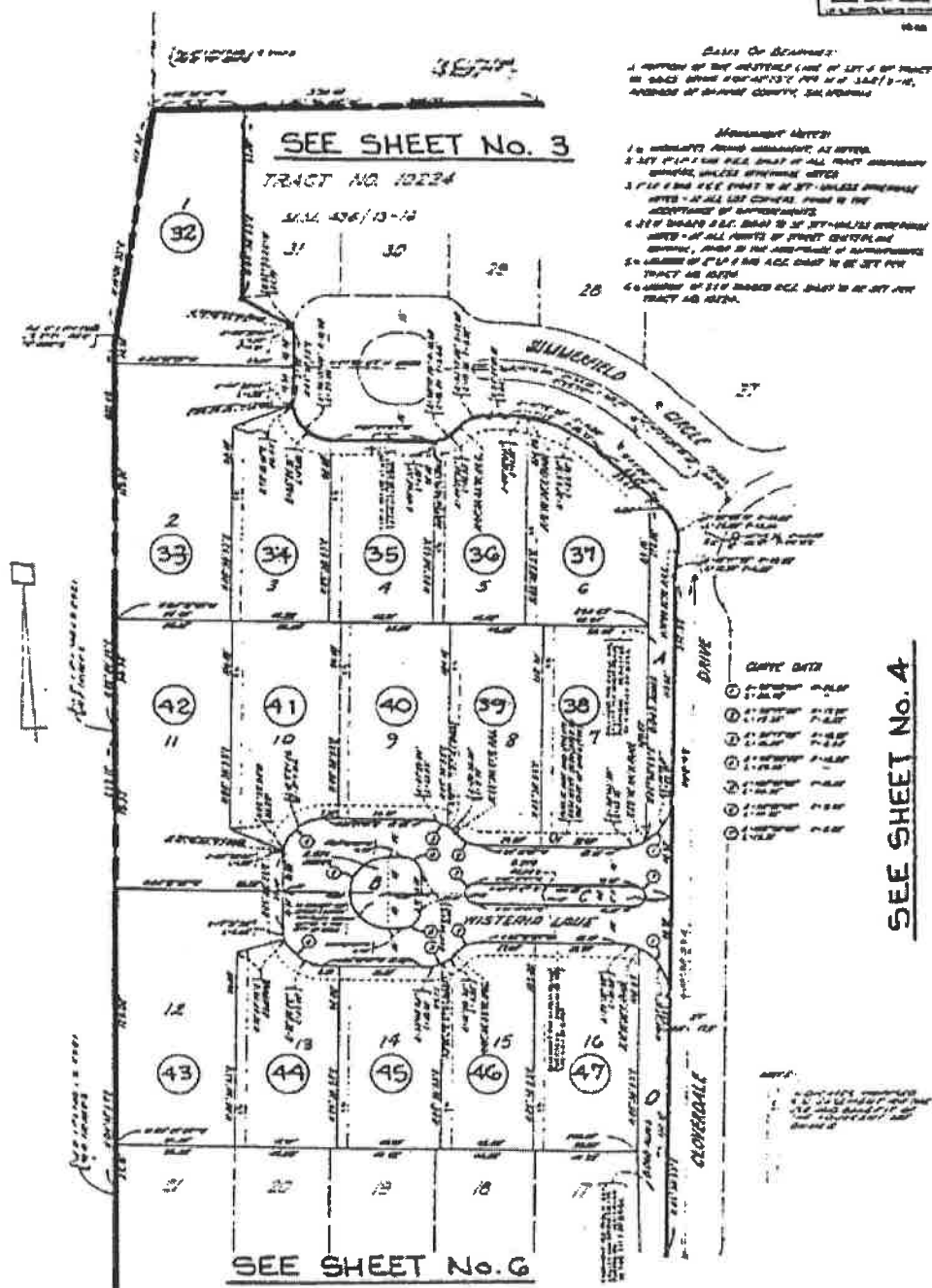
### CITY OF BREA STREET LIGHTING ASSESSMENT DISTRICT No. 4

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 3 OF 17



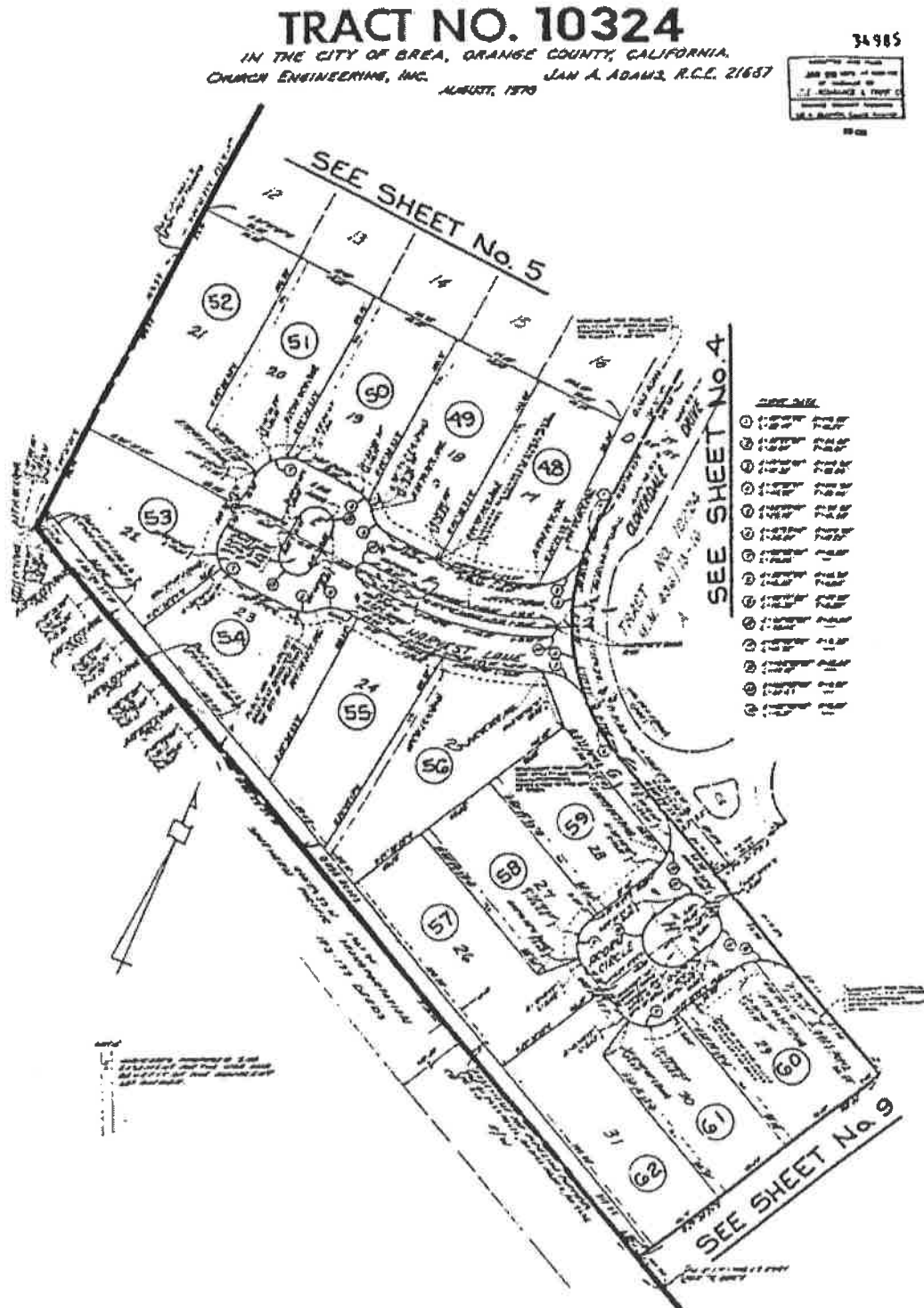
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 4 OF 17

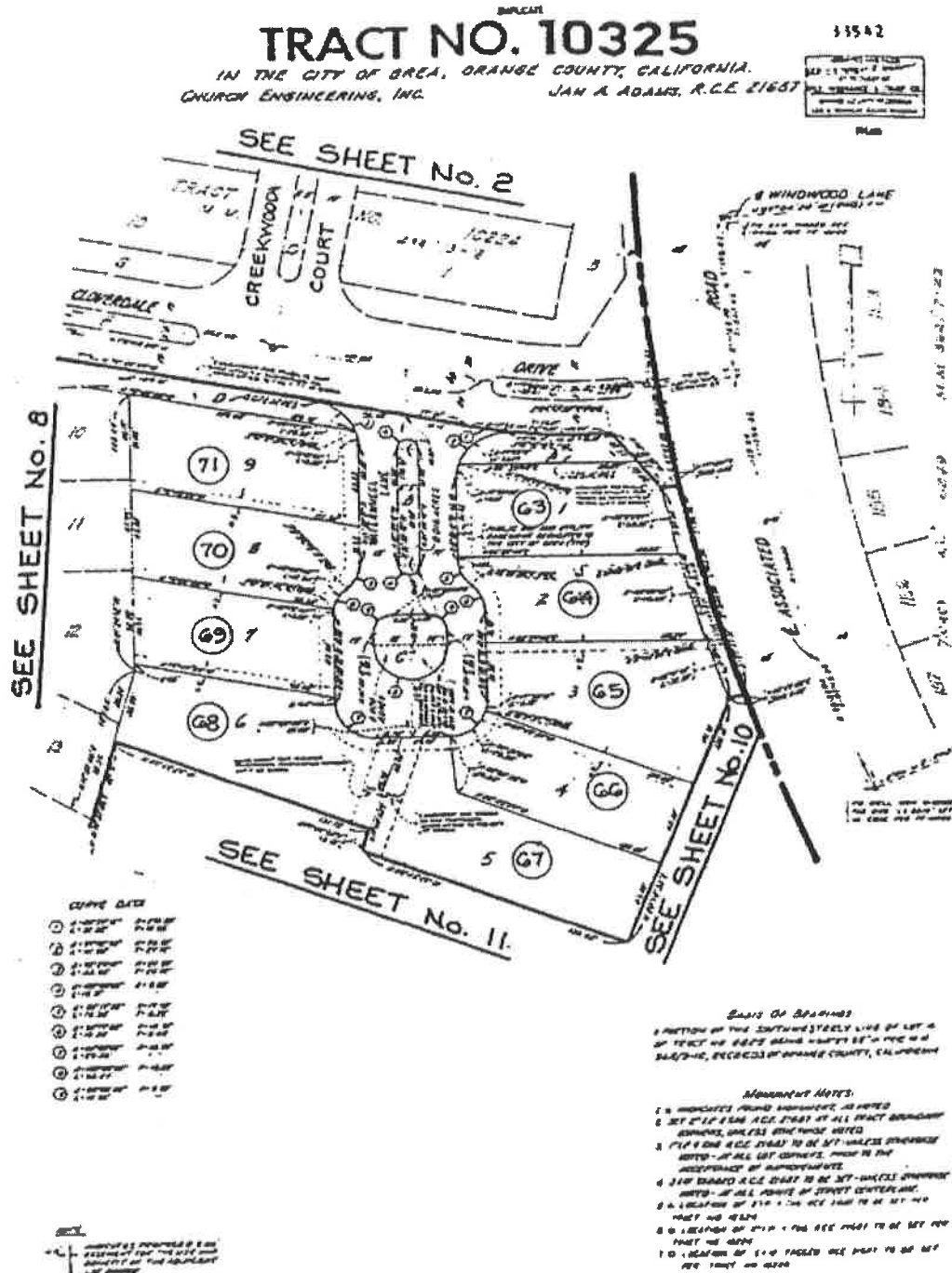
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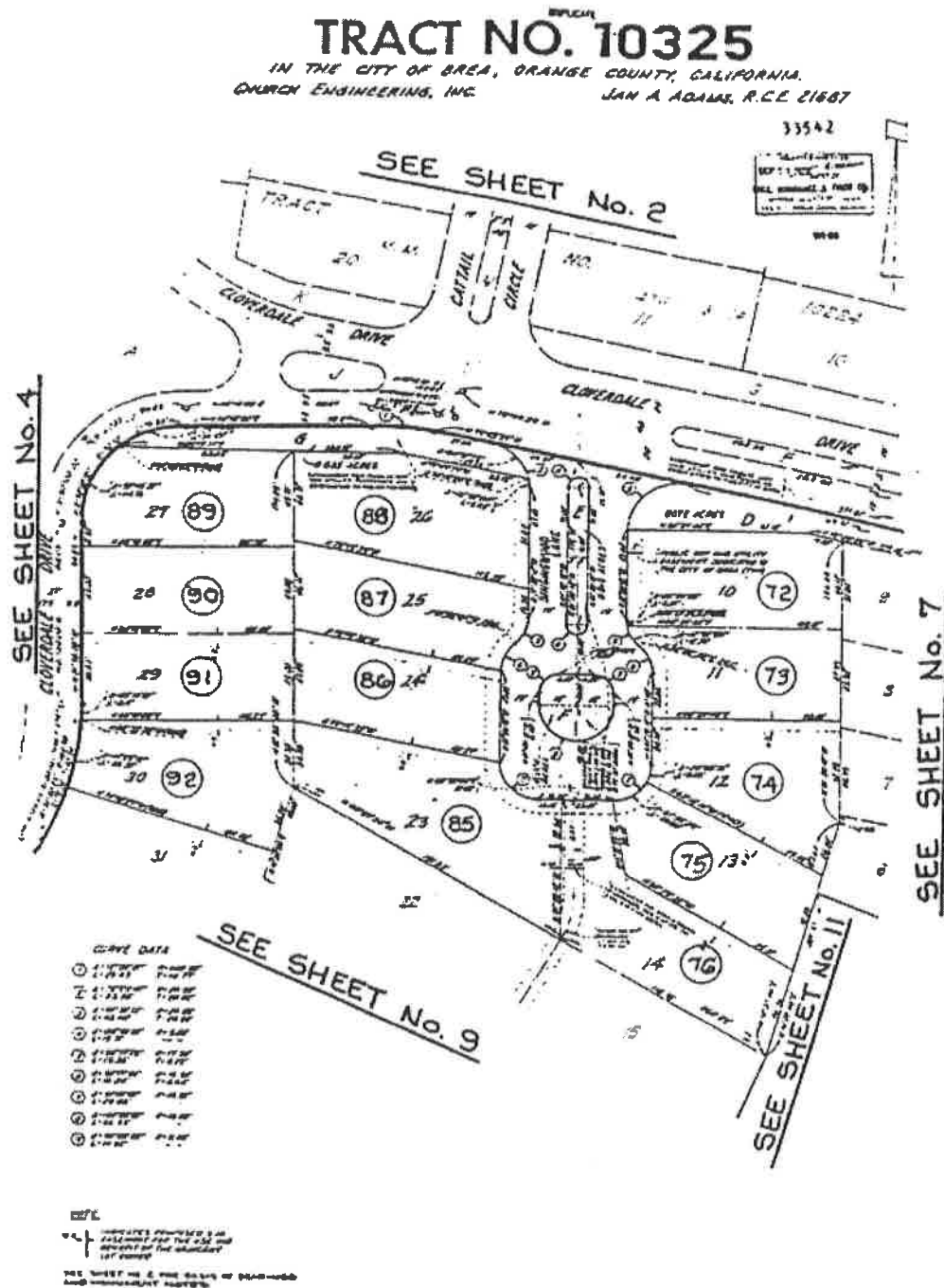
**CITY OF BREA STREET LIGHTING ASSESSMENT  
DISTRICT No. 4**

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 5 OF 17



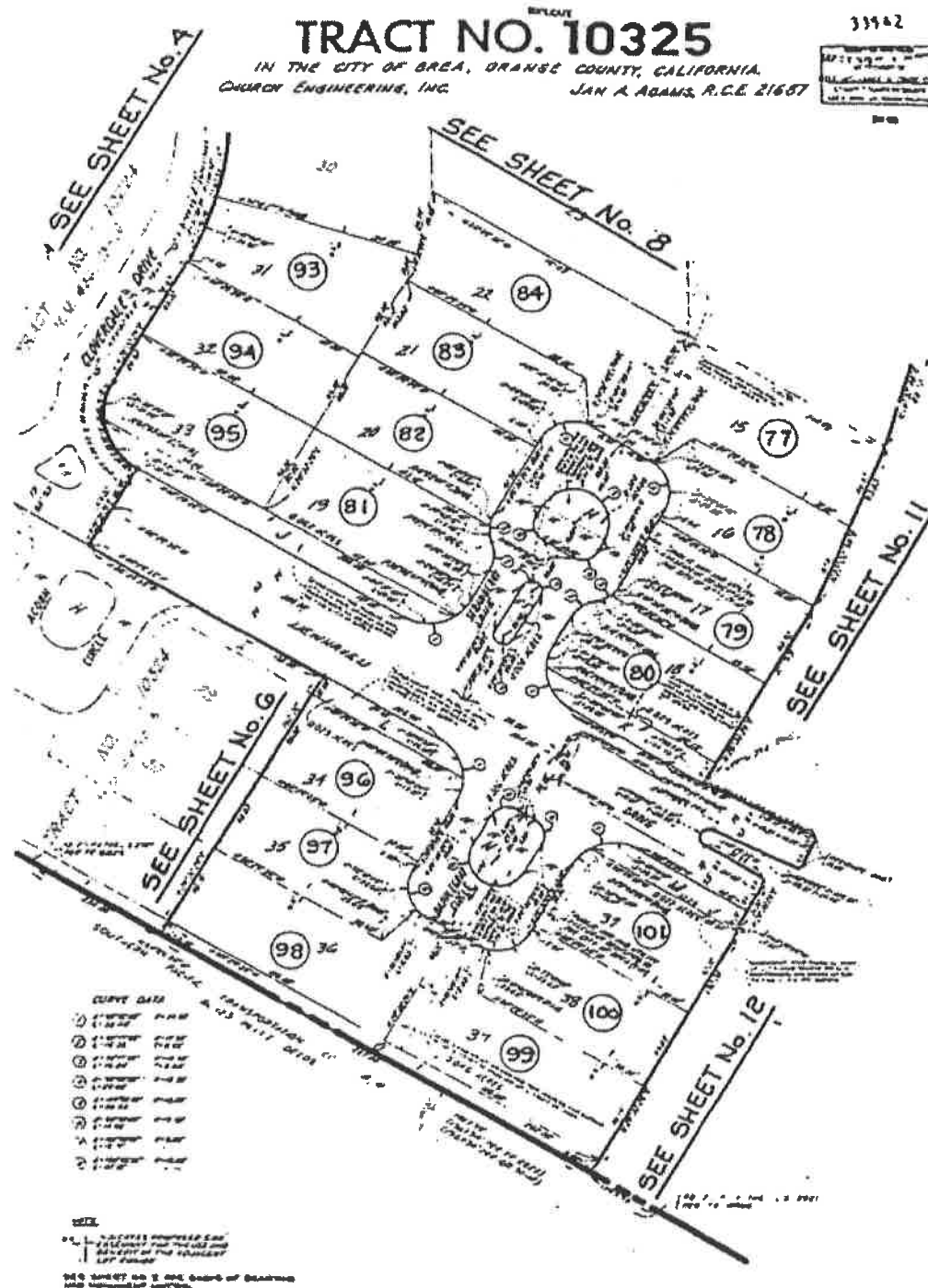


**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 7 OF 17



**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 8 OF 17



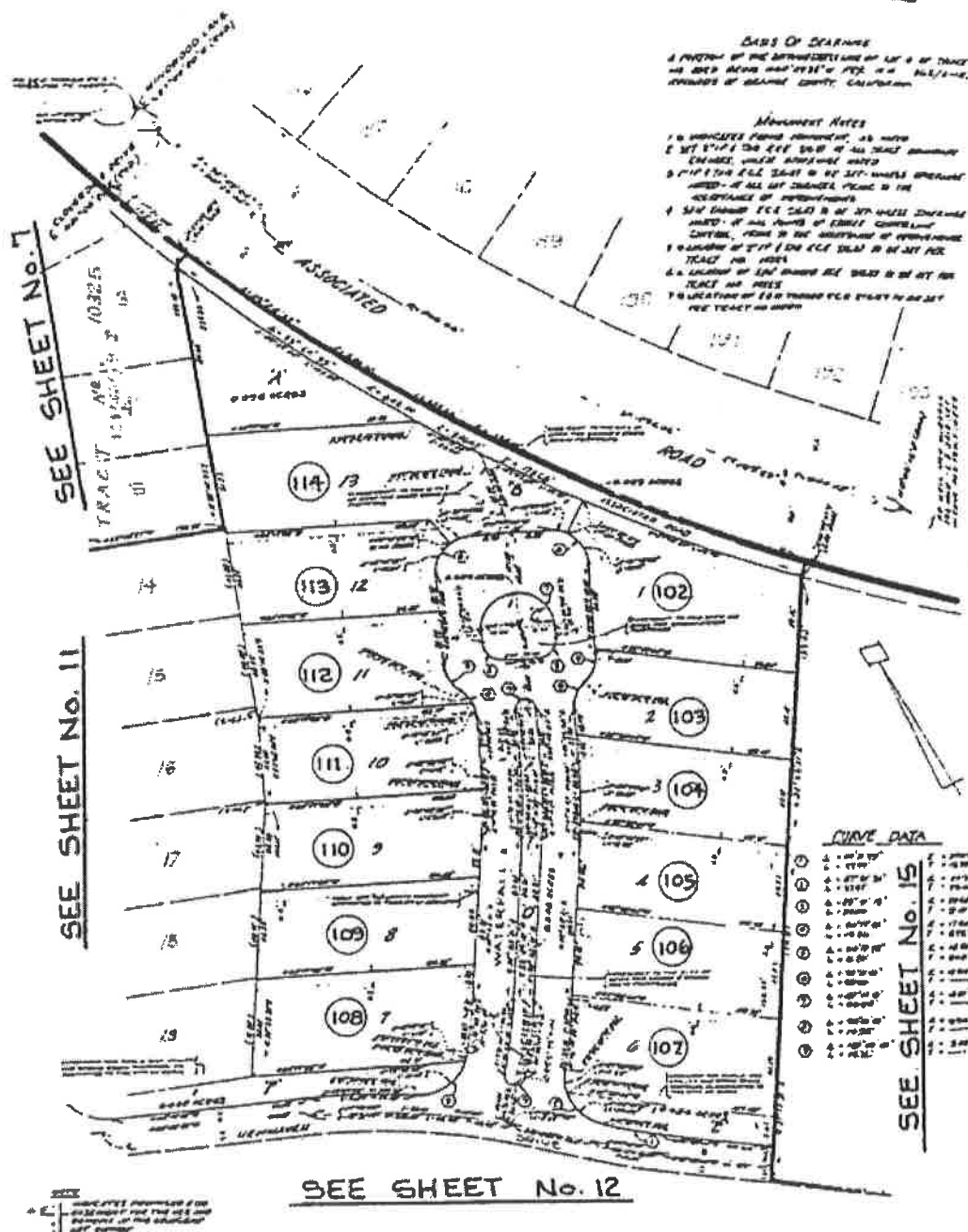
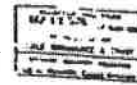


**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 9 OF 17



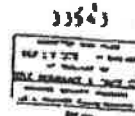
**TRACT NO. 10326**  
IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 2/6/87  
DRECHNER, 1978

22303



**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 10 OF 17

TRACT NO. 10326  
IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
CHURCH ENGINEERING, INC. JAN. A. ADAMS, R.C.E. 2/28/77  
DECEMBER, 1976

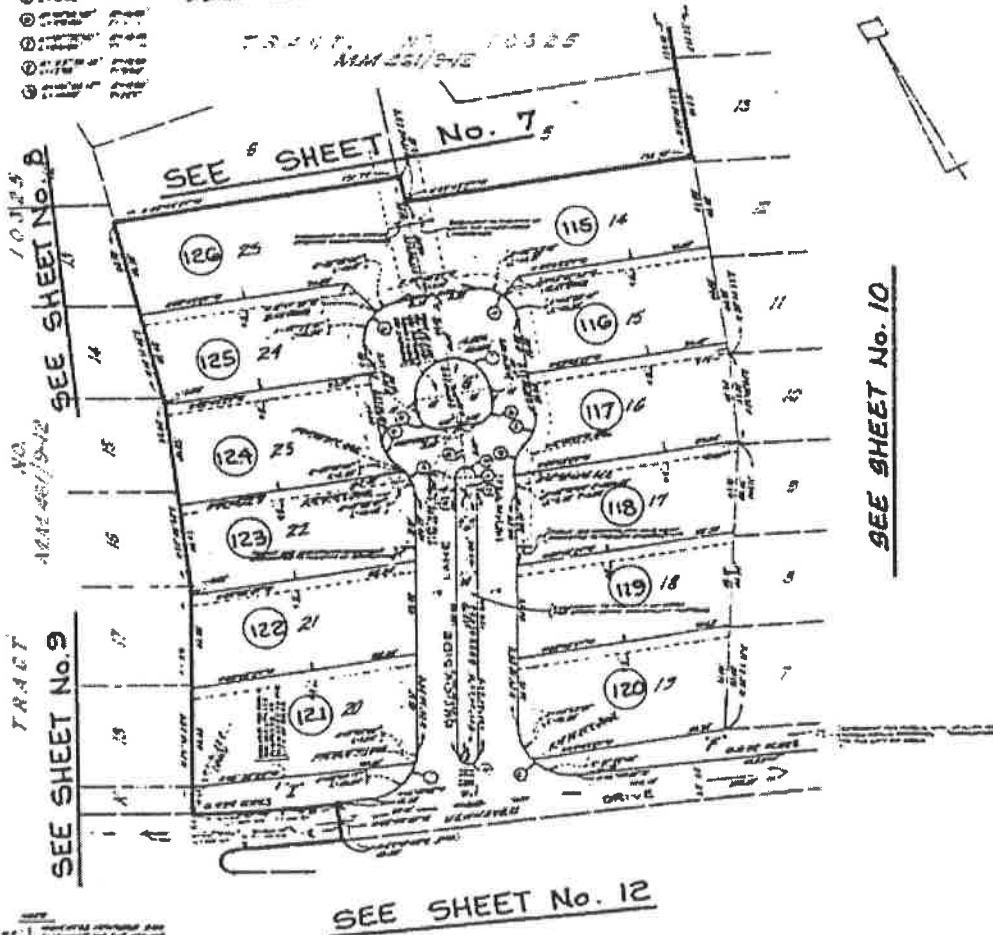


**LIST OF DISTRICTS**  
1. PORTION OF THE BREA WATER TREATMENT PLANT SITE OF 4.0 ACRES  
AS SHOWN HEREON AND TO 24.0 ACRES SHOWN SEE PLAN  
RECORDS OF ORANGE COUNTY, CALIFORNIA.

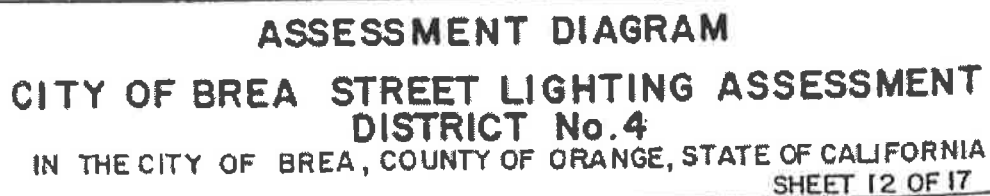
**REMARKS:**  
1. ALL LOTS ARE SHOWN AS SET BACK FROM THE  
2. SET BACK FROM THE ROAD AT THE STREET CORNER  
CORNER, SHALL BE 10 FEET.  
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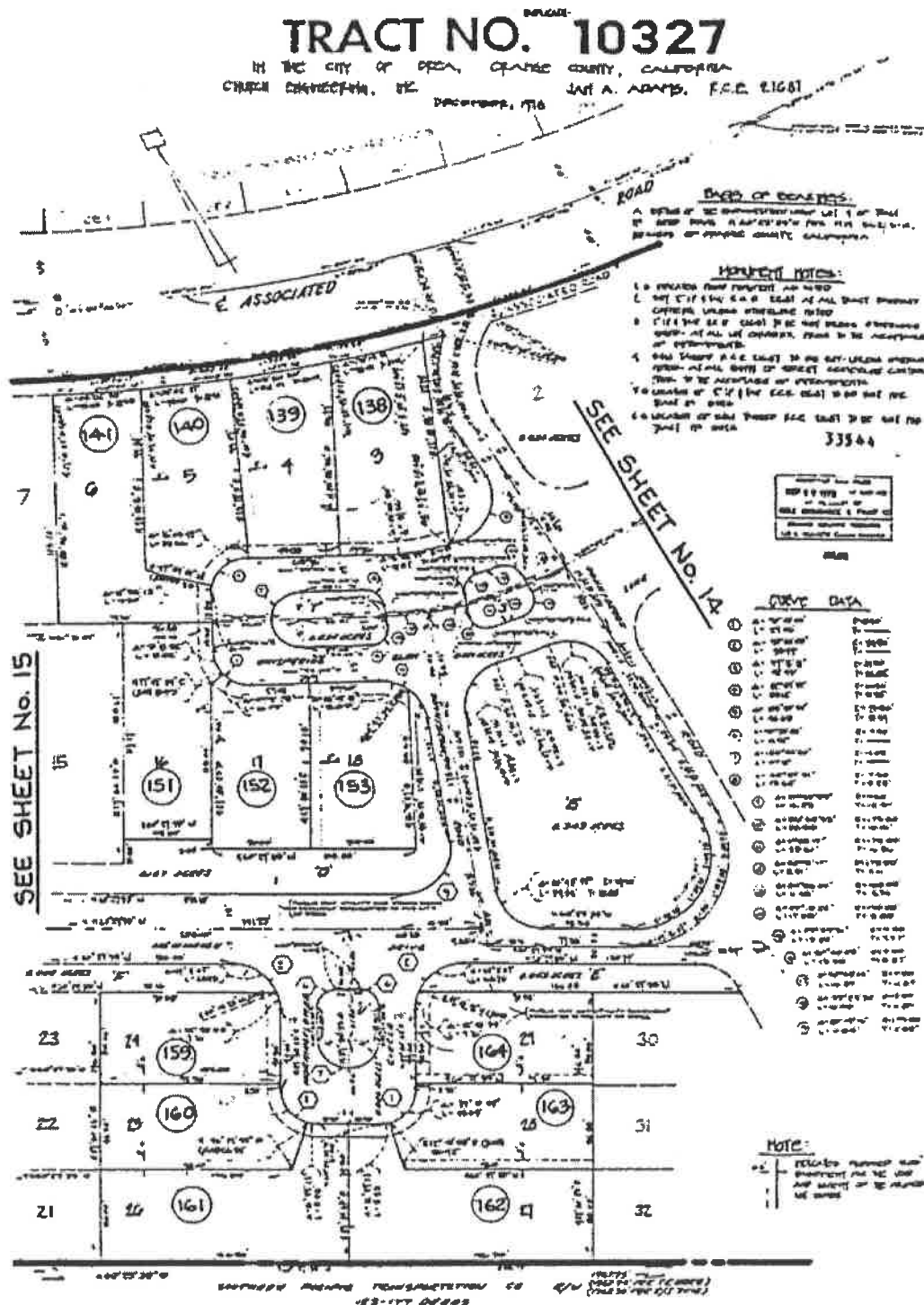
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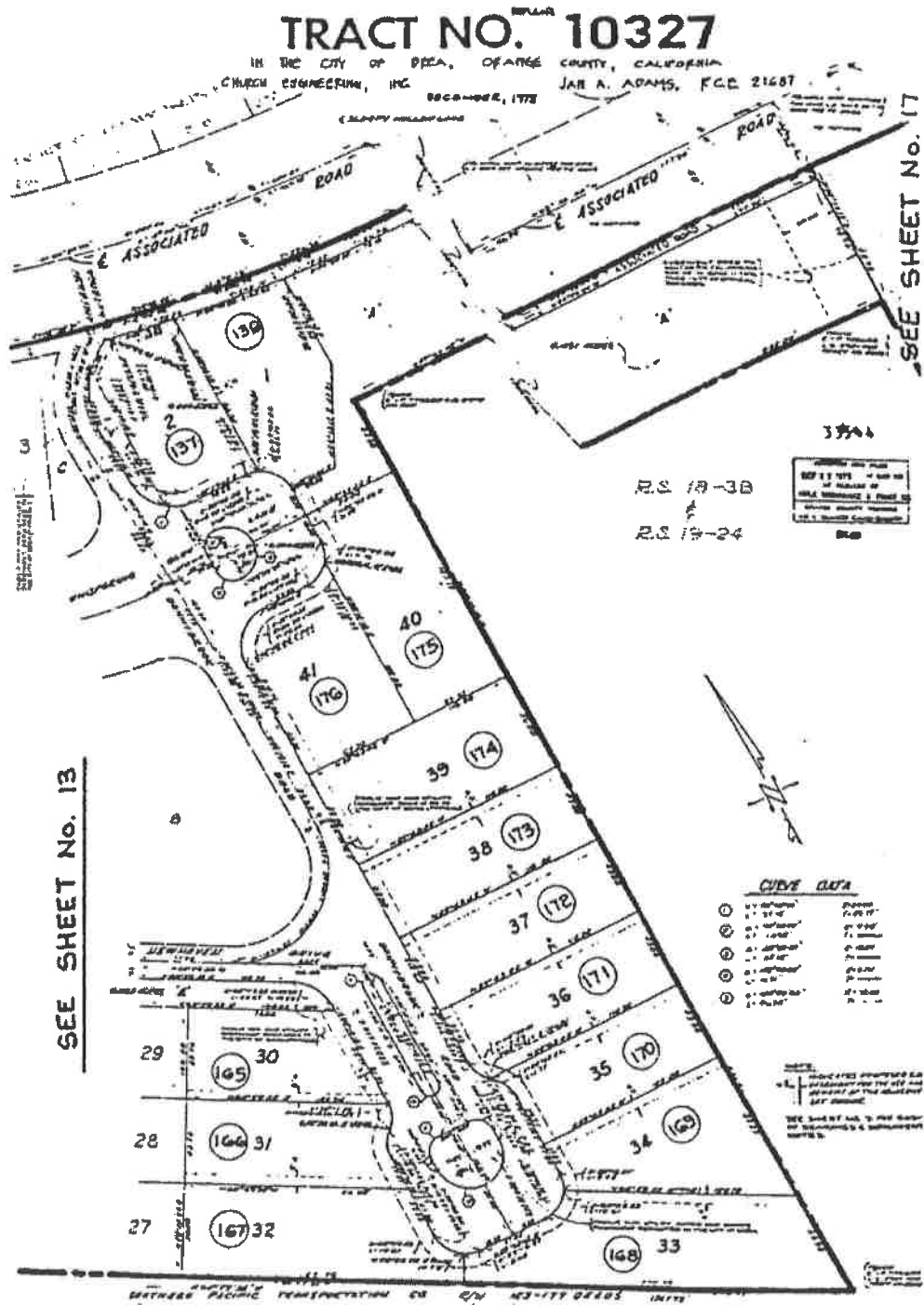


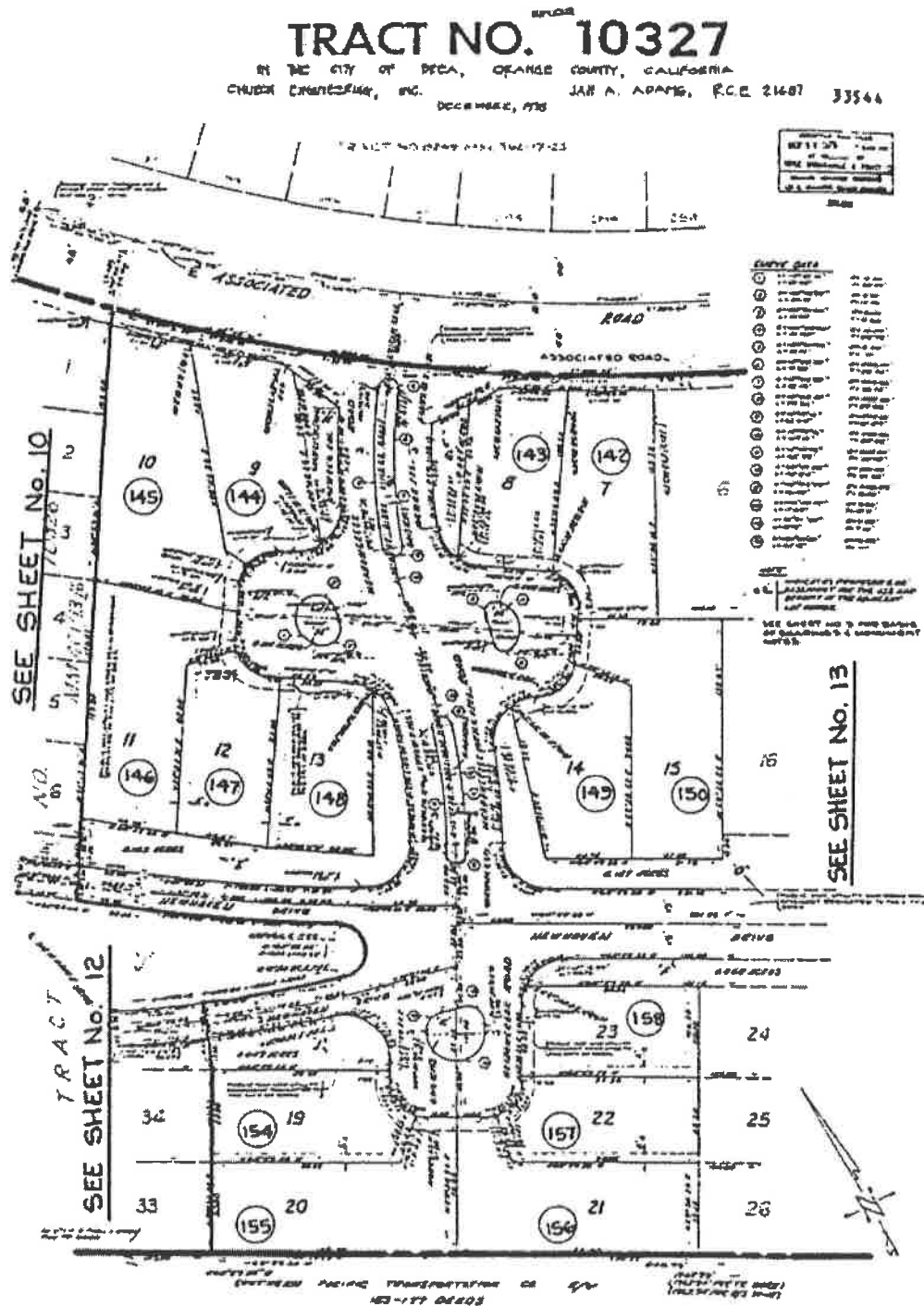
**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 11 OF 17



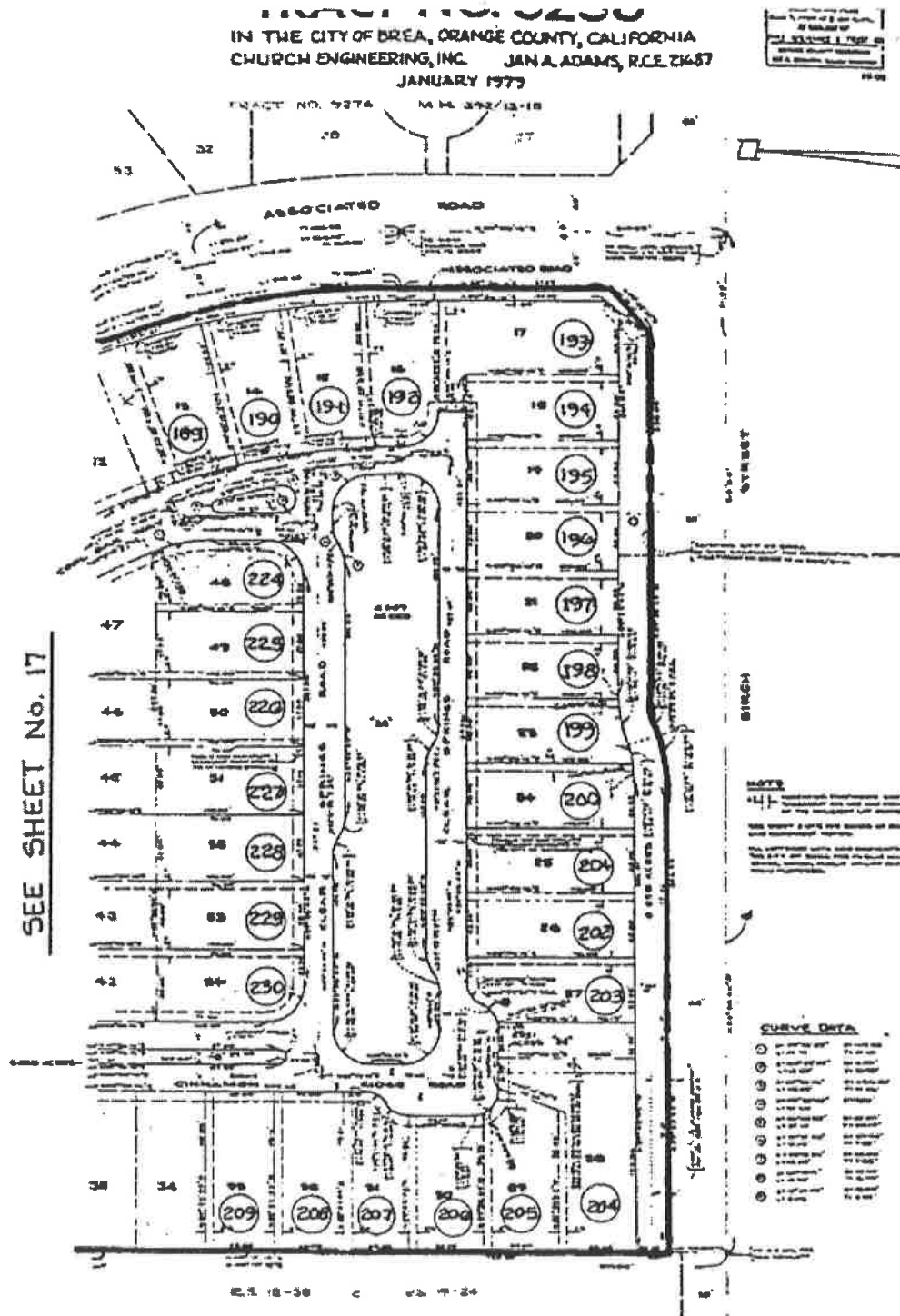


**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 13 OF 17





**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 15 OF 17





IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
CHURCH ENGINEERING, INC. JAN A. ADAMS, S.C.E. 21687  
JANUARY 1977 TRACT, NO.

SEE SHEET No. 14

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 17 OF 17



**Landscape and Lighting  
Maintenance District  
No. 5  
City of Brea**

**Prepared under the authority of the  
Landscape and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Landscape & Lighting Maintenance District No. 5**

Transmitted herewith for your review and consideration is a report entitled, "Landscape and Lighting Maintenance District No. 5, City of Brea."

This report has been prepared in accordance with the Landscape and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscape and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631). Because we are proposing to increase assessments to cover increased costs, we will be mailing out notices and assessment ballots to all affected property owners, in conformance with Proposition 218.

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

s:\maintenance\maint districts\assessment 17-19\lmd5 1718.doc

**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

Civic & Cultural Center • 1 Civic Center Circle • Brea, California 92821-5732 • 714/990-7600 • FAX 714/990-2258 • [www.cityofbrea.net](http://www.cityofbrea.net)

## Introduction and Background

### Introduction:

This report has been prepared and is submitted for consideration by the City Council of the City of Brea under the authority of the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code, Article XIID of the California Constitution, and the Proposition 218 Omnibus Implementation Act.

### Background:

On June 1, 1982 the City Council of the City of Brea adopted and approved Resolution No. 82-57 creating Landscape and Lighting Maintenance District No. 5 in the City of Brea.

The creating of Landscape and Lighting Maintenance District No. 5 in the City of Brea was a requirement of the City of Brea for the development of Tentative Tract No. 8820, known as "Canyon Country," and Tentative Tract No. 9414, known as "Canyondale."

In FY 2003-04, the property owners submitted ballots and approved an increase in assessment rate. Included in that balloting was an annual CPI escalator that will allow the assessment rate to keep up with the cost of living. The annual escalator sets the maximum rate that the properties might be assessed.

The purpose of this report is to be utilized by the City Staff, the City Council, and the County Assessor in the levy and collection of an annual assessment after formation of an assessment district under the requirements of the Landscaping and Lighting Act of 1972 (State of California and Highways Code, Section 22620 to 22631).

## **PART A**

### **PLANS AND SPECIFICATIONS**

The facilities, which consist of slopes, greenbelt areas and theme lighting, will be operated, serviced and maintained as generally described as follows:

#### Landscaping and Appurtenant Facilities

Facilities include but are not limited to: landscaping, planting, shrubbery, trees, irrigation systems, hardscapes, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public street and sidewalk rights-of-way, including medians, parkways and dedicated easements within the boundaries of the Assessment District.

#### Lighting, Traffic Signals and Appurtenant Facilities

Facilities include but are not limited to: Poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting and traffic signals in public street and sidewalk rights-of-way and dedicated easements within the boundaries of the Assessment District.

Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of the landscaping, public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the landscaping, public lighting facilities or appurtenant facilities; providing for the life, growth, health and beauty of the landscaping, including cultivation, irrigation, trimming, spraying, fertilizing and treating for disease or injury; the removal of trimmings, rubbish, debris and other solid waste; and the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

Servicing means the furnishing of water for the irrigation of the landscaping and the maintenance of any of the public lighting facilities or appurtenant facilities and the furnishing of electric current or energy, gas or other illuminating agent for the public lighting facilities, or for the lighting or operation of the landscaping or appurtenant facilities.

The plans and specifications for the improvements, showing and describing the general nature, location, and the extent of the improvements, are on file in the office of the Director of Public Works and are incorporated herein by reference.

## PART B ESTIMATE OF COST

The estimated cost of the operation, servicing and maintenance of the street and sidewalk improvements for Fiscal Year 2017-18, as described in Part A, are summarized herein and described below.

### MAINTENANCE DISTRICT # 5 - ANNUAL COST FACTORS

Acct #	Description	FY 17-18 Est.
<b>1. Fixed Costs</b>		<b>Expenses</b>
4111	Salaries & Benefits	\$14,439
4113	Overtime	\$100
4243	Engineering	\$0
4244	Legal	\$0
4412	Property Tax Collection	\$140
	<b>Fixed Costs Totals</b>	<b>\$14,679</b>
<b>2. ROUTINE COSTS</b>		
4211	Postage	\$55
4249	Professional Svs/Other	\$20,000
4261	Svc & Repair Equipment	\$1,000
4266	Contract Services/Grounds Maintenance	\$27,750
4269	Bldg & Equip Svs-Other	\$1,000
4282	Electric	\$1,500
4285	Water	\$28,325
4337	Electrical Supplies & Parts	\$1,500
4339	Construction & Maintenance	\$1,000
4441	Miscellaneous Expense	\$300
5800	Insurance and Other Expenses	\$1,588
	<b>Routine Costs Totals</b>	<b>\$84,018</b>
	<b>Total Costs (Fixed &amp; Routine)</b>	<b>\$98,697</b>
	<b>Contribution to Capital Replacement Reserve</b>	<b>\$0</b>
	<b>FY 2017-18 Annual Assessments</b>	<b>\$88,877</b>
	<b>Reserve Fund Requirement:</b>	
	Operating Reserve – 50% (6 months)*	\$42,009
	<b>Capital Replacement Reserve**</b>	
	Estimated Balance 1-July-2017	\$65,582
	Contribution to Capital Replacement Reserve	\$0
	Less planned capital expenditures	\$0
	Estimated Fund Balance 30-Jun-2018	\$13,753

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## PART C METHOD OF APPORTIONMENT OF ASSESSMENT

### GENERAL

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

In addition, Proposition 218, the "Right to Vote on Taxes Act" which was approved on the November 1996 Statewide ballot and added Article XIII D to the California Constitution, requires that a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel. XIII D provides that only special benefits are assessable and the City must separate the general benefits from the special benefits. XIII D also requires that publicly owned property which benefit from the improvements be assessed.

### SPECIAL BENEFIT ANALYSIS

**Street Landscaping, Slopes and Greenbelts.** Trees, landscaping, hardscaping and appurtenant facilities, if well maintained, provide beautification, shade and enhancement of the desirability of the surroundings, and therefore increase property value.

In Parkways and Land Values, written by John Nolan and Henry V. Hubbard in 1937, it is stated:

"... there is no lack of opinion, based on general principals and experience and common sense, that parkways *do in fact add value* to property, even though the amount cannot be determined exactly.... Indeed, in most cases where public money has been spent for parkways the assumption has been definitely made that the proposed parkway will show a *provable* financial profit to the City. It has been believed that the establishment of parkways causes a rise in real estate values throughout the City, or in parts of the City,..."

It should be noted that the definition of "parkways" above may include the roadway as well as the landscaping along side the roadway.



The ongoing operation and maintenance of the street landscaping, slopes and greenways within the district, as identified in Part A of this Report, provide beautification to the areas that result in a special benefit to the parcels within the tracts adjacent to the improvements. If these landscaped areas were not properly maintained, the tract would be blighted.

**Theme Lighting.** Proper maintenance and operation of pedestrian and street lights benefit all properties within the District by providing security, safety and community character and vitality as outlined below. Streetlights provide only incidental benefits to motorists traveling to, from or through the area.

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#### BENEFITS OF STREET LIGHTING

---

##### Security and Safety

- Mitigates crime
- Alleviates the fear of crime
- Enhances safe ingress/egress to property

##### Community Character and Vitality

- Promotes social interaction
  - Contributes to a positive nighttime visual image
- 

#### ASSESSMENT METHODOLOGY

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\$88,877 / 113 \text{ SFR's} = \$786.52 / \text{SFR}$$

**This assessment rate is not considered a maximum rate.** This maximum assessment rate will be increased each year by the annual change in the Consumer Price Index (CPI), All Urban Consumers, for the Los Angeles, Riverside and Orange County areas. The actual assessments levied in any fiscal year will be as approved by the City Council and may not exceed the maximum assessment rate without receiving property owner approval for the increase. The calculation for the maximum assessment rate is provided in the table below. The increase in CPI for FY 2017-18 is 1.9%.

Maximum Assessment Rate Calculation		
Fiscal Year	CPI Increase	Maximum Assessment
FY 2003-04		\$679.00 / SFR
FY 2004-05	1.8%	\$691.22 / SFR
FY 2005-06	4.4%	\$721.64 / SFR
FY 2006-07	4.5%	\$754.11 / SFR
FY 2007-08	4.3%	\$786.54 / SFR
FY 2008-09	3.3%	\$812.50 / SFR
FY 2009-10	3.5%	\$840.94 / SFR
FY 2010-11	0%	\$840.94 / SFR
FY 2011-12	1.2%	\$851.03 / SFR
FY 2012-13	2.7%	\$874.00 / SFR
FY 2013-14	2%	\$891.48 / SFR
FY 2014-15	1.1%	\$901.28 / SFR
FY 2015-16	.7%	\$907.59 / SFR
FY 2016-17	2%	\$925.74 / SFR
FY 2017-18	1.9%	\$943.33 / SFR

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt	AD #	APN	Lot	Tract	Asmt
1	30604102	1	9111	\$786.54	41	30604210	27	9473	\$786.54	81	30605318	18	9414	\$786.54
2	30604103	2	9111	\$786.54	42	30604209	28	9473	\$786.54	82	30605319	19	9414	\$786.54
3	30604104	3	9111	\$786.54	43	30604208	29	9473	\$786.54	83	30605320	20	9414	\$786.54
4	30604105	4	9111	\$786.54	44	30604207	30	9473	\$786.54	84	30605321	21	9414	\$786.54
5	30604106	5	9111	\$786.54	45	30604206	31	9473	\$786.54	85	30605322	22	9414	\$786.54
6	30604107	6	9111	\$786.54	46	30604205	32	9473	\$786.54	86	30605323	23	9414	\$786.54
7	30604108	7	9111	\$786.54	47	30604204	33	9473	\$786.54	87	30605324	24	9414	\$786.54
8	30604109	8	9111	\$786.54	48	30604203	34	9473	\$786.54	88	30605325	25	9414	\$786.54
9	30604110	9	9111	\$786.54	49	30604202	35	9473	\$786.54	89	30605326	26	9414	\$786.54
10	30604111	10	9111	\$786.54	50	30604201	36	9473	\$786.54	90	30605327	27	9414	\$786.54
11	30604112	11	9111	\$786.54	51	30604301	37	9473	\$786.54	91	30605328	28	9414	\$786.54
12	30604113	12	9111	\$786.54	52	30604302	38	9473	\$786.54	92	30605329	29	9414	\$786.54
13	30604114	13	9111	\$786.54	53	30604303	39	9473	\$786.54	93	30605330	30	9414	\$786.54
14	30604115	14	9111	\$786.54	54	30604304	40	9473	\$786.54	94	30605331	31	9414	\$786.54
15	30604502	1	9473	\$786.54	55	30604305	41	9473	\$786.54	95	30605103	32	9414	\$786.54
16	30604501	2	9473	\$786.54	56	30604306	42	9473	\$786.54	96	30605102	33	9414	\$786.54
17	30604415	3	9473	\$786.54	57	30604307	43	9473	\$786.54	97	30605101	34	9414	\$786.54
18	30604414	4	9473	\$786.54	58	30604308	44	9473	\$786.54	98	30605201	35	9414	\$786.54
19	30604413	5	9473	\$786.54	59	30604309	45	9473	\$786.54	99	30605202	36	9414	\$786.54
20	30604412	6	9473	\$786.54	60	30604310	46	9473	\$786.54	100	30605203	37	9414	\$786.54
21	30604411	7	9473	\$786.54	61	30604311	47	9473	\$786.54	101	30605204	38	9414	\$786.54
22	30604410	8	9473	\$786.54	62	30604312	48	9473	\$786.54	102	30605205	39	9414	\$786.54
23	30604409	9	9473	\$786.54	63	30604313	49	9473	\$786.54	103	30605206	40	9414	\$786.54
24	30604408	10	9473	\$786.54	64	30605301	1	9414	\$786.54	104	30605207	41	9414	\$786.54
25	30604407	11	9473	\$786.54	65	30605302	2	9414	\$786.54	105	30605208	42	9414	\$786.54
26	30604406	12	9473	\$786.54	66	30605303	3	9414	\$786.54	106	30605209	43	9414	\$786.54
27	30604405	13	9473	\$786.54	67	30605304	4	9414	\$786.54	107	30605210	44	9414	\$786.54
28	30604404	14	9473	\$786.54	68	30605305	5	9414	\$786.54	108	30605211	45	9414	\$786.54
29	30604403	15	9473	\$786.54	69	30605306	6	9414	\$786.54	109	30605212	46	9414	\$786.54
30	30604402	16	9473	\$786.54	70	30605307	7	9414	\$786.54	110	30605213	47	9414	\$786.54
31	30604401	17	9473	\$786.54	71	30605308	8	9414	\$786.54	111	30605214	48	9414	\$786.54
32	30604219	18	9473	\$786.54	72	30605309	9	9414	\$786.54	112	30605215	49	9414	\$786.54
33	30604218	19	9473	\$786.54	73	30605310	10	9414	\$786.54	113	30605216	50	9414	\$786.54
34	30604217	20	9473	\$786.54	74	30605311	11	9414	\$786.54					
35	30604216	21	9473	\$786.54	75	30605312	12	9414	\$786.54					
36	30604215	22	9473	\$786.54	76	30605313	13	9414	\$786.54					
37	30604214	23	9473	\$786.54	77	30605314	14	9414	\$786.54					
38	30604213	24	9473	\$786.54	78	30605315	15	9414	\$786.54					
39	30604212	25	9473	\$786.54	79	30605316	16	9414	\$786.54					
40	30604211	26	9473	\$786.54	80	30605317	17	9414	\$786.54					

## **PART E**

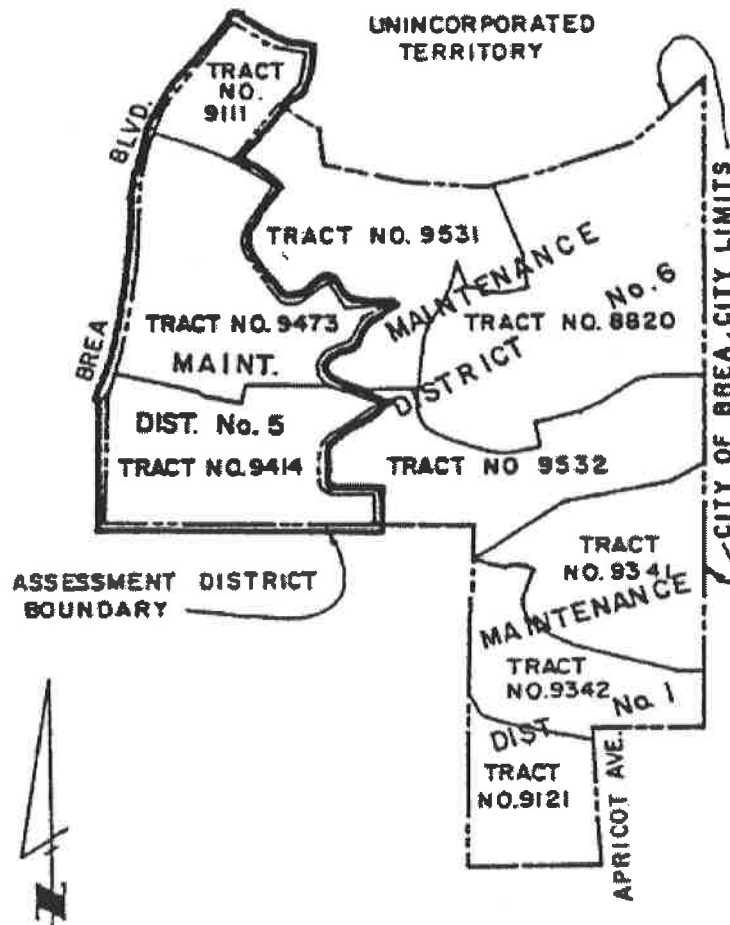
### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Landscape and Lighting Maintenance District No. 5 is included herein.

District No. 5 is generally located east of Brea Boulevard and north of State College Boulevard, and includes Tract Nos. 9111, 9414 and 9473.

District No. 5 includes all properties in the City of Brea located within the tract boundary of Tract No. 9111 recorded in Book 374, Pages 24, 25 and 26 of Tract No. 9414 recorded in Book 409, Pages 8 and 9, and of Tract No. 9473 recorded in Book 291, Pages 26, 27 and 28 all of Miscellaneous Maps, records of Orange County, California.

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.



SCALE : 1" = 600'

**LEGEND**

	ASSESSMENT DISTRICT BOUNDARY
	TRACT BOUNDARY
	ASSESSMENT DISTRICT NUMBER
	TRACT LOT NUMBER

113 PARCELS

SHEET 1 OF

ASSESSMENT DIAGRAM  
**LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 5**

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

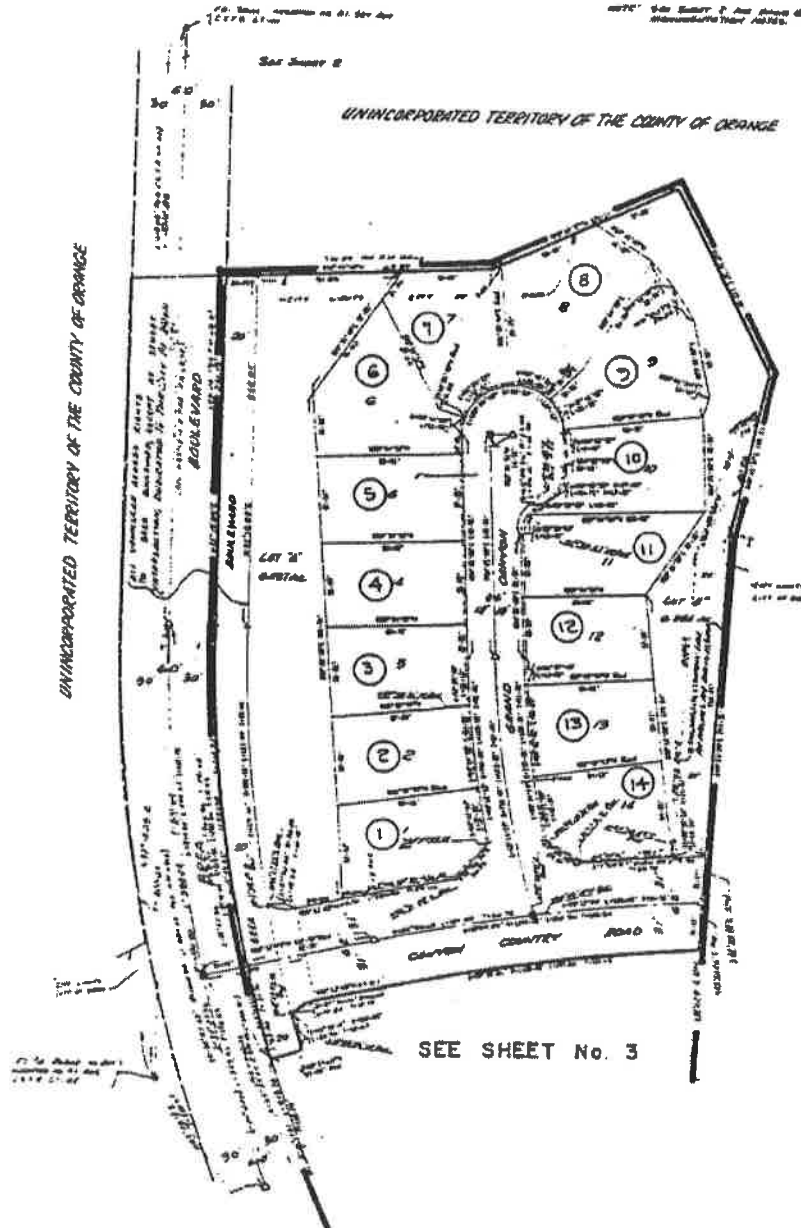
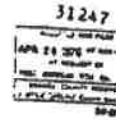
15- 10-21-14 10:00 AM 10:00 AM

**TRACT NO. 9111**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA.

410 HARMON E. MC COY  
2111 100 20000

OCTOBER, 1975

TRUCE CORPORATION



113 PARCELS

SHEET 2 OF 4

ASSESSMENT DIAGRAM  
**LIGHTING & MAINTENANCE**  
**ASSESSMENT DISTRICT NO. 5**  
IN THE CITY OF BREA, COUNTY OF ORANGE STATE OF CALIFORNIA

FORESIDE: 4,000 AC.  
NO. LOTS: 49 EMPLOYEES

**TRACT NO 9473**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

345  
DEC 1 1976  
OFFICIAL RECORD

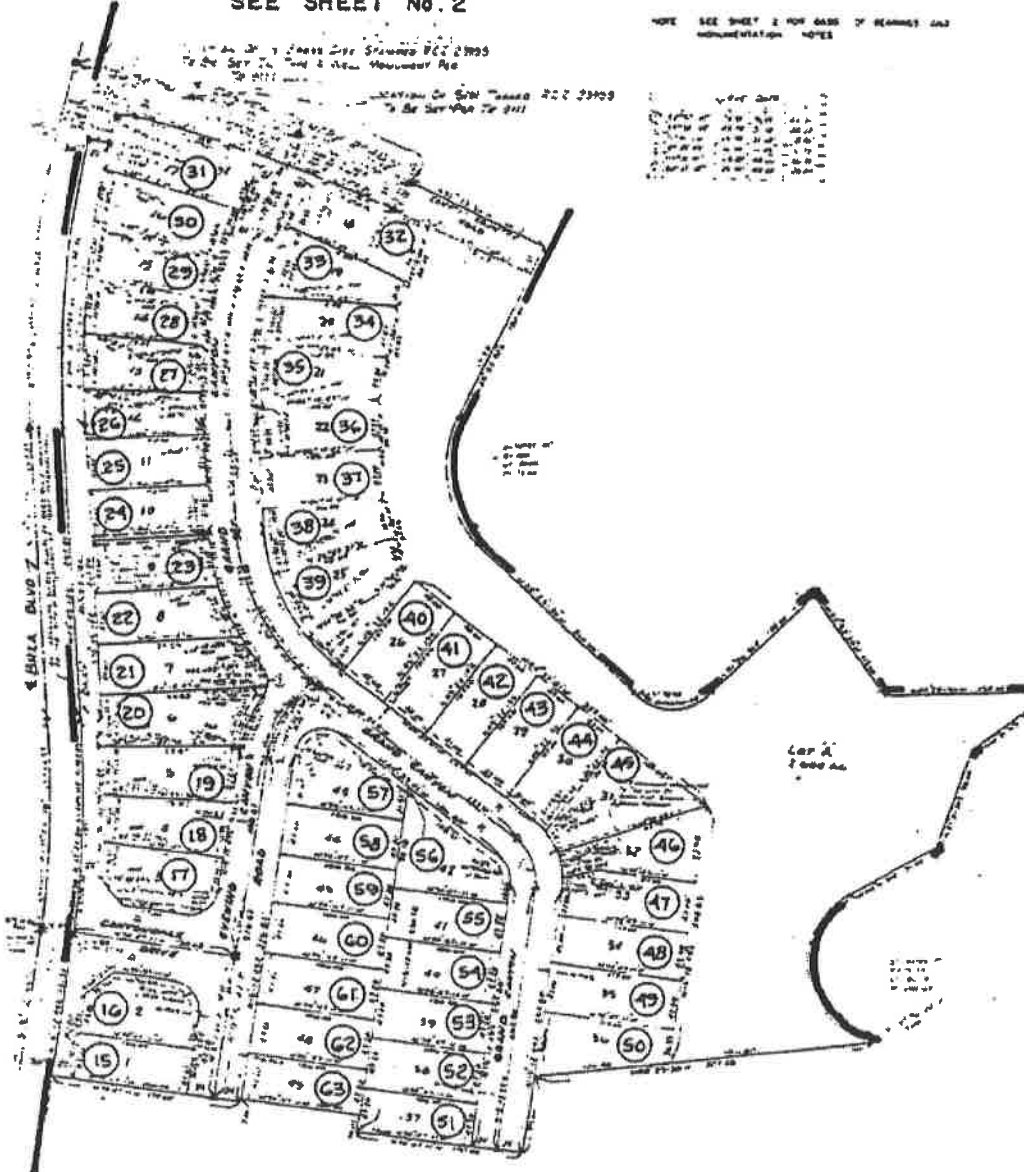
RODARD E. MCCOY  
R.C.E. NO. 22883

JULY, 1976

DUCA AND MCCOY

SEE SHEET No. 2

NOTE: SEE SHEET 2 FOR BASIS OF MEASUREMENTS AND  
REMARKS.



SEE SHEET No. 4

113 PARCELS

SHEET 3 OF 4

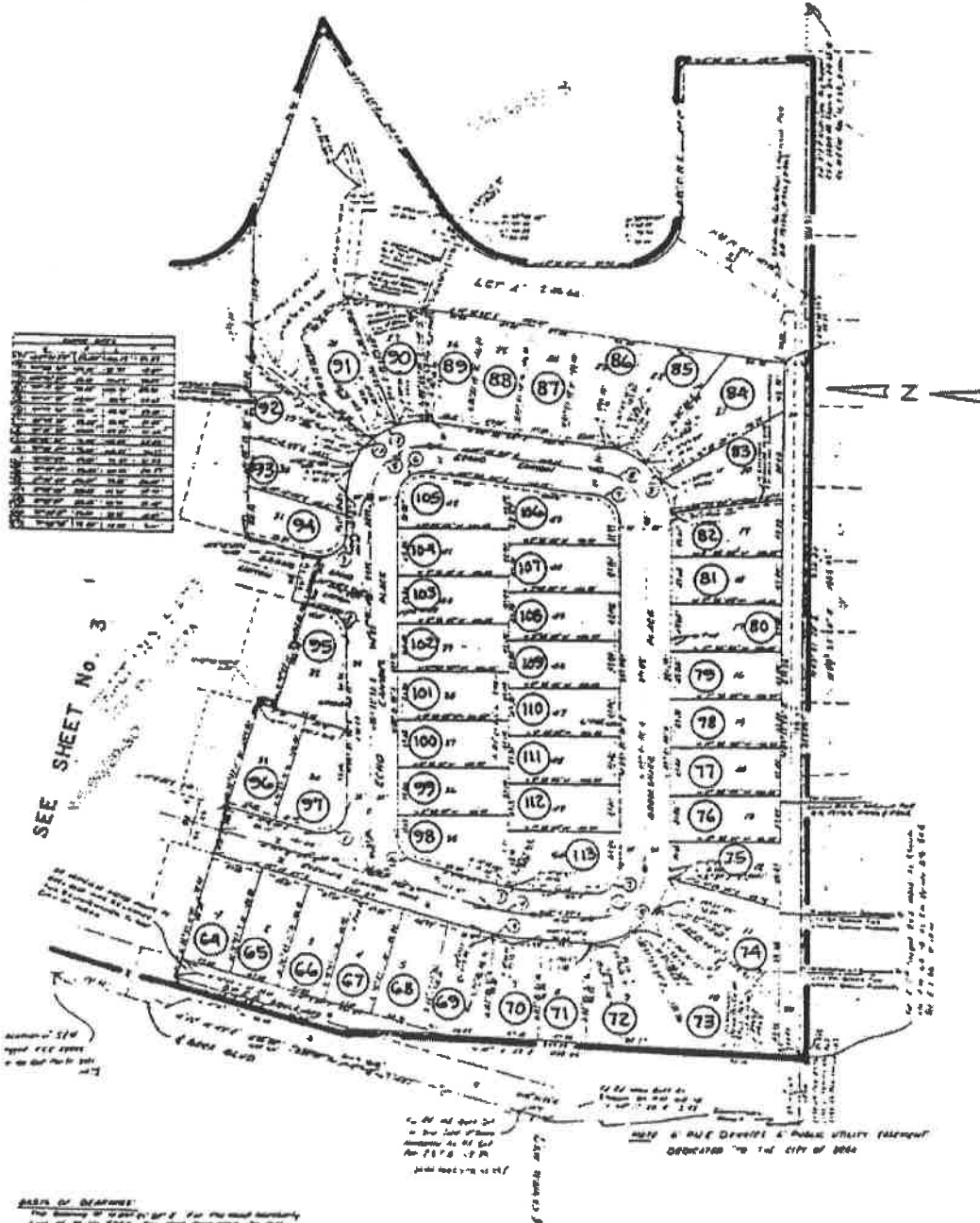
ASSESSMENT DIAGRAM.  
**LIGHTING & MAINTENANCE**  
**ASSESSMENT DISTRICT NO. 5**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

TRACT NO 5113  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

RICHARD E. MOSEBY  
L.C.E. 77061

DECEMBER, 1974

DUCA AND MOSEBY  
Civil Engineers - Surveyors



113 PARCELS

SHEET 4 OF 4

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 5  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA



**Landscape and Lighting  
Maintenance District  
No. 6  
City of Brea**

**Prepared under the authority of the  
Landscape and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Landscape & Lighting Maintenance District No. 6**

Transmitted herewith for your review and consideration is a report entitled, "Landscape and Lighting Maintenance District No. 6, City of Brea."

This report has been prepared in accordance with the Landscape and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscape and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

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**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

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## **Introduction and Background**

### **Introduction:**

This report has been prepared and is submitted for consideration by the City Council of the City of Brea under the authority of the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code.

### **Background:**

On June 1, 1982 the City Council of the City of Brea adopted and approved Resolution No. 83-58 creating Landscape and Lighting Maintenance District No. 6 in the City of Brea.

The creating of Landscape and Lighting Maintenance District No. 6 in the City of Brea was a requirement of the City of Brea for the development of Tentative Tract No. 8820, known as the "Canyon Country" development project.

In FY 2005-06, the property owners submitted ballots and approved an increase in assessment rate. Included in that balloting was an annual CPI escalator that will allow the assessment rate to keep up with the cost of living. The annual escalator sets the maximum rate that the properties might be assessed.

The purpose of this report is to be utilized by the City Staff, the City Council, and the County Assessor in the levy and collection of an annual assessment after formation of an assessment district under the requirements of the Landscaping and Lighting Act of 1972 (State of California and Highways Code, Section 22620 to 22631).

## **PART A PLANS AND SPECIFICATIONS**

The facilities, which consist of slopes, greenbelt areas and theme lighting, will be operated, serviced and maintained as generally described as follows:

### Landscaping and Appurtenant Facilities

Facilities include but are not limited to: landscaping, planting, shrubbery, trees, irrigation systems, hardscapes, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public street and sidewalk rights-of-way, including medians, parkways and dedicated easements within the boundaries of the Assessment District.

### Lighting, Traffic Signals and Appurtenant Facilities

Facilities include but are not limited to: Poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting and traffic signals in public street and sidewalk rights-of-way and dedicated easements within the boundaries of the Assessment District.

Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of the landscaping, public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the landscaping, public lighting facilities or appurtenant facilities; providing for the life, growth, health and beauty of the landscaping, including cultivation, irrigation, trimming, spraying, fertilizing and treating for disease or injury; the removal of trimmings, rubbish, debris and other solid waste; and the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

Servicing means the furnishing of water for the irrigation of the landscaping and the maintenance of any of the public lighting facilities or appurtenant facilities and the furnishing of electric current or energy, gas or other illuminating agent for the public lighting facilities, or for the lighting or operation of the landscaping or appurtenant facilities.

The plans and specifications for the improvements, showing and describing the general nature, location, and the extent of the improvements, are on file in the office of the Director of Public Works and are incorporated herein by reference.

## PART B ESTIMATE OF COST

The estimated cost of the operation, servicing and maintenance of the street and sidewalk improvements for Fiscal Year 2017-18, as described in Part A, are summarized herein and described below.

### MAINTENANCE DISTRICT # 6 - ANNUAL COST FACTORS

Acct #	Description	FY 17-18 Est.
<b>1. Fixed Costs</b>		<b>Expenses</b>
4111	Salaries & Benefits	\$12,281
4113	Overtime	\$100
4243	Engineering	\$0
4244	Legal	\$0
4412	Property Tax Collection	\$440
	<b>Fixed Costs Totals</b>	<b>\$12,281</b>
<b>2. ROUTINE COSTS</b>		
4211	Postage	\$135
4249	Professional Svs/Other	\$15,000
4261	Svc & Repair Equipment	\$5,000
4266	Contract Services/Grounds Maintenance	\$75,085
4269	Bldg & Equip Svs-Other	\$2,000
4282	Electric	\$4,500
4285	Water	\$73,650
4335	Plumbing Supplies & Parts	\$0
4337	Electrical Supplies & Parts	\$250
4339	Construction & Maintenance	\$1,000
4441	Miscellaneous Expense	\$250
5800	Insurance and Other Expenses	\$1,400
	<b>Routine Costs Totals</b>	<b>\$178,270</b>
	<b>Total Costs (Fixed &amp; Routine)</b>	<b>\$191,091</b>
	<b>Contribution to Capital Replacement Reserve</b>	<b>\$0</b>
	<b>FY 2017-18 Annual Assessments</b>	<b>\$182,250</b>
	<b>Reserve Fund Requirement:</b>	
	Operating Reserve – 25% (3 months)*	\$47,772
	<b>Capital Replacement Reserve**</b>	
	Estimated Balance 1-July-2017	<b>\$84,056</b>
	Contribution to Capital Replacement Reserve	<b>\$0</b>
	Less planned capital expenditures	<b>\$0</b>
	Estimated Fund Balance 30-Jun-2018	<b>\$27,443</b>

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## PART C METHOD OF APPORTIONMENT OF ASSESSMENT

### GENERAL

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

### ASSESSMENT METHODOLOGY

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\$182,250 / 135 \text{ SFR's} = \$1,350.00 / \text{SFR}$$

**This assessment rate is not the maximum rate.** The maximum assessment rate will be increased each year by the annual change in the Consumer Price Index (CPI), All Urban Consumers, for the Los Angeles, Riverside and Orange County areas. The actual assessments levied in any fiscal year will be as approved by the City Council and may not exceed the maximum assessment rate without receiving property owner approval for the increase. The calculation for the maximum assessment rate is provided in the table below. The increase in CPI for FY 2017-18 is 1.9%.



Maximum Assessment Rate Calculation		
Fiscal Year	CPI Increase	Maximum Assessment
FY 2005-06		\$1350.00 / SFR
FY 2006-07	4.5%	\$1411.00 / SFR
FY 2007-08	4.3%	\$1472.00 / SFR
FY 2008-09	3.3%	\$1521.00 / SFR
FY 2009-10	3.5%	\$1574.24 / SFR
FY 2010-11	0%	\$1574.24 / SFR
FY 2011-12	1.2%	\$1593.13 / SFR
FY 2012-13	2.7%	\$1636.14 / SFR
FY 2013-14	2%	\$1668.86 / SFR
FY 2014-15	1.1%	\$1676.22 / SFR
FY 2015-16	.7%	\$1687.95 / SFR
FY 2016-17	2%	\$1721.71 / SFR
FY 2017-18	1.9%	\$1754.42 / SFR

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD #	APN	Lot	Tract	Annual Asmt	AD #	APN	Lot	Tract	Annual Asmt
1	30606101	1	9531	\$1,350.00	39	30606232	39	9531	\$1,350.00
2	30606102	2	9531	\$1,350.00	40	30606231	40	9531	\$1,350.00
3	30606103	3	9531	\$1,350.00	41	30606230	41	9532	\$1,350.00
4	30606104	4	9531	\$1,350.00	42	30606229	42	9532	\$1,350.00
5	30606105	5	9531	\$1,350.00	43	30608102	43	9532	\$1,350.00
6	30606106	6	9531	\$1,350.00	44	30608103	44	9532	\$1,350.00
7	30606107	7	9531	\$1,350.00	45	30608104	45	9532	\$1,350.00
8	30606201	8	9531	\$1,350.00	46	30608105	46	9532	\$1,350.00
9	30606202	9	9531	\$1,350.00	47	30608106	47	9532	\$1,350.00
10	30606203	10	9531	\$1,350.00	48	30608107	48	9532	\$1,350.00
11	30606205	11	9531	\$1,350.00	49	60608108	49	9532	\$1,350.00
12	30606206	12	9531	\$1,350.00	50	30608110	50	9532	\$1,350.00
13	30606207	13	9531	\$1,350.00	51	30608111	51	9532	\$1,350.00
14	30606208	14	9531	\$1,350.00	52	30608112	52	9532	\$1,350.00
15	30606209	15	9531	\$1,350.00	53	30608113	53	9532	\$1,350.00
16	30606211	16	9531	\$1,350.00	54	30608114	54	9532	\$1,350.00
17	30606213	17	9531	\$1,350.00	55	30608115	55	9532	\$1,350.00
18	30606214	18	9531	\$1,350.00	56	30608116	56	9532	\$1,350.00
19	30606215	19	9531	\$1,350.00	57	30608117	57	9532	\$1,350.00
20	30603236	20	9531	\$1,350.00	58	30608118	58	9532	\$1,350.00
21	30606235	21	9531	\$1,350.00	59	30608129	59	9532	\$1,350.00
22	30606218	22	9531	\$1,350.00	60	30608128	60	9532	\$1,350.00
23	30603220	23	9531	\$1,350.00	61	30608121	61	9532	\$1,350.00
24	30603221	24	9531	\$1,350.00	62	30608122	62	9532	\$1,350.00
25	30603222	25	9531	\$1,350.00	63	30608221	63	9532	\$1,350.00
26	30603223	26	9531	\$1,350.00	64	30608220	64	9532	\$1,350.00
27	30603224	27	9531	\$1,350.00	65	30608219	65	9532	\$1,350.00
28	30606307	28	9531	\$1,350.00	66	30608218	66	9532	\$1,350.00
29	30606308	29	9531	\$1,350.00	67	30608217	67	9532	\$1,350.00
30	30606303	30	9531	\$1,350.00	68	30608216	68	9532	\$1,350.00
31	30606304	31	9531	\$1,350.00	69	30608215	69	9532	\$1,350.00
32	30606305	32	9531	\$1,350.00	70	30608214	70	9532	\$1,350.00
33	30606306	33	9531	\$1,350.00	71	30608213	71	9532	\$1,350.00
34	30603225	34	9531	\$1,350.00	72	30608212	72	9532	\$1,350.00
35	30606226	35	9531	\$1,350.00	73	30608211	73	9532	\$1,350.00
36	30606227	36	9531	\$1,350.00	74	30608210	74	9532	\$1,350.00
37	30606234	37	9531	\$1,350.00	75	30608209	75	9532	\$1,350.00
38	30606233	38	9531	\$1,350.00	76	30608208	76	9532	\$1,350.00

AD #	APN	Lot	Tract	Annual Asmt	AD #	APN	Lot	Tract	Annual Asmt
77	30608227	77	9532	\$1,350.00	107	30607324	107	8820	\$1,350.00
78	30608226	78	9532	\$1,350.00	108	30607204	108	8820	\$1,350.00
79	30608225	79	9532	\$1,350.00	109	30607203	109	8820	\$1,350.00
80	30608224	80	9532	\$1,350.00	110	30607202	110	8820	\$1,350.00
81	30608223	81	9532	\$1,350.00	111	30607201	111	8820	\$1,350.00
82	30608202	82	9532	\$1,350.00	112	30607205	112	8820	\$1,350.00
83	30608201	83	9532	\$1,350.00	113	30607206	113	8820	\$1,350.00
84	30607301	84	8820	\$1,350.00	114	30607207	114	8820	\$1,350.00
85	30607302	85	8820	\$1,350.00	115	30607208	115	8820	\$1,350.00
86	30607332	86	8820	\$1,350.00	116	30607209	116	8820	\$1,350.00
87	30607304	87	8820	\$1,350.00	117	30607210	117	8820	\$1,350.00
88	30607305	88	8820	\$1,350.00	118	30607211	118	8820	\$1,350.00
89	30607306	89	8820	\$1,350.00	119	30607212	119	8820	\$1,350.00
90	30607307	90	8820	\$1,350.00	120	30607213	120	8820	\$1,350.00
91	30607308	91	8820	\$1,350.00	121	30607325	121	8820	\$1,350.00
92	30607309	92	8820	\$1,350.00	122	30607326	122	8820	\$1,350.00
93	30607333	93	8820	\$1,350.00	123	30607327	123	8820	\$1,350.00
94	30607311	94	8820	\$1,350.00	124	30607328	124	8820	\$1,350.00
95	30607312	95	8820	\$1,350.00	125	30607329	125	8820	\$1,350.00
96	30607334	96	8820	\$1,350.00	126	30607330	126	8820	\$1,350.00
97	30607335	97	8820	\$1,350.00	127	30607110	127	8820	\$1,350.00
98	30607336	98	8820	\$1,350.00	128	30607109	128	8820	\$1,350.00
99	30607316	99	8820	\$1,350.00	129	30607108	129	8820	\$1,350.00
100	30607317	100	8820	\$1,350.00	130	30607107	130	8820	\$1,350.00
101	30607318	101	8820	\$1,350.00	131	30607106	131	8820	\$1,350.00
102	30607319	102	8820	\$1,350.00	132	30607105	132	8820	\$1,350.00
103	30607320	103	8820	\$1,350.00	133	30607104	133	8820	\$1,350.00
104	30607321	104	8820	\$1,350.00	134	30607103	134	8820	\$1,350.00
105	30607322	105	8820	\$1,350.00	135	30607102	135	8820	\$1,350.00
106	30607323	106	8820	\$1,350.00					

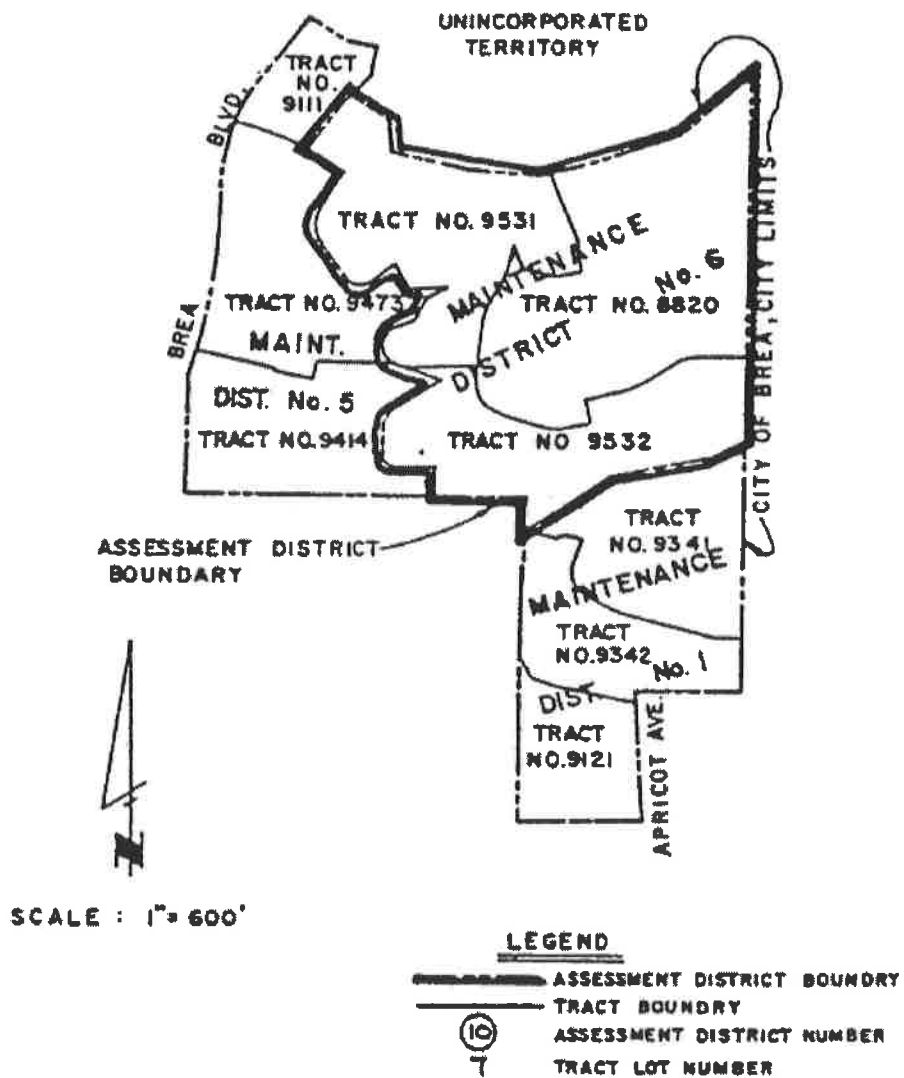
## **PART E**

### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Landscape and Lighting Maintenance District No. 6 is included herein.

District No. 6 includes all the properties in the City of Brea located within the tract boundary of Tract No. 8820, recorded in Book 454, Pages 19 through 24 inclusive, Tract No. 9531 recorded in Book 423, Pages 24 through 28 inclusive, and Tract No. 9532 recorded in Book 454, Pages 25 through 28, all of Miscellaneous Maps, records of Orange County, California.

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.



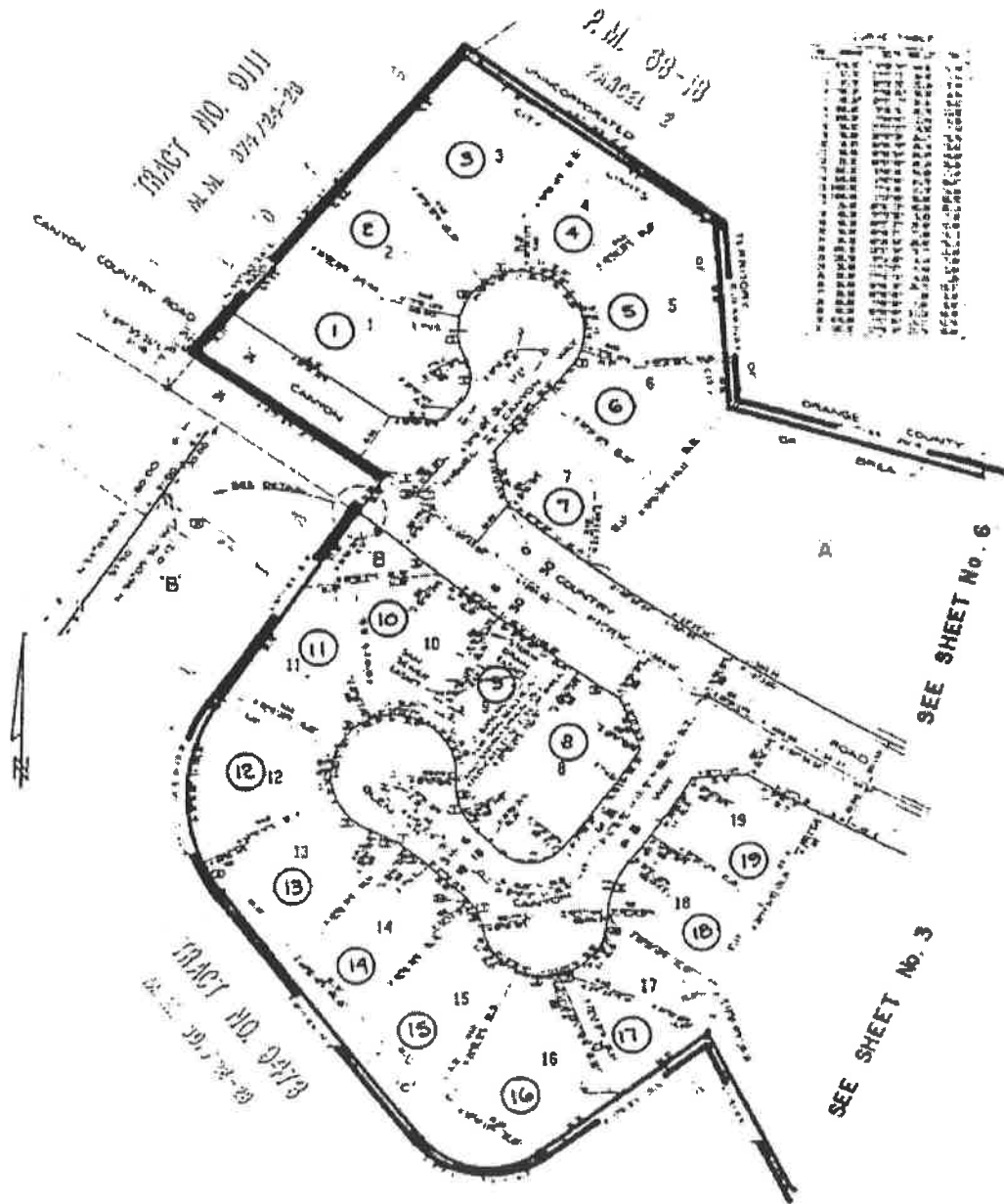
135 PARCELS

SHEET 1 OF 10

ASSESSMENT DIAGRAM  
**LIGHTING & MAINTENANCE**  
**ASSESSMENT DISTRICT NO. 6**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

[illegible]

STANLEY C MORSE  
CONSULTING CIVIL ENGINEERS -



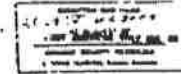
**SHEET 2 OF 10**

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SCALE: 1" = 60'  
ACREAGE: 13.572  
NO. OF LOTS 42 AND LOTS A-F

**TRACT NO. 9531**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

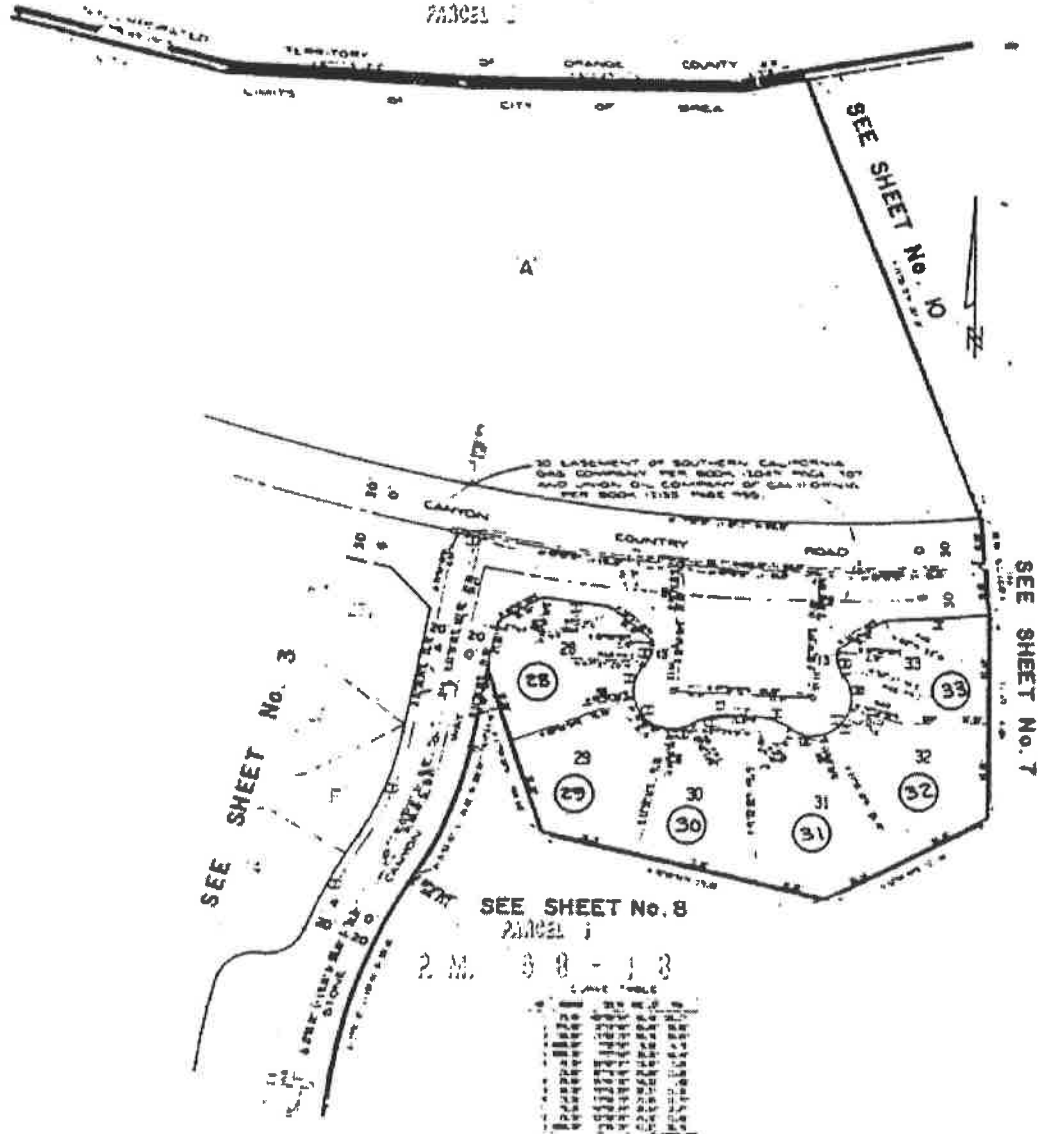


STANLEY C. MORSE  
CONSULTING CIVIL ENGINEER

JUNE, 1977

2. M. 00 - 10

TRACT NO. 9531



135. PARCELS

SHEET 4 OF 10

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 6



NO. OF LOTS 51 AND LOTS  
A THRU C

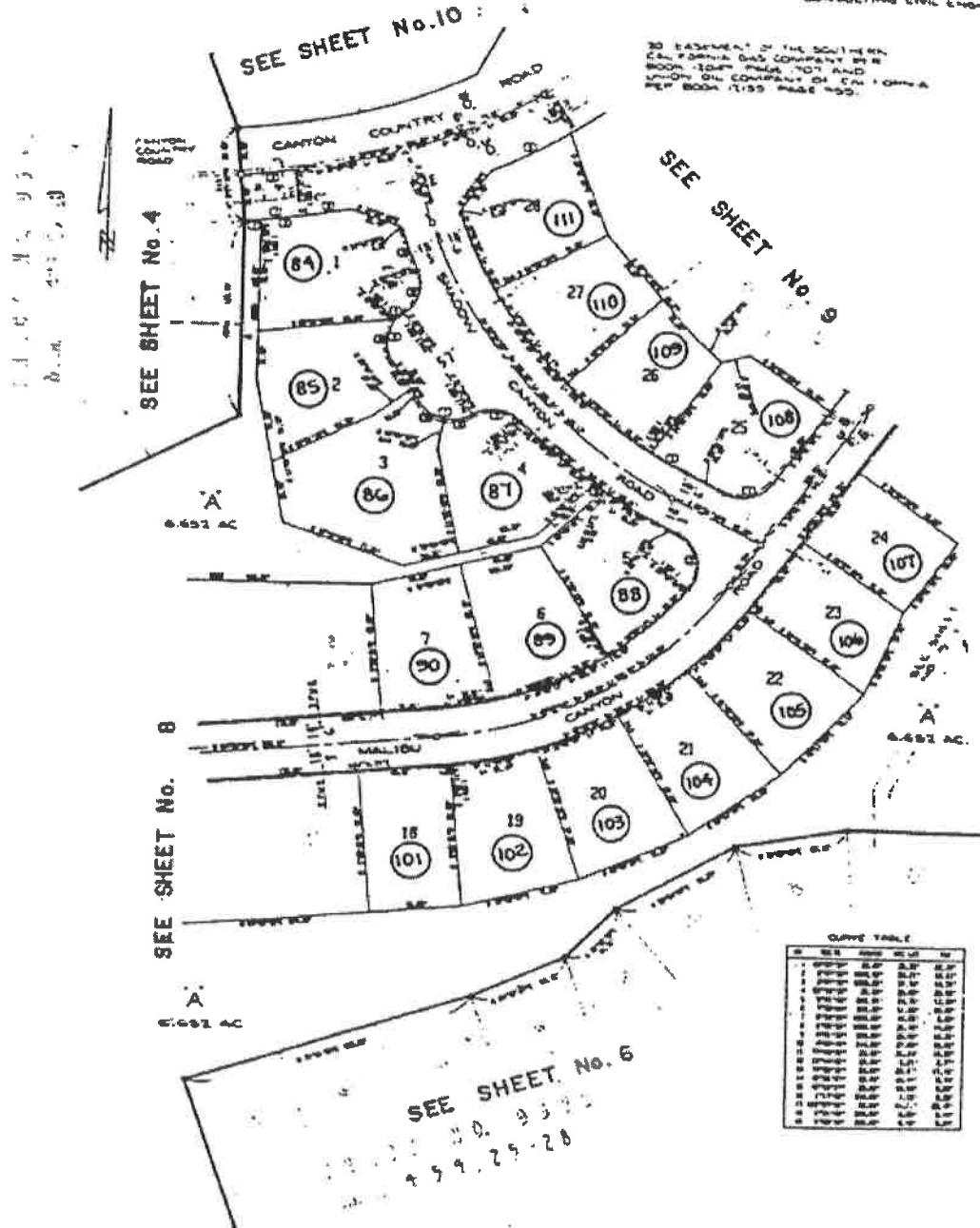
**TRACT NO. 8820**  
IN THE CITY OF BREA  
COUNTY OF ORANGE STATE OF CALIFORNIA.



STANLEY C. MORSE, L.S. 3440

NOV 17, 1977

STANLEY C. MORSE  
CONSULTING CIVIL ENGINEER



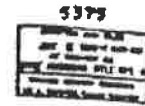
135 PARCELS

SHEET 7 OF 10

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 6  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

SCALE: 1" = 100'  
ACREAGE: 18.093  
NO. OF LOTS: 51, AND LOTS  
A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z  
FINAL UNIT OF TENTATIVE  
TRACT NO. 8820

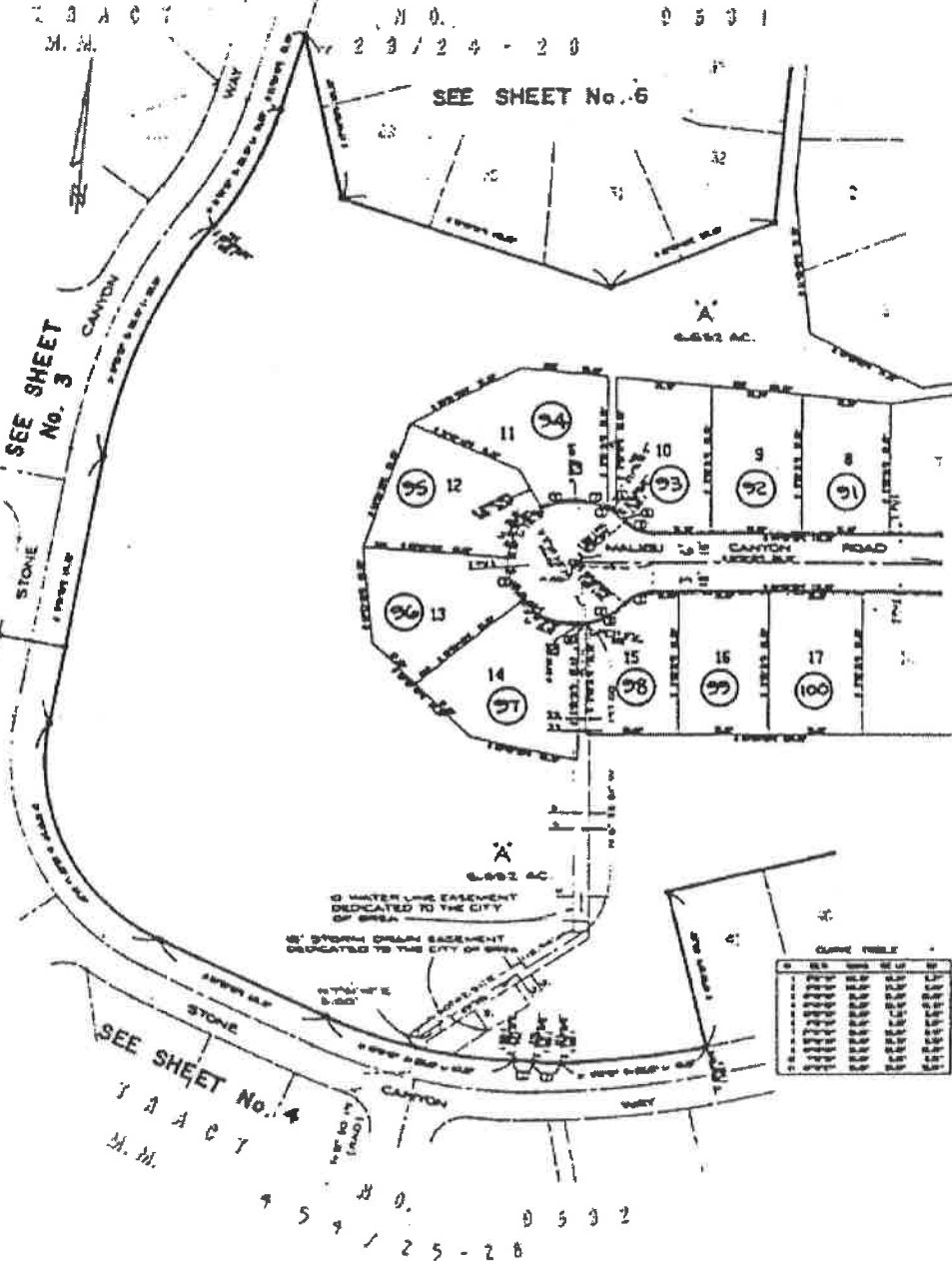
UPPER PART  
**TRACT NO. 8820**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA.



STANLEY C. MORSE, L.S. 5375  
CONSULTING CIVIL ENGINEER, C.E.

STANLEY C. MORSE, L.S. 5375

AUGUST, 1977



135 PARCELS

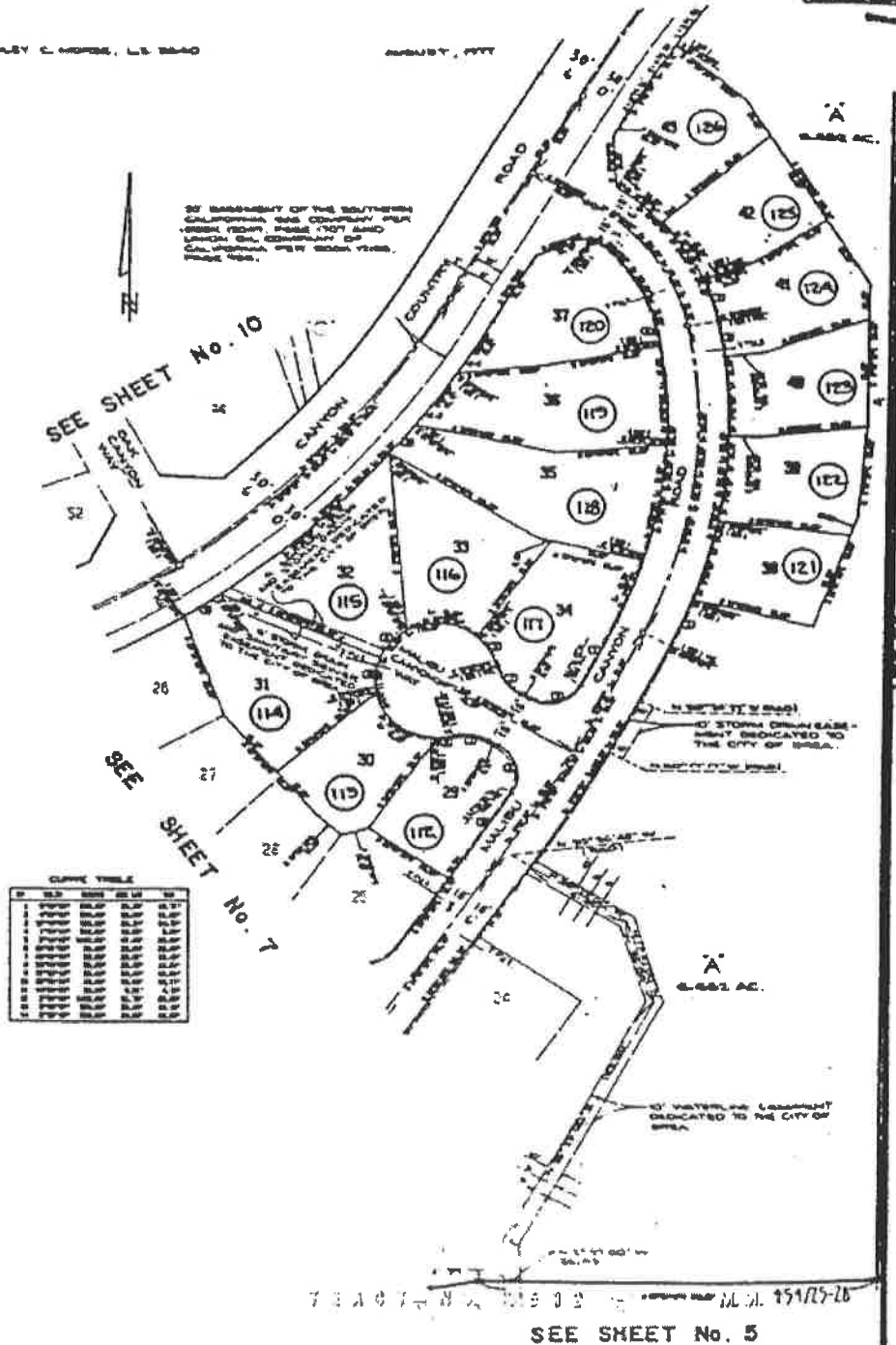
SHEET B OF 10

ASSESSMENT DIAGRAM  
**LIGHTING & MAINTENANCE**  
**ASSESSMENT DISTRICT NO. 6**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

**TRACT NO. 8820**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA.

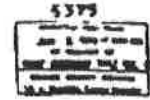
STANLEY C. MORSE, L.S. 22440

AUGUST, 1977



ALPHEUS 18.022  
NO. OF LOTS: 52 AND LOTS  
A THRU C  
FUEL UNIT OF RELATIVE  
TRACT NO 8820  
TRACT NO 8820

**TRACT NO. 8820**  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA.



AUGUST, 1971

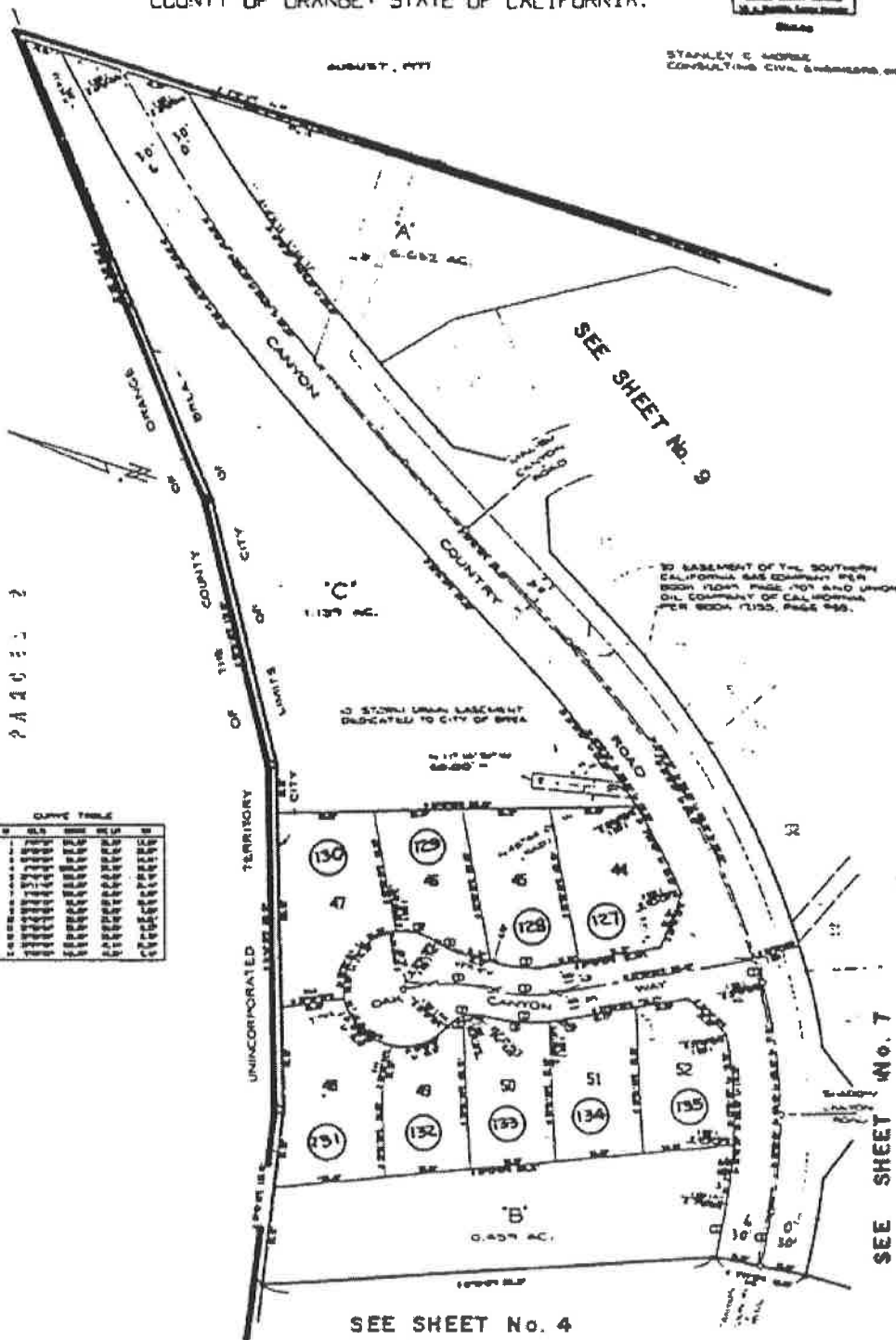
STANLEY C. MOORE  
COMMISSIONED CIVIL ENGINEER, NO.

P.M. 08/18

PAGE 2

CURVE TABLE

STATION	CHORD BEARS	CHORD BEARS	CHORD BEARS	CHORD BEARS	CHORD BEARS
1	100.00	100.00	100.00	100.00	100.00
2	100.00	100.00	100.00	100.00	100.00
3	100.00	100.00	100.00	100.00	100.00
4	100.00	100.00	100.00	100.00	100.00
5	100.00	100.00	100.00	100.00	100.00
6	100.00	100.00	100.00	100.00	100.00
7	100.00	100.00	100.00	100.00	100.00
8	100.00	100.00	100.00	100.00	100.00
9	100.00	100.00	100.00	100.00	100.00
10	100.00	100.00	100.00	100.00	100.00
11	100.00	100.00	100.00	100.00	100.00
12	100.00	100.00	100.00	100.00	100.00
13	100.00	100.00	100.00	100.00	100.00
14	100.00	100.00	100.00	100.00	100.00
15	100.00	100.00	100.00	100.00	100.00
16	100.00	100.00	100.00	100.00	100.00
17	100.00	100.00	100.00	100.00	100.00
18	100.00	100.00	100.00	100.00	100.00
19	100.00	100.00	100.00	100.00	100.00
20	100.00	100.00	100.00	100.00	100.00
21	100.00	100.00	100.00	100.00	100.00
22	100.00	100.00	100.00	100.00	100.00
23	100.00	100.00	100.00	100.00	100.00
24	100.00	100.00	100.00	100.00	100.00
25	100.00	100.00	100.00	100.00	100.00
26	100.00	100.00	100.00	100.00	100.00
27	100.00	100.00	100.00	100.00	100.00
28	100.00	100.00	100.00	100.00	100.00
29	100.00	100.00	100.00	100.00	100.00
30	100.00	100.00	100.00	100.00	100.00
31	100.00	100.00	100.00	100.00	100.00
32	100.00	100.00	100.00	100.00	100.00
33	100.00	100.00	100.00	100.00	100.00
34	100.00	100.00	100.00	100.00	100.00
35	100.00	100.00	100.00	100.00	100.00
36	100.00	100.00	100.00	100.00	100.00
37	100.00	100.00	100.00	100.00	100.00
38	100.00	100.00	100.00	100.00	100.00
39	100.00	100.00	100.00	100.00	100.00
40	100.00	100.00	100.00	100.00	100.00
41	100.00	100.00	100.00	100.00	100.00
42	100.00	100.00	100.00	100.00	100.00
43	100.00	100.00	100.00	100.00	100.00
44	100.00	100.00	100.00	100.00	100.00
45	100.00	100.00	100.00	100.00	100.00
46	100.00	100.00	100.00	100.00	100.00
47	100.00	100.00	100.00	100.00	100.00
48	100.00	100.00	100.00	100.00	100.00
49	100.00	100.00	100.00	100.00	100.00
50	100.00	100.00	100.00	100.00	100.00
51	100.00	100.00	100.00	100.00	100.00
52	100.00	100.00	100.00	100.00	100.00



135 PARCELS

SHEET 10 OF 10

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 6  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

**Landscape and Lighting  
Maintenance District  
No. 7**

**City of Brea**

**Prepared under the authority of the  
Landscape and Lighting Act of 1972  
Streets and Highways Code  
State of California**

**Fiscal Year 2017-18**

**Submitted by:**

**Tony Olmos  
Director of Public Works**

**April 18, 2017**

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## City of Brea

April 18, 2017

Honorable Mayor and City Council  
City of Brea  
1 Civic Center Circle  
Brea, CA 92821-5732

**Re: Engineer's Report, Landscape & Lighting Maintenance District No. 7**

Transmitted herewith for your review and consideration is a report entitled, "Landscape and Lighting Maintenance District No. 7, City of Brea."

This report has been prepared in accordance with the Landscape and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code. The report includes all the requirements of the Landscape and Lighting Act of 1972 and the Streets and Highways Code, with particular reference to annual assessments after formation thereof of the District.

The report is submitted herewith for consideration at your next meeting to set a hearing date for the purpose of levying an annual assessment (Streets and Highways Code, Section 22620 to Section 22631).

Respectfully submitted,

Tony Olmos, Director  
Public Works Department

s:\maintenance\maint districts\assessment 17-19\lmd7 1718.doc

**City Council**

**Cecilia Hupp**  
*Mayor*

**Glenn Parker**  
*Mayor Pro Tem*

**Christine Marick**  
*Council Member*

**Marty Simonoff**  
*Council Member*

**Steven Vargas**  
*Council Member*

Civic & Cultural Center • 1 Civic Center Circle • Brea, California 92821-5732 • 714/990-7600 • FAX 714/990-2258 • [www.cityofbrea.net](http://www.cityofbrea.net)

## **Introduction and Background**

### **Introduction:**

This report has been prepared and is submitted for consideration by the City Council of the City of Brea under the authority of the Landscaping and Lighting Act of 1972 as set forth in Part 2 of Division 15 of the California Streets and Highways Code.

### **Background:**

On August 1, 1995 the City Council of the City of Brea adopted and approved Resolution No. 95-85 creating Landscape and Lighting Maintenance District No. 7 in the City of Brea.

The creating of Landscape and Lighting Maintenance District No. 7 in the City of Brea was a requirement of the City of Brea for the development of Tract Nos. 14658, 14657, 15670 and 14656.

The formation of the district and the levy of the first annual assessment was completed in accordance with the requirements of the Landscaping and Lighting Act of 1972 on August 1, 1995.

In FY 2007-08, the property owners submitted ballots and approved an increase in assessment rate. Included in that balloting was an annual CPI escalator that will allow the assessment rate to keep up with the cost of living. The annual escalator sets the maximum rate that the properties might be assessed.

The purpose of this report is to be utilized by the City Staff, the City Council, and the County Assessor in the levy and collection of an annual assessment after formation of an assessment district under the requirements of the Landscaping and Lighting Act of 1972 (State of California and Highways Code, Section 22620 to 22631).



## **PART A PLANS AND SPECIFICATIONS**

The facilities, which consist of slopes and greenbelt areas and theme lighting, will be operated, serviced and maintained as generally described as follows:

### Landscaping and Appurtenant Facilities

Facilities include but are not limited to: landscaping, planting, shrubbery, trees, irrigation systems, hardscapes, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public street and sidewalk rights-of-way, including medians, parkways and dedicated easements within the boundaries of the Assessment District.

### Lighting, Traffic Signals and Appurtenant Facilities

Facilities include but are not limited to: Poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting and traffic signals in public street and sidewalk rights-of-way and dedicated easements within the boundaries of the Assessment District.

Maintenance means the furnishing of services and materials for the ordinary and usual maintenance, operation and servicing of the landscaping, public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the landscaping, public lighting facilities or appurtenant facilities; providing for the life, growth, health and beauty of the landscaping, including cultivation, irrigation, trimming, spraying, fertilizing and treating for disease or injury; the removal of trimmings, rubbish, debris and other solid waste; and the cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.

Servicing means the furnishing of water for the irrigation of the landscaping and the maintenance of any of the public lighting facilities or appurtenant facilities and the furnishing of electric current or energy, gas or other illuminating agent for the public lighting facilities, or for the lighting or operation of the landscaping or appurtenant facilities.

The plans and specifications for the improvements, showing and describing the general nature, location, and the extent of the improvements, are on file in the office of the Director of Public Works and are incorporated herein by reference.

## PART B ESTIMATE OF COST

The estimated cost of the operation, servicing and maintenance of the street and sidewalk improvements for Fiscal Year 2017-18, as described in Part A, are summarized herein and described below.

### MAINTENANCE DISTRICT # 7 - ANNUAL COST FACTORS

Acct #	Description	FY 17-18 Est.
<b>1. Fixed Costs</b>		<b>Expenses</b>
4111	Salaries & Benefits	\$5,216
4113	Overtime	\$100
4243	Engineering	\$0
4244	Legal	\$0
4412	Property Tax Collection	\$103
	<b>Fixed Costs Totals</b>	<b>\$5,419</b>
<b>2. ROUTINE COSTS</b>		
4211	Postage	\$45
4249	Professional Svs/Other	\$3,000
4266	Contract Services/Grounds Maintenance	\$12,230
4269	Bldg and Equipment Service	\$100
4285	Water	\$8,250
4339	Construction & Maintenance	\$0
5800	Insurance and Other Expenses	\$572
	<b>Routine Costs Totals</b>	<b>\$24,196</b>
	<b>Total Costs (Fixed &amp; Routine)</b>	<b>\$29,615</b>
	<b>Contribution to Capital Replacement Reserve</b>	<b>\$0</b>
	<b>FY 2017-18 Annual Assessments</b>	<b>\$27,135</b>
	<b>Reserve Fund Requirement:</b>	
	Operating Reserve – 50% (6 months)*	\$0
	<b>Capital Replacement Reserve**</b>	
	Estimated Balance 1-July-2017	<b>\$9,365</b>
	Contribution to Capital Replacement Reserve	<b>\$0</b>
	Less planned capital expenditures	<b>\$0</b>
	Estimated Fund Balance 30-Jun-2018	<b>\$6,885</b>

\*The Operating Reserve fund is being established for the District to cover the first six months of expenses annually before collection from the County has been received, as well as unexpected expenses. The funds will not exceed 50% of the anticipated annual expenditures, in anticipation of any maintenance costs that can and do occur during the year.

\*\*The Capital Replacement Reserve fund is established to fund the replacement or refurbishment of components based on life expectancy and value of the improvements within the district. Based on the current fund balance, there are insufficient funds to cover the replacement expenses of the existing improvements.

The 1972 Act requires that a special fund be set up for the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on July 1 must be carried over to the next fiscal year.

## PART C METHOD OF APPORTIONMENT OF ASSESSMENT

### GENERAL

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of street lights, traffic signals and landscaping.

Section 22573 of the Landscaping and Lighting Act of 1972 (the 1972 Act) requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

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

The 1972 Act permits the designation of zones of benefit within any individual assessment district if "by reason of variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvements." (Sec. 22574). Thus, the 1972 Act requires the levy of a true "assessment" based on the actual benefit rather than a "special tax."

### ASSESSMENT METHODOLOGY

The parcels of land in the District are single family residential (SFR) lots, with each of these lots benefiting equally from the improvements being maintained. Therefore, the costs associated with the landscaping and lighting within and directly adjacent to the tract will be apportioned on a residential lot basis as follows:

$$\$24,293 / 96 \text{ SFR's} = \$253.05 / \text{SFR}$$

**This assessment rate is the maximum rate.** The maximum assessment rate will be increased each year by the annual change in the Consumer Price Index (CPI), All Urban Consumers, for the Los Angeles, Riverside and Orange County areas. The actual assessments levied in any fiscal year will be as approved by the City Council and may not exceed the maximum assessment rate without receiving property owner approval for the increase. The calculation for the maximum assessment rate is provided in the table below. The increase in CPI for FY 2017-18 is 1.9%.

Maximum Assessment Rate Calculation		
Fiscal Year	CPI Increase	Maximum Assessment
FY 2007-08		\$245.00 / SFR
FY 2008-09	3.3%	\$253.05 / SFR
FY 2009-10	3.5%	\$261.91 / SFR
FY 2010-11	0%	\$261.91 / SFR
FY 2011-12	1.2%	\$265.05 / SFR
FY 2012-13	2.7%	\$272.21 / SFR
FY 2013-14	2%	\$277.65 / SFR
FY 2014-15	1.1%	\$280.70 / SFR
FY 2015-16	.7%	\$282.66 / SFR
FY 2016-17	2%	\$288.31 / SFR
FY 2017-18	1.9%	\$293.79 / SFR

## PART D ASSESSMENT ROLL

The amount of the total proposed assessment for Fiscal Year 2017-18 apportioned to each lot or parcel within the District, as shown on the latest assessment roll at the Orange County Assessor's Office, is contained in the Assessment Roll provided below.

The description of each lot or parcel is part of the Orange County assessment roll and this roll is, by reference, made part of this Report.

AD#	APN	Lot	Tract	Asmt	AD#	APN	Lot	Tract	Asmt
1	29646113	1	14658	\$253.05	39	29643133	18	14657	\$253.05
2	29643114	2	14658	\$253.05	40	29633150	1	15070	\$253.05
3	29643115	3	14658	\$253.05	41	29633149	2	15070	\$253.05
4	29643116	4	14658	\$253.05	42	29633148	3	15070	\$253.05
5	29643117	5	14658	\$253.05	43	29633147	4	15070	\$253.05
6	29643118	6	14658	\$253.05	44	29633146	5	15070	\$253.05
7	29643119	7	14658	\$253.05	45	29633145	6	15070	\$253.05
8	29643120	8	14658	\$253.05	46	29633144	7	15070	\$253.05
9	29643121	9	14658	\$253.05	47	29643143	8	15070	\$253.05
10	29643101	10	14658	\$253.05	48	29633141	9	15070	\$253.05
11	29643102	11	14658	\$253.05	49	29633140	10	15070	\$253.05
12	29643103	12	14658	\$253.05	50	29633139	11	15070	\$253.05
13	29643104	13	14658	\$253.05	51	29633138	12	15070	\$253.05
14	29643105	14	14658	\$253.05	52	29633137	13	15070	\$253.05
15	29643106	15	14658	\$253.05	53	29633134	14	15070	\$253.05
16	29643107	16	14658	\$253.05	54	29633133	15	14657	\$253.05
17	29643108	17	14658	\$253.05	55	29633132	16	14657	\$253.05
18	29643109	18	14658	\$253.05	56	29633131	17	14657	\$253.05
19	29643110	19	14658	\$253.05	57	29633130	18	14657	\$253.05
20	29643111	20	14658	\$253.05	58	29633129	19	14657	\$253.05
21	29643112	21	14658	\$253.05	59	29633128	20	14657	\$253.05
22	29643134	1	14657	\$253.05	60	29633126	21	14657	\$253.05
23	29643135	2	14657	\$253.05	61	29633125	22	14657	\$253.05
24	29643136	3	14657	\$253.05	62	29633124	23	14657	\$253.05
25	29643137	4	14657	\$253.05	63	29633123	24	14657	\$253.05
26	29643138	5	14657	\$253.05	64	29633122	25	14657	\$253.05
27	29643139	6	14657	\$253.05	65	29633121	26	14657	\$253.05
28	29643140	7	14657	\$253.05	66	29633120	27	14657	\$253.05
29	29643141	8	14657	\$253.05	67	29644104	1	14656	\$253.05
30	29643142	9	14657	\$253.05	68	29644105	2	14656	\$253.05
31	29643143	10	14657	\$253.05	69	29644106	3	14656	\$253.05
32	29643126	11	14657	\$253.05	70	29644107	44	14656	\$253.05
33	29643127	12	14657	\$253.05	71	29644108	5	14656	\$253.05
34	29643128	13	14657	\$253.05	72	29644109	6	14656	\$253.05
35	29643129	14	14657	\$253.05	73	29644110	7	14656	\$253.05
36	29643130	15	14657	\$253.05	74	29644111	8	14656	\$253.05
37	29643131	16	14657	\$253.05	75	29644112	9	14656	\$253.05
38	29643132	17	14657	\$253.05	76	29644113	10	14656	\$253.05

AD#	APN	Lot	Tract	Asmt
77	29644114	11	14656	\$253.05
78	29644115	12	14656	\$253.05
79	29644116	13	14656	\$253.05
80	29644117	14	14656	\$253.05
81	29644118	15	14656	\$253.05
82	29644119	16	14656	\$253.05
83	29644120	17	14656	\$253.05
84	29644121	18	14656	\$253.05
85	29644122	19	14656	\$253.05
86	29644123	20	14656	\$253.05
87	29644124	21	14656	\$253.05
88	29644125	22	14656	\$253.05
89	29644126	23	14656	\$253.05
90	29644127	24	14656	\$253.05
91	29644128	25	14656	\$253.05
92	29644129	26	14656	\$253.05
93	29644130	27	14656	\$253.05
94	29644101	28	14656	\$253.05
95	29644102	29	14656	\$253.05
96	29644103	30	14656	\$253.05

## **PART E**

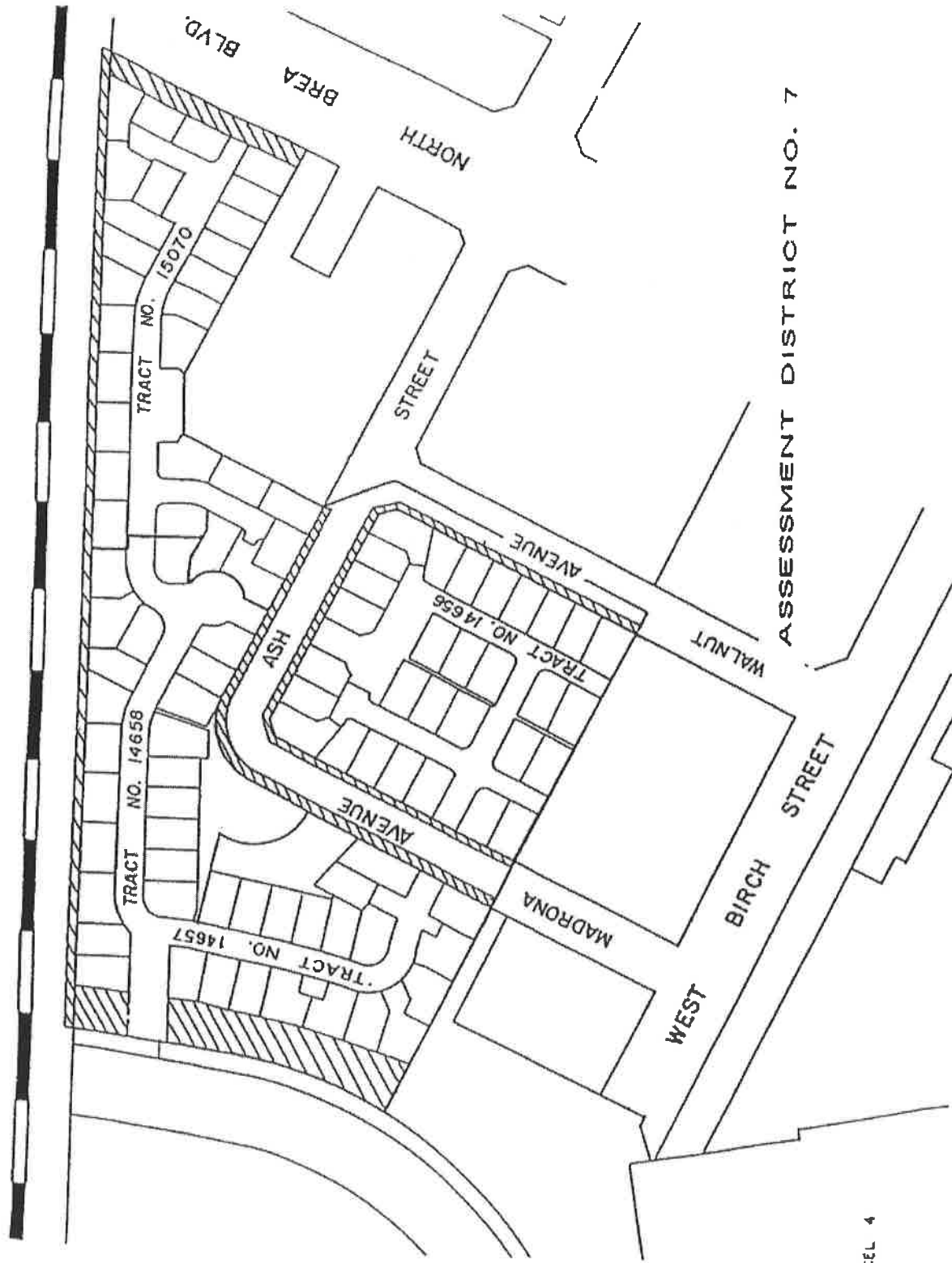
### **ASSESSMENT DISTRICTS' BOUNDARIES**

A diagram of the boundaries of Landscape and Lighting Maintenance District No. 7 is included herein.

District No. 7 includes all properties in the City of Brea located within the tract boundary of Tract No. 14658 recorded in Book 724, Pages 9 through 11, of Tract No. 14657 recorded in Book 733, Pages 15, 16, and 17, and of Tract Nos. 15070 and 14656 of Miscellaneous Maps, records of Orange County, California.

Also, the lines and dimensions of each lot or parcel within the Districts are those lines and dimensions shown on the maps of the Assessor of the County of Orange for Fiscal Year 2017-18. The Assessor's maps and records are incorporated by reference herein and made part of this report.





## **RESOLUTION NO. 5**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 1 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING ON THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Landscape and Lighting Assessment District No. 1 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Landscape and Lighting Assessment District No. 1 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of

the State of California, known as the "Landscape and Lighting Act of 1972," on that area designated "City of Brea Landscape and Lighting Assessment District No. 1," an area encompassed by Final Tract Nos. 9121, 9341 and 9342 and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, landscaping and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract Nos. 9121, 9341 and 9342. Said landscaping and related facilities shall be in the lettered lots, common parking bays and related planters within Final Tract Nos. 9121, 9341 and 9342.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Landscape and Lighting District No. 1 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$543.00.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council

Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the proposed assessments on City of Brea Landscape and Lighting Assessment District No. 1 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

- a. Certify to the adoption of this Resolution;
- b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2016.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### LEGAL DESCRIPTION

#### LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 1

LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 1 INCLUDES ALL OF THE PROPERTIES IN THE CITY OF BREA LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 9121 RECORDED IN BOOK 378, PAGES 49 AND 50; TRACT NO. 9341 RECORDED IN BOOK 395, PAGES 28, 29 AND 30; AND OF TRACT NO. 9342 RECORDED IN BOOK 386, PAGES 41, 42 AND 43, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

## **RESOLUTION NO.**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LIGHTING ASSESSMENT DISTRICT NO. 2 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING OF THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Lighting Assessment District No. 2 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Lighting Assessment District No. 2 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of the State of California, known as the "Landscaping and Lighting Act of 1972," on that area

designated "City of Brea Lighting Assessment District No. 2," an area encompassed by Final Tracts Nos. 9227, 9228 and 8857 and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract No. 9227, 9228 and 8857.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Lighting Assessment District No. 2 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$18.50.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the proposed assessments on City of Brea Lighting Assessment District No. 2 for fiscal year 2017-2018 and hereby gives notice of said hearing.



7. The City Clerk shall do the following:

a. Certify to the adoption of this Resolution;

b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_

City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### LEGAL DESCRIPTION

#### LIGHTING ASSESSMENT DISTRICT NO. 2

THE BOUNDARIES OF LIGHTING ASSESSMENT DISTRICT NO. 2 IS DESCRIBED AS "BEING THE BOUNDARY OF ANNEXATION NO. 8-74 TO THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA," ALSO BEING ALL THE PROPERTIES LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 9227 RECORDED IN BOOK 392, PAGES 5 THROUGH 12; TRACT NO. 9228 RECORDED IN BOOK 428, PAGES 32 THROUGH 38; AND TRACT NO. 8857 RECORDED IN BOOK 464, PAGES 38 THROUGH 44, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

## **RESOLUTION NO.**

### **RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 3 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING ON THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

#### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Landscape and Lighting Assessment District No. 3 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

#### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Landscape and Lighting Assessment District No. 3 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments

during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of the State of California, known as the "Landscape and Lighting Act of 1972," on that area designated "City of Brea Landscape and Lighting District Assessment No. 3," an area encompassed by Final Tract No. 8242 and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, landscaping and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract No. 8242. Said landscaping and related facilities shall be in the lettered lots, common parking bays and related planters within Final Tract No. 8242.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Landscape and Lighting Assessment District No. 3 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$459.83.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council

Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the proposed assessments on City of Brea Landscape and Lighting Assessment District No. 3 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

- a. Certify to the adoption of this Resolution;
- b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

#### **LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 3**

LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 3 INCLUDES ALL OF THE PROPERTIES IN THE CITY OF BREA LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 8242 RECORDED IN BOOK 428, PAGES 19 THROUGH 24 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.



## **RESOLUTION NO.**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LIGHTING ASSESSMENT DISTRICT NO. 4 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING OF THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Lighting Assessment District No. 4 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Lighting Assessment District No. 4 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of

the State of California, known as the "Landscaping and Lighting Act of 1972," on that area designated "City of Brea Lighting District No. 4," an area encompassed by Final Tract Nos. 10224, 10324, 10325, 10327 and 9298 and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract Nos. 10224, 10324, 10325, 10326, 10327, and 9298.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Lighting District No. 4 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$12.00.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the

proposed assessments on City of Brea Lighting Assessment District No. 4 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

a. Certify to the adoption of this Resolution;

b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

#### **LIGHTING ASSESSMENT DISTRICT NO. 4**

LIGHTING ASSESSMENT DISTRICT NO. 4 INCLUDES ALL THE PROPERTIES LOCATED IN THE CITY OF BREA WITHIN TRACT NO. 10224 AS SHOWN ON A MAP RECORDED IN BOOK 436, PAGES 13 THROUGH 16 INCLUSIVE, TRACT NO. 10324 AS SHOWN ON A MAP RECORDED IN BOOK 447, PAGES 3 THROUGH 5 INCLUSIVE, TRACT NO. 10325 AS SHOWN ON A MAP RECORDED IN BOOK 461, PAGES 9 THROUGH 12 INCLUSIVE, TRACT NO. 10326 AS SHOWN ON A MAP RECORDED IN BOOK 461, PAGES 13 THROUGH 16 INCLUSIVE, TRACT NO. 10327 AS SHOWN ON A MAP RECORDED IN BOOK 461, PAGES 17 THROUGH 20 INCLUSIVE, AND TRACT NO. 9298 AS SHOWN ON A MAP RECORDED IN BOOK 476, PAGES 5 THROUGH 7 INCLUSIVE, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

## **RESOLUTION NO.**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 5 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING ON THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Landscape and Lighting Assessment District No. 5 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Landscape and Lighting Assessment District No. 5 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of the State of California, known as the "Landscape and Lighting Act of 1972," on that area

designated "City of Brea Landscape and Lighting Assessment District No. 5," an area encompassed by Final Tract Nos. 9111, 9414, & 9473 and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, landscaping and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract Nos. 9111, 9414 and 9473. Said landscaping and related facilities shall be in the lettered lots, common parking bays and related planters within Final Tract Nos. 9111, 9414, and 9473.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Landscape and Lighting Assessment District No. 5 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$836.09, as detailed in said report of the Director of Public Works.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the

proposed assessments on City of Brea Landscape and Lighting Assessment District No. 5 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

- a. Certify to the adoption of this Resolution;
- b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk



I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

#### **LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 5**

LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 5 INCLUDES ALL THE PROPERTIES IN THE CITY OF BREA LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 9111 RECORDED IN BOOK 374, PAGES 24, 25 AND 26 OF TRACT NO. 9414 RECORDED IN BOOK 409, PAGES 8 AND 9, AND OF TRACT NO. 9473 RECORDED IN BOOK 291, PAGES 26, 27 AND 28, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

## **RESOLUTION NO.**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 6 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING ON THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Landscape and Lighting Assessment District No. 6 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Landscape and Lighting Assessment District No. 6 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of

the State of California, known as the "Landscape and Lighting Act of 1972," on that area designated "City of Brea Landscape and Lighting Assessment District No. 6," an area encompassed by Final Tract Nos. 8820, 9531, and 9532, and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, landscaping and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract Nos. 8820, 9531, and 9532. Said landscaping and related facilities shall be in the lettered lots, common parking bays and related planters within Final Tract Nos. 8820, 9531, and 9532.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Landscape and Lighting Assessment District No. 6 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$1350.00, as detailed in said report of the Director of Public Works.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council

Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the proposed assessments on City of Brea Landscape and Lighting Assessment District No. 6 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

a. Certify to the adoption of this Resolution;

b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

#### **LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 6**

LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 6 INCLUDES ALL THE PROPERTIES IN THE CITY OF BREA LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 8820, RECORDED IN BOOK 454, PAGES 19 THROUGH 24 INCLUSIVE, TRACT NO. 9531, RECORDED IN BOOK 423, PAGES 24 THROUGH 28 INCLUSIVE, AND TRACT NO. 9532 RECORDED IN BOOK 454, PAGES 25 THROUGH 28, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

## **RESOLUTION NO.**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING THE REPORT FILED PURSUANT TO SECTION 22623 OF THE STREETS AND HIGHWAYS CODE WITH RESPECT TO CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 7 AND FIXING AND GIVING NOTICE OF A TIME AND PLACE FOR A PUBLIC HEARING ON THE LEVY OF AN ASSESSMENT ON SAID DISTRICT FOR FISCAL YEAR 2017-2018**

### **A. RECITALS:**

(i) This Council heretofore adopted a resolution creating City of Brea Landscape and Lighting Assessment District No. 7 pursuant to Division 15 of the California Streets and Highways Code.

(ii) The Director of Public Works has prepared, filed with the City Clerk and presented to this Council a report relating to said assessment pursuant to the provisions of Section 22623 of the California Streets and Highways Code.

### **B. RESOLUTION:**

**NOW, THEREFORE, BE IT FOUND, DETERMINED AND RESOLVED** by the City Council of the City of Brea as follows:

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The above-described report submitted by the Director of Public Works relating to City of Brea Landscape and Lighting Assessment District No. 7 is hereby approved as filed.
3. This Council hereby declares its intention to levy and collect assessments during fiscal year 2017-2018 pursuant to Division 15 of the Streets and Highways Code of



the State of California, known as the "Landscape and Lighting Act of 1972," on that area designated "City of Brea Landscape and Lighting Assessment District No. 7," an area encompassed by Final Tract Nos. 14658, 14657, 15070 and 14656, and more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

4. A general description of the improvements proposed for the aforementioned district is as follows:

The maintenance and possible future replacement of lighting, landscaping and any facilities which are appurtenant thereto or which are necessary or convenient for the maintenance and servicing thereof, including grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks or paving, or water, irrigation, drainage, or electrical facilities. Said maintenance and servicing of said lighting shall be in the area of Tract Nos. 14658, 14657, 15070 and 14656. Said landscaping and related facilities shall be in the lettered lots, common parking bays and related planters within Final Tract Nos. 14658, 14657, 15670 and 14656.

5. Reference hereby is made to the report of the Director of Public Works relating to the said assessment district herein above approved. Said report is on file with the City Clerk of the City of Brea and contains a full and detailed description of the improvements, the boundaries of the assessment district and contains the proposed assessments upon assessable lots and parcels of land within City of Brea Landscape and Lighting Assessment District No. 7 for fiscal year 2017-2018. Said proposed assessment per lot is in the amount of \$288.03, as detailed in said report of the Director of Public Works.

6. This Council hereby fixes 7:00 p.m. on May 16, 2017, in the Council Chambers, Brea Civic and Cultural Center, 1 Civic Center Circle, Brea, California, as the time and place for a hearing before this Council on the question of the levy of the proposed assessments on City of Brea Landscape and Lighting Assessment District No. 7 for fiscal year 2017-2018 and hereby gives notice of said hearing.

7. The City Clerk shall do the following:

- a. Certify to the adoption of this Resolution;
- b. Cause a true and correct copy of this Resolution to be published once in a newspaper of general circulation located within the City of Brea at least ten days prior to May 16, 2017.

**APPROVED AND ADOPTED** this 18th day of April, 2017.

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Resolution was adopted at a regular meeting of the City Council of the City of Brea held on the 18th day of April, 2017, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

DATED: \_\_\_\_\_

\_\_\_\_\_  
City Clerk

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

#### **LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 7**

LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 7 INCLUDES ALL THE PROPERTIES IN THE CITY OF BREA LOCATED WITHIN THE TRACT BOUNDARY OF TRACT NO. 14656, RECORDED IN BOOK 746, PAGES 47 THROUGH 49 INCLUSIVE, TRACT NO. 14658, RECORDED IN BOOK 724, PAGES 9 THROUGH 11 INCLUSIVE, TRACT NO. 14657 RECORDED IN BOOK 733, PAGES 15 THROUGH 17 INCLUSIVE, TRACT NO. 15070, RECORDED IN BOOK 738, PAGES 27 THROUGH 30 INCLUSIVE, ALL OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

**City of Brea**

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**FINANCE COMMITTEE COMMUNICATION**

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**TO:** Finance Committee Members

**FROM:** City Manager

**DATE:** 04/11/2017

**SUBJECT:** Purchase of Shade Structure from USA Shade and Fabric Structures and  
Authorize In-plant Inspections for Laurel Elementary Magnet School/Lagos de  
Moreno Park Upgrades in the amount of \$ 28,452.54

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**RECOMMENDATION**

Approve Purchase and Authorize Inspection Services.

**BACKGROUND/DISCUSSION**

In December of 2015, City Council authorized the preparation of construction documents for upgrades to the Laurel Elementary Magnet School Playground/Lagos de Moreno Park. The upgrades include playgrounds, benches, swings and a 30' x 30' shade structure between the playgrounds.

Staff decided on USA Shade and Fabric Structures because certain shade models have been pre-approved by the Division of State Architect (DSA), which streamlines the plan review process for manufacturing and structure information. USA Shade products are also installed in the Art Garden, Community Center Tot Lot and at the Sports Park.

The shade structure purchase will be made through National Joint Powers Alliance (NJPA), which offers discounts to member Agencies. The total purchase price reflects a \$528.51 discount as a NJPA member. The DSA requires in-plant welding inspections during the manufacturing process which will take place in Dallas, Texas. The general contractor will be responsible to coordinate delivery with USA Shade.

**SUMMARY/FISCAL IMPACT**

Staff recommends purchasing the shade structure through USA Shade and Fabric Structures for Laurel Elementary Magnet School/Lagos de Moreno Park through NJPA at a total structure cost of \$24,452.54. The in-plant inspections are estimated to not exceed \$4,000 for a total of \$28,452.54. Funding is available in the CIP budget.

**RESPECTFULLY SUBMITTED**

William Gallardo, City Manager

Prepared by: Bill Bowlus, Parks Superintendent

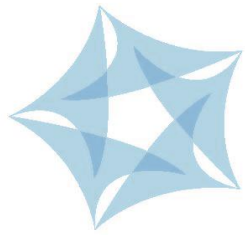
Concurrence: Tony Olmos, Public Works Director

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**Attachments**

Shade Structure Quote

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**USA SHADE**  
**& Fabric Structures®**

## **Lagos De Moreno Park - NJPA BID (SUPPLY ONLY)**

**2/17/2017**

**Proposal Prepared For:**

**City of Brea**

**1 Civic Center Circle**

**Brea CA 92821**

AZ: 289388 CA: 989458 LA: 61718 NV: 78724  
NM: 383826 TN: 68712 DIR: 1000003533

Date: 2/17/2017

## Proposal for USA SHADE & Fabric Structures

Project Information:				Sales Information:	
Purchaser:	City of Brea	Contact:	Bill Bowlus	Sales Rep:	Patti Abrecht
Project Name:	Lagos De Moreno Park - NJPA BID (SUPPLY ONLY)	Phone:	(714) 990-7694	Phone:	(949) 466-4592
Quote No:	PRA2017-0215-LDMP	Email:	<a href="mailto:BillB@ci.brea.ca.us">BillB@ci.brea.ca.us</a>	Email:	<a href="mailto:pabrecht@usa-shade.com">pabrecht@usa-shade.com</a>
PO No:		Fax:		Fax:	

Billing Information:		Shipping Information:		Jobsite Information:	
City of Brea		SOUTHERN CALIFORNIA		Lagos de Moreno Park	
1 Civic Center Circle		1085 N. Main Street, Suite C		200 South Flower Ave	
Brea		Orange		Brea	
CA		CA		CA	
92821		92867			
Contact:	Bill Bowlus	Contact:	USA SHADE & Fabric Structures	Contact:	
Phone	(714) 990-7694	Phone	(714) 427-6981	Phone	
Fax:		Fax:		Fax:	
Email:	<a href="mailto:BillB@ci.brea.ca.us">BillB@ci.brea.ca.us</a>	Email:		Email:	

**CORPORATE ADDRESS:**8505 Chancellor Row  
Dallas, TX 75247-5519**REMITTANCE ADDRESS:**P.O. Box 204691  
Dallas, TX 75230-4691**SOUTHERN CALIFORNIA:**1085 N. Main Street, Suite C  
Orange, CA 92867**NORTHERN CALIFORNIA:**927 Enterprise Way, Suite A  
Napa, CA 94558**ARIZONA:**2452 W. Birchwood Ave, Suite 112  
Mesa, AZ 85202**LAS VEGAS:**6225 S. Valley View Blvd., Suite I  
Las Vegas, NV 89118

NOTE: This message is intended only for the use of the individual to whom it is addressed, and contains information that is privileged, confidential, and exempt from disclosure under applicable law. If you are not the intended recipient, or the employee or agent responsible for delivering this message to the intended recipient, you are hereby notified that any unauthorized disclosure, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by phone and return the original message to the applicable address above.


[www.usa-shade.com](http://www.usa-shade.com) 800-966-5005

AZ: 289388 CA: 989458 LA: 61718 NV: 78724 NV: 78724 NM: 383826 TN: 68712 DIR: 1000003533





## Structure Pricing

Structure 1				
UNIT IMAGE	UNIT DETAILS			
 <p><b>PERSPECTIVE VIEW</b> N.T.S.</p>	Unit Quantity:	1	Foundations By	NA
	Unit Type:	DSA Single Mariner	Grout Installation	NA
	Structure Size:	30'x30'	Base Attachment:	Recessed Base Plate
	Entry Height:	10'	Footing Type:	Drilled Pier
	No of Columns:	4	Anchor Bolts:	Not Included
	No of Fabric Tops:	1 top w 2 layers	Concrete Cutting:	N/A
	Fabric Type:	Colourshade_FR	Dirt Removal:	NA
	Fabric Color:	TBD	Surface Type:	Dirt
	Steel Finish:	Powder Coated	<b>NOTES</b>	
	Steel Color:	TBD		
PRICE	Electrical Provisions:	N/A		
See Below NJPA Pricing - - Supply Only - -	Cable/HDW Finish:	Galvanized		
	DSA PC Model #	DSA4073030-13		



ADDITIONAL COSTS			
QTY	ITEM	DETAILS	COST
TOTAL FOR ACCESS/MISC ITEMS:			NA

PRICING TOTALS:	
Unit Total	\$ 17,617.00
Less NJPA 3% Discount	\$ (528.51)
Shipping/Handling	\$ 2,125.00
<b>SUBTOTAL</b>	<b>\$ 19,213.49</b>
Sales Tax (7.75%)	\$ 1,489.05
Engineering	\$ 3,750.00
<b>TOTAL PRICE</b>	<b>\$ 24,452.54</b>

PAYMENT TERMS:	
(1) Upon execution of the Agreement (Deposit)	
(2) Upon delivery of Unit(s)	
(3) Upon completion of assembly/installation	
(4) Other (specify): subcontract w progress billing	X
NOTES:	
<b>DISCOUNT PRICING BASED ON NJPA CONTRACT #022113-LTS</b>	

ENGINEERING REQUIREMENTS		NOTES
Building Code	DSA	Structures to be supplied based on final approved and permitted engineering drawings from DSA
Wind Load	115 mph	
Snow Load	5 psf	
Drawing Size	24 X 36	
No. of Sealed Drawings	5	
Calculations Required	Yes	

INCLUSIONS / EXCLUSIONS					
INCLUDED	EXCLUDED	ENGINEERING REQUIREMENTS	INCLUDED	EXCLUDED	INSTALLATION - MISCELLANEOUS
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Sealed Drawings & Calculations	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Prevailing Wage / Certified Payroll
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Permit Submittal - <b>BY OTHERS</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Union Wages
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Permit Fee - <b>BY OTHERS</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Fencing
<input type="checkbox"/>	<input checked="" type="checkbox"/>	DSA Submittal - <b>BY OTHERS</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Curb Repair
<input type="checkbox"/>	<input checked="" type="checkbox"/>	DSA Fee - <b>BY OTHERS</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Landscape Repair
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Foundation Design & Engineering	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Demolition (Existing Structures)
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Special Inspection Fees	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Payment and Performance Bonds



## Construction Assumptions

- 1) The designated area for our structures will be accessible by drive-up for unloading of our trucks and equipment, including personnel man-lifts, forklifts, etc. Should a crane be required and direct access not available, additional costs for such will be submitted by a Change Order.
- 2) Our pricing is based on the ability to perform all of our work with clear, sequential, and continuous access without interruption during normal daytime working hours. We have assumed one mobilization for the installation of foundations, steel and fabric; if additional mobilizations are required, there will be an additional charge. We will require exclusive access to the area for our work during the construction process.
- 3) Our pricing does not include daily site delays accessing the work areas. USA SHADE will submit a Change Order for any delays caused by other trades which interfere or cause us to stop working.
- 4) Pricing assumes secure storage and adequate lay down area for our tools, equipment, and materials, within close proximity to the installation site will be provided, free of charge.
- 5) Our price assumes others to provide 200-amp, 110-volt electrical service and necessary potable water available within 100 feet of our work.
- 6) We will require site sanitary facilities and refuse containers by others within 200 feet of our work.
- 7) USA SHADE will leave its work and materials in a clean condition at the conclusion of our work.
- 8) Barricades and public security requirements are not included.
- 9) Unless specifically included in this proposal, this agreement does not include, and Company will not provide, services, labor, or materials for any of the following work: (a) removal and disposal of any materials containing asbestos or any hazardous materials as defined by the EPA; (b) moving Owner's property around the installation site; (c) repair or replacement of any Purchaser or Owner-supplied materials; or (d) repair of damage to existing surfaces that may occur when construction equipment and vehicles are being used in the normal course of construction.
- 10) Pricing for foundation design is based on drilled pier footings. In the event the geotechnical report requires an alternate configuration, any additional costs incurred will be submitted to the client by a Change Order.
- 11) Digging of our foundations will not be constrained by any existing concrete or utilities. USA SHADE will not be responsible for moving or repairing any underground utility lines such as electrical, telephone, gas, water, or sprinkler lines that may be encountered during installation.
- 12) Any additional costs incurred as a result of hard rock conditions requiring extra equipment, utility removal or repair, resulting in delay, will result in additional charges unless they are detailed on as-built site drawings provided to USA SHADE or marked on the ground and communicated to USA SHADE in writing prior to installation.

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## GENERAL TERMS & CONDITIONS AND WARRANTY

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- 1) **Proposal:** The above proposal is valid for **30** days from the date first set forth above. After 30 days, we reserve the right to increase prices due to the rise in cost of raw materials, fuel, or other cost increases. When applicable, USA SHADE & Fabric Structures reserves the right to implement a surcharge for significant increases in raw materials, including, but not limited to; fuel, steel, and concrete. Due to the duration of time between proposals, contracts, and final installation, USA SHADE & Fabric Structures reserves the right to implement this surcharge, when applicable.
- 2) **Purchase:** By executing this proposal, or submitting a purchase order pursuant to this proposal (which shall incorporate the terms of this agreement specifically by reference) which is accepted by USA SHADE & Fabric Structures (the "Company"), the purchaser identified above ("you" or the "Purchaser") agrees to purchase Shade Structures brand shade structures ("Structures") and the services to be provided by the Company, as detailed in the "Structure Pricing" and "General Scope of Work" sections of this agreement, above, or in the relevant purchase order accepted by the Company, for use by Purchaser or for installation by Company or Purchaser on behalf of a third-party who will be the ultimate owner of the Structures (the ultimate owner of a Structure, whether Purchaser or a third-party, being the "Owner").
- 3) **Short Ship Claims:** Purchaser has 15 days from receipt of the structures to file a short ship report in writing to its sales representative. Company will not honor claims made after this time.



- 4) **Standard Exclusions:** Unless specifically included under the “General Scope of Work” section above, this agreement does not include, and Company will not provide, services, labor, or materials for any of the following work: (a) removal and disposal of any materials containing asbestos or any hazardous materials as defined by the EPA; (b) moving Owner’s property around the installation site; (c) repair or replacement of any Purchaser or Owner-supplied materials; (d) repair of concealed underground utilities not located on prints supplied to Company by Owner during the bidding process, or physically staked out by Owner, and which are damaged during construction; or (e) repair of damage to existing surfaces that may occur when construction equipment and vehicles are being used in the normal course of construction.
- 5) **Bonding Guidelines:** If Purchaser will use or provide the Structures and Services for an Owner other than Purchaser (including, without limitation, as a subcontractor of Purchaser), Purchaser will include the following statement in Purchaser’s contract with Owner:
- “The manufacturer’s warranty for the Shade Structures brand shade structures is a separate document between USA SHADE & Fabric Structures and the ultimate owner of the Shade Structures brand shade structures, which will be provided to the ultimate owner at the time of completion of the installation and other services to be provided by USA SHADE & Fabric Structures. Due to surety requirements, any performance and/or payment bond will cover only the first year of the USA SHADE & Fabric Structures warranty.”
- 6) **Insurance Requirements:** Company is not required to provide any insurance coverage in excess of Company’s standard insurance. A copy of the Company’s standard insurance is available for your review prior to acceptance of the Company’s proposal.
- 7) **Payment:** Terms of payment are defined in the “Pricing Details” section and are specific to this contract. For purposes of this agreement, “Completion” is defined as being the point at which the Structure is suitable for its intended use, the issue of occupancy consent, or a final building department approval is issued, whichever occurs first. In any event where Completion cannot be effected due to delays or postponements caused by the Purchaser or Owner, final payment (less 10% retainage) is due within 30 days of the date when Completion was scheduled, had the delay not occurred. All payments must be made to Shade Structures, Inc., P.O. Box 204691, Dallas, TX 75320-4691. If the Purchaser or Owner fails or delays in making any scheduled milestone payments, the Company may suspend the fulfillment of its obligations hereunder until such payments are made, or Company may be relieved of its obligations hereunder if payment is more than 60 days past due. Company may use all remedies available to it under current laws including, but not limited to, filing of liens against the property and using a collection agency or the courts to secure the collection of the outstanding debt.
- 8) **Lien Releases:** Upon request by Owner, Company will issue appropriate partial lien releases as corresponding payments are received from Purchaser, but prior to receiving final payment from Purchaser or Owner. Company will provide a full release of liens upon receipt of final payment. In accordance with state laws, Company reserves the right to place a lien on the property if final payment has not been received 10 days prior to the filing deadline for liens.
- 9) **Site Plan Approval, Permit/s, Permit Fees, Plans, Engineering Drawings, and Surveying:** Site plan approval, permits, permit fees, plans, engineering drawings, and surveying are specifically excluded from this agreement and the Services unless specified under the “General Scope of Work”. The Company does not in any way warrant or represent that a permit or site plan approval for construction will be obtained. Sealed engineered drawings that are required but not included in the “General Scope of Work” will result in an additional cost to Purchaser.
- 10) **Manufacturing & Delivery:** Manufacturing lead-time from Company’s receipt of the “Notice To Proceed” is approximately 6 to 8 weeks for standard structures, and 8 to 12 weeks for custom structures. Delivery is approximately 1 week thereafter. Delivery of structures may be prior to or at start of assembly. Please note that these timelines do not include approval or permitting timeframes.
- 11) **Returned Product, Deposits, and/or Cancelled Order:** Within the first 45 days after shipment from our facility, all returned product(s) and cancelled orders are subject to a 50% restocking fee. No returns are available following this 45 day period. All deposits are non-refundable. All expenses incurred (engineering, site surveys, shipping, handling, etc.) are the responsibility of the Purchaser, up to notice of cancellation.



- 12) **Concealed Conditions:** "Concealed conditions" include, without limitation, water, gas, sprinkler, electrical and sewage lines, post tension cables, and steel rebar. This agreement is based solely on observations the Company was able to make either by visual inspection or by drawings and/or plans submitted by Owner at the time this agreement was bid. If additional Concealed Conditions are discovered once work has commenced, which were not visible at the time this proposal was bid, Company will stop work and indicate these unforeseen Concealed Conditions to Purchaser or Owner so that Purchaser and Company can execute a Change Order for any additional work. In any event, any damage caused by or to unforeseen Concealed Conditions is the sole responsibility of the Purchaser and Company shall not be held liable for any such damage. Soil conditions are assumed to be soil that does not contain any water, hard rock (such as limestone, caliche, etc.), rocks larger than 4 inches in diameter, or any other condition that will require additional labor, equipment and/or materials not specified by the Purchaser or Owner in the bidding process. Any condition requiring additional labor, equipment, and/or materials to complete the drilling or concrete operations will require a Change Order before Company will complete the process. Price quotes are based on a drilled pier footing. Any variation will incur additional charges (i.e. spread footings, concrete mat, sand, water, landfill, etc.). Costs for footing and installation do not include any allowance for extending below frost lines (the additional costs for which vary by geographical region).
- 13) **Changes in the Work:** During the course of this project, Purchaser may order changes in the work (both additions and deletions). The cost of these changes will be determined by the Company, and a Change Order form must be completed and signed by both the Purchaser and the Company, which will detail the "General Scope of the Change Order". Should any Change Order be essential to the completion of the project, and the Purchaser refuses to authorize such Change Order, then Company will be deemed to have performed its part of the project, and the project and services will be terminated. Upon such termination, Company will submit a final billing to Purchaser for payment, less a labor allowance for work not performed but including additional charges incurred due to the stoppage. No credit will be allowed for materials sold and supplied, which will remain the property of the Purchaser.
- 14) **Indemnification:** To the fullest extent permitted by law, Purchaser shall indemnify, defend, and hold harmless the Company and its consultants, agents, and employees or any of them from and against claims, damages, losses and expenses, including, but not limited to, attorneys' fees related to the installation of the Structure or performance of the services, provided that such claim, damage, loss, or expense is attributable to bodily injury to, sickness, disease, or death of a person, or to injury to or destruction of tangible property, but only to the extent caused by the negligent acts or omissions of the Purchaser or its agents, employees, or subcontractors, or anyone directly or indirectly employed by them or anyone for whose acts they may be liable, regardless of whether or not such claim, damage, loss, or expense is caused in part by a party indemnified hereunder. Such obligation shall not be construed to negate, abridge, or reduce other rights or obligations of indemnity that would otherwise exist as to a party or person described in Section 15.
- 15) **Statement of Limited Warranty:**
- The structural integrity of all supplied steel is warranted for ten years.
  - If assembly is provided by the Company, workmanship of the structure is covered for one year, including labor for the removal of any failed part, disassembly (if necessary), cost of shipping, and reassembly.
  - All steel surface finishes are warranted for one year.
  - Shadesure™, Colourshade® FR, eXtreme 32™, Commercial 95™, SaFRshade™, and Monotec 370™ fabrics all carry a ten year limited manufacturer's warranty against failure from significant fading, deterioration, breakdown, outdoor heat, cold, or discoloration. Should the fabric need to be replaced under the warranty, the Company will manufacture and ship a new replacement fabric at no charge for the first six years, thereafter pro-rated at 20% per year over the remaining four years. The following are exceptions to the preceding warranty terms:
    - o Shadesure™ fabrics in Red, Yellow, Atomic Orange, Electric Purple, Zesty Lime, Cinnamon, Olive, and Mulberry carry a five year pro-rated
    - o Fabric tops attached to Coolbrella™ structures carry a three year warranty;
    - o Individual fabric tops measuring greater than 40' in length are covered by a non-prorated five year warranty;
    - o Preconstraint 502™ waterproof membrane is subject to an eight year pro-rated warranty.
  - Sewing thread is warranted for ten years.



#### General Limited Warranty Terms and Conditions

- These limited warranties are effective from the date of sale, or, if assembly is provided by the Company, upon receipt by Company from Purchaser of a completed and signed "Customer Checklist and Sign-off" form.
- In its sole discretion, the Company will repair and/or/replace defective structures, products or workmanship, or refund that portion of the price related to the defective product, labor, or service rendered.
- The Company reserves the right, in cases where certain fabric colors have been discontinued, to offer the Purchaser or Owner a choice of available alternative colors to replace the warranted fabric. The Company does not guarantee that any particular color will be available for any period of time, and reserves the right to discontinue any color for any reason, without recourse by the Purchaser or Owner of the discontinued fabric color.
- Should the Purchaser or Owner sell the structures to another party, the warranty cannot be transferred to the new owner without a complete and thorough on-site inspection performed by a Company representative. Please contact the Company at [warranty@usa-shade.com](mailto:warranty@usa-shade.com) for more details.
- All warranty claims covering Company supplied structures, products, and services must be submitted by Purchaser or Owner in writing to the Company within thirty days from the date of discovery of the alleged defect and must include a detailed description and applicable photographs of the alleged defect or problem. Warranty claims should be submitted by email to [warranty@usa-shade.com](mailto:warranty@usa-shade.com).
- Purchaser or Owner agrees that venue for any court action to enforce these limited warranties shall be in the City or County of Dallas in the State of Texas, USA.
- These limited warranties are void if:
  - o the supplied structures, products, services and/or labor are not paid for in full;
  - o the structures are not assembled in strict compliance with USA SHADE specifications;
  - o any changes, modifications, additions, or attachments are made to the structures in any way, without prior written approval from the Company. Specifically, no signs, objects, fans, light fixtures, etc. may be hung from the structures, unless specifically engineered by the Company.
- These limited warranties do not cover defects and/or damages caused by:
  - o normal wear and tear;
  - o misuse, willful or intentional damage, vandalism, contact with chemicals, cuts and Acts of God (i.e. tornado, hurricane, micro/macros burst, earthquake, wildfires, etc.);
  - o ice, snow or wind loads in excess of the designed load parameters engineered for the supplied structures;
  - o use, maintenance, neglect, repair, and/or service inconsistent with the Company's written care and maintenance instructions, provided with the order.
- The limited warranties explicitly exclude:
  - o workmanship related to assembly not provided by the Company or its agents;
  - o fabric curtains, valances, and flat vertical panels;
  - o fabric tops installed on structures that were not engineered and originally supplied by the Company.
- THE COMPANY SHALL NOT BE LIABLE FOR ANY INCIDENTAL, CONSEQUENTIAL, SPECIAL, LIQUIDATED, EXEMPLARY, OR PUNITIVE DAMAGES, OR ANY LOSS OF REVENUE, PROFIT, USE OR GOODWILL, WHETHER BASED UPON CONTRACT, TORT (INCLUDING NEGLIGENCE), OR ANY OTHER LEGAL THEORY, ARISING OUT OF A BREACH OF THIS WARRANTY OR IN CONNECTION WITH THE SALE, INSTALLATION, MAINTENANCE, USE, OPERATION OR REPAIR OF ANY PRODUCT OR SERVICE. IN NO EVENT WILL THE COMPANY BE LIABLE FOR ANY AMOUNT GREATER THAN THE PURCHASE PRICE FOR ANY PRODUCT OR SERVICE PROVIDED BY THE COMPANY.
- THE FOREGOING LIMITED WARRANTY IS THE SOLE AND EXCLUSIVE WARRANTY FOR THE COMPANY'S PRODUCTS AND SERVICES, AND IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, IN LAW OR IN FACT. SELLER SPECIFICALLY DISCLAIMS ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, WITHOUT LIMITATION, ALL IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR USE OR PURPOSE, AND ANY IMPLIED WARRANTIES ARISING OUT OF COURSE OF DEALING OR PERFORMANCE OR TRADE USAGE. PURCHASER, BY ACCEPTANCE AND USE OF THIS LIMITED WARRANTY, WAIVES ANY RIGHTS IT WOULD OTHERWISE HAVE TO CLAIM OR ASSERT THAT THIS LIMITED WARRANTY FAILS OF ITS ESSENTIAL PURPOSE.

Colourshade ® and eXtreme 32™ are registered trademarks of Multiknit Pty. Ltd.

Commercial 95™ and SaFRshade™ are registered trademarks of Gale Pacific USA Inc.

Monotec 370™ is a registered trademark of PRO-KNIT Industries Pty. Ltd.

Precontraint 502™ is a registered trademark of Serge Ferrari North America, Inc.



16) **Assembly/Installation:**

- Company will notify Purchaser of the scheduled assembly date. Owner agrees to have an owner representative meet the assembly crew at the job site on the scheduled assembly date to verify the exact location where the structure(s) is to be placed.
  - Labor for the removal, assembly, and/or freight charges will only be covered by Company in instances where the structures supplied and installed by Company are determined by the Company to be defective. In all cases where structures are not installed by Company, all labor for the removal, assembly, and/or freight of the structures will be the Purchaser's responsibility.
  - Installation prices are based on a single mobilization charge. If additional mobilizations are required, there will be additional charges.
  - If the requested services require Company access to Owner's premises, Company will be provided access to the Owner's premises free and clear of debris, automobiles, or other interference Monday ~ Friday during the hours of 8:00am to 6:00pm, and Company will have access to water and electrical facilities during installation. Additional charges will apply if utilities are not easily accessible. Where applicable, all vehicles will be moved prior to Company's crew beginning any installation.
  - Company will not be responsible for moving or repairing any underground utility lines such as electrical, telephone, gas, water, or sprinkler lines that may be encountered during installation.
  - Any additional costs incurred as a result of hard rock conditions requiring extra equipment, utility removal or repair resulting in delay will result in additional charges unless they are detailed on as-built site drawings provided to Company or marked on the ground and communicated to Company in writing prior to fabrication and installation.
- 17) **Installation/Assembly on-site:** Where installation/assembly is part of the services, Purchaser must provide the Company with a detailed drawing prepared by or for the Owner showing exactly where the structures are to be assembled as well as detailing any obstacles or other impediments that may cause the assembly process to be more difficult. Any fixture(s), e.g., playground, pools, etc., that the structures are to be assembled over must also be detailed, along with their peak heights (if applicable).
- 18) **Site/Use Review by Purchaser:** Company relies on the Purchaser to determine that the structures ordered are appropriate and safe for the Owner's installation site and/or intended use. Company is not responsible for damages or injuries resulting from collisions by moving objects or persons with the structure post(s). Company can recommend, or supply at additional cost, padding for posts from a third party manufacturer.
- 19) **Preparatory Work:** Where installation/assembly is part of the services and in the event that the foundation or job site is not suitable or ready for assembly to begin on the scheduled day, a Delay of Order notification must be sent to Company at least 4 working days prior, in order to allow Company to reschedule the project. In the event that Company is not notified and incurs an expense in attempting to execute the assembly, a re-mobilization charge may be charged to Purchaser before Company will reschedule the assembly.
- 20) **Delegation: Subcontractors:** The services and the manufacturing and assembly of the structures may be performed by subcontractors under appropriate agreements with the Company.
- 21) **Force Majeure: Impracticability:** The Company shall not be charged with any loss or damage for failure or delay in delivering or assembling of the structures when such failure or delay is due to any cause beyond the control of the Company, due to compliance with governmental regulations or orders, or due to any Acts of God, strikes, lockouts, slowdowns, wars, or shortages in transportation, materials or labor.
- 22) **Dispute Resolution:** Any controversy or claim arising out of or related to this agreement must be settled by binding arbitration administered in Dallas, TX by a single arbitrator selected by the parties or by the American Arbitration Association, and conducted in accordance with the construction industry arbitration rules. Judgment upon the award may be entered in any court having jurisdiction thereof.
- 23) **Entire Agreement: No Reliance:** This agreement represents and contains the entire agreement between the parties. Prior discussion or verbal representations by the parties that are not contained in this agreement are not part of this agreement. Purchaser hereby acknowledges that it has not received or relied upon any statements or representations by Company or its agents which are not expressly stipulated herein, including without limitation any statements as to the structures, warranties, or services provided hereunder.
- 24) **No Third-Party Beneficiaries:** This agreement creates no third-party rights or obligations between Company and any other person, including any Owner who is not also a Purchaser. It is understood and agreed that the parties do not intend that any third party should be a beneficiary of this agreement.
- 25) **Governing Law:** The agreement will be construed and enforced in accordance with the laws of the State of Texas.
- 26) **Assignment:** Purchaser may not assign this agreement, by operation of law or otherwise, without the prior written consent of Company. The agreement shall be binding upon and insure to the benefit of the Company and the Purchaser, and their successors and permitted assigns.





**USA SHADE**  
& Fabric Structures.

Executed to be effective as of the date executed by the Company:

**NOTE: FOR ANY PURCHASE EQUAL TO OR EXCEEDING \$100,000.00 USD, NO WORK, OTHER THAN PRE-WORK, SHALL BE UNDERTAKEN WITHOUT A MUTUALLY ACCEPTABLE AND SIGNED CONSTRUCTION CONTRACT.**

**PURCHASER:**

City of Brea

**SELLER:**

USA SHADE & Fabric Structures

Signature:

By: (Print)

Title:

Date:

Signature: *Patricia R. Abrecht*

By: (Print) Patricia R. Abrecht

Title: VP Architectural Sales

Date: 2/17/17

**NOTE: All purchase orders and contracts should be drafted in the name of Shade Structures, Inc.**



**City of Brea**

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**FINANCE COMMITTEE COMMUNICATION**

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**TO:** Finance Committee Members

**FROM:** City Manager

**DATE:** 04/11/2017

**SUBJECT:** All American Asphalt for Kraemer Boulevard and Lambert Road (Phase 3) Rehabilitation, Project 7318 in the amount of \$2,011,118

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**RECOMMENDATION**

Receive bids, award contract to All American Asphalt in the amount of \$2,011,118, and authorize the Public Works Director or his designee to issue Contract Change Orders up to a “not to exceed” amount of 10% of the contract price.

**BACKGROUND/DISCUSSION**

The Kraemer Boulevard and Lambert Road (Phase 3) Rehabilitation, Project 7318 (Project), is included in this year’s Capital Improvement Program (CIP). The Project will rehabilitate the pavement in the following areas:

- Kraemer Boulevard Rehabilitation Segment – this segment will rehabilitate Kraemer Boulevard from Lambert Road to Golden Avenue. The segment length is approximately 1.35 miles, and extends beyond the City of Brea south city limits to the cities of Fullerton and Placentia. All work will be done within the street right-of-way. The proposed improvements include cold milling the existing pavement sections, resurfacing, removal and replacement of any failed pavement sections; utility cover adjustments; replacing damaged and/or uplifted sidewalk, curb and gutter; reconstruction of ramps for ADA compliance, traffic lane striping and markings. Some of the improvements will also be completed within street portions located in the cities of Fullerton and Placentia. Cooperative Agreements with both cities have been executed.
- Lambert Road Rehabilitation Phase 3 Segment – this segment will be completed in two street areas, with area 1 rehabilitating Lambert Road from Delta Avenue to west city limit (project length of approximately 0.5 miles; and area 2 rehabilitating Lambert Road from Wildcat Way to the east city limit (segment length of approximately 1.2 miles). All work will be done within the street right-of-way. The proposed improvements for both areas include cold milling the existing pavement sections, resurfacing, removal and replacement of any failed pavement sections; utility cover adjustments; replacing damaged and/or uplifted sidewalk, curb and gutter; reconstruction of ramps for ADA compliance, traffic lane striping and markings.

On February 7, 2017, City Council approved the plans and specifications and authorized staff to advertise and receive bids for construction. On March 21, 2017, seven bids were received with the following results:

1.	All American Asphalt	\$2,011,118.00
2.	R.J. Noble Company	\$2,143,686.28
3.	Palp dba Excel Paving Company	\$2,224,987.15
4.	Gentry Brothers, Inc.	\$2,284,165.59
5.	Griffith Company	\$2,288,792.14
6.	Hardy & Harper	\$2,424,000.00
7.	Sully Miller Contracting	\$2,432,000.00
	<b><i>Engineer's Estimate</i></b>	<b><i>\$2,318,581.35</i></b>

The lowest responsive bidder was All American Asphalt of Corona in the amount of \$2,011,118. The company has a valid contractor's license and has been in the construction business for 48 years. All American Asphalt has successfully completed similar projects for the City of Brea and many other cities in Southern California. References received were above satisfactory. Their projects were completed either on time or ahead of schedule.

If awarded, the Project could start in late May or early June 2017. Because a portion of the projects are within the Brea Olinda High School and Tuffree Middle School (Placentia), the intent is complete the improvements within the schools during the school summer break. However, several environmental provisions have been placed on the Project from Caltrans, which could effect the Contractor's schedule. Therefore, these schools may still be slightly impacted. Some of the environmental provisions include:

- Night work prohibited
- Construction activity should be scheduled outside of the birds nesting season (February 15 to August 31). This constraint applies on two locations, which are both by the two aforementioned schools (vacant land on the northeast corner of Lambert Road at Wildcat Way and at Tri-City Park).

If the bird survey results come back negative (no bird nesting present) during the school summer break, we would allow the construction activities to commence within the aforementioned schools.

Staff will coordinate with the school districts and inform affected businesses prior to start of construction. This project could take approximately four months to complete by late September or early October 2017.

**SUMMARY/FISCAL IMPACT**

The total approved budget for this project is \$2,680,000 with funding coming from Federal Grant (\$1,000,000), Measure M (\$1,371,000), Sewer Fund (\$36,000), Water Fund (\$90,000), Urban Runoff (\$54,000) and \$129,000 from the Cities of Fullerton and Placentia. In October 2016, staff applied for another grant through the California Department of Resources (CDR) Recycling and Recovery for Rubberized Pavement Grant Program in the amount of \$158,350. Staff recently received an award notification for this grant from CDR, which will be used to reduce Measure M funds allocated for this Project. Therefore, there is no General Fund impact. Below is a detailed budget summary:

<b>Construction Expenditures</b>	<b>Amount</b>
Construction Contract	\$2,011,118
Contingency (10%)	\$201,112
Sub-Total	\$2,212,230
Construction Engineering (10%)	\$221,223
Total Estimated Construction Cost	\$2,433,453
Allocated Budget	\$2,680,000
Remaining Funding Balance	\$246,547

The Project will rehabilitate Kraemer Boulevard from Lambert Road to Golden Avenue and Lambert Road from Delta Avenue to west City Limit and from Wildcat Way to east City Limit. Staff is requesting that City Council award a contract to All American Asphalt in the amount of \$2,011,118 for the construction of the Project and authorize the Public Works Director or his designee to issue Contract Change Orders up to a “not to exceed” amount of 10% of the Contract amount.

**RESPECTFULLY SUBMITTED**

William Gallardo, City Manager

Prepared by: Raymond Contreras, Assistant Engineer

Concurrence: Steve Kooyman, P.E. City Engineer; Tony Olmos, P.E., Public Works Director

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**Attachments**

Section C-Proposal

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## **SECTION C**

### **PROPOSAL**

for the  
**LAMBERT ROAD IMPROVEMENTS  
FROM WEST CITY LIMIT TO DELTA AVENUE  
AND  
FROM WILDCAT WAY TO EAST CITY LIMIT  
AND  
KRAEMER BOULEVARD IMPROVEMENTS  
FROM GOLDEN AVENUE TO LAMBERT ROAD  
FEDERAL PROJECT NO. STPL 5237(037)  
CIP PROJECT NO. 7318**

in the

**CITY OF BREA**

#### **TO THE HONORABLE MAYOR AND MEMBERS OF THE COUNCIL OF BREA:**

In compliance with the Notice Inviting Sealed Bids, the undersigned hereby proposes and agrees to perform all the work therein described, and to furnish all labor, material, equipment and incident insurance necessary therefor, in accordance with the plans and specifications on file in the office of the City Engineer of the City of Brea. The undersigned agrees to perform the work therein to the satisfaction of and under the supervision of the City Engineer of the City of Brea, and to enter into a contract at the following prices. The undersigned agrees to complete the work within **80** working days, starting from the date of the Notice to Proceed.

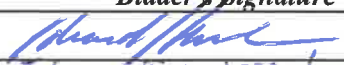
BIDDER declares that this proposal is based upon careful examination of the work site, plans, specifications, Instructions to Bidders and all other contract documents. If this proposal is accepted for award, BIDDER agrees to enter into a contract with AGENCY at the unit and/or lump sum prices set forth in the following Bid Schedule. BIDDER understands that failure to enter into a contract in the manner and time prescribed will result in forfeiture to AGENCY of the guaranty accompanying this proposal.

BIDDER understands that a bid is required for the entire work, that the estimated quantities set forth in the Bid Schedule are solely for the purpose of comparing bids and that final compensation under the contract will be based upon the actual quantities of work satisfactorily completed. THE AGENCY RESERVES THE RIGHT TO DELETE ANY ITEM FROM THE CONTRACT. It is agreed that the unit and/or lump sum prices bid include all appurtenant expenses, taxes, royalties, fees, etc., and will be guaranteed for a period of sixty days from the bid opening date. If at such time the contract is not awarded, the AGENCY will reject all bids and will readvertise the project. In the case of discrepancies in the amounts bid, unit prices shall govern over extended amounts, and words shall govern over figures.

If awarded the Contract, the undersigned agrees that in the event of the BIDDER'S default in executing the required contract and filing the necessary bonds and insurance certificates within 10 working days after the date of the AGENCY'S notice of award of contract to the BIDDER, the proceeds of the security accompanying this bid shall become the property of the AGENCY and this bid and the acceptance hereof may, at the AGENCY'S option, be considered null and void.

Accompanying this proposal of bid, find Bid Bond in the amount of \$ 10% which said amount is not less than 10% of the aggregate of the total bid price, as required by the Notice Inviting Sealed Bids, payable to the AGENCY. (Please insert the words "Cash", "Certified Check", or "Bidder's Bond", as the case may be).

Bidder shall signify receipt of all Addenda here, if any:

<i>Addenda No.</i>	<i>Date Received</i>	<i>Bidder's Signature</i>
<u>1</u>	<u>3/20/17</u>	<u> Edward J. Carlisle, Vice President</u>

**PROJECT BID SCHEDULE**  
**LAMBERT ROAD IMPROVEMENTS**  
**FROM WEST CITY LIMIT TO DELTA AVENUE**  
**AND**  
**FROM WILDCAT WAY TO EAST CITY LIMIT**  
**AND**  
**KRAEMER BOULEVARD IMPROVEMENTS**  
**FROM GOLDEN AVENUE TO LAMBERT ROAD**  
**FEDERAL PROJECT NO. STPL 5237(037)**  
**CIP PROJECT NO. 7318**

**Bidder:** All American Asphalt

**Schedule A: Lambert Road Improvements (Items 1-22)**

ITEM #	DESCRIPTION	EST. QTY	UNIT	UNIT PRICE (in figures) DOLLARS	ITEMS TOTAL (in figures) DOLLARS
1	Mobilization & Demobilization (5% max)	1	LS	24,600 -	\$24,600 -
2	Excavation (Asphalt)	246	CY	\$38 -	\$9,348 -
3	Remove Existing Curb & Gutter	257	LF	\$24 -	\$6,168 -
4	Remove Existing Curb	5,004	LF	\$15.50	\$77,562 -
5	Remove Stamped Pattern Concrete	7,356	SF	\$3 -	\$22,068 -
6	Cold Plane (variable depth)	369,780	SF	\$0.12	\$44,373.60
7	Construct Type A2 Curb and Gutter (Variable Height) w/6" CMB Underneath	257	LF	\$57 -	\$14,649 -
8	Construct Type A1 Curb (Variable Height) w/6" CMB Underneath	216	LF	\$44 -	\$9,504 -
9	Construct Type A1-6 Curb w/6" CMB Underneath	4,788	LF	\$23 -	\$110,124 -
10	Construct Median Stamped Pattern Concrete	7,356	SF	<del>\$7.50</del> 5 -	<del>\$55,170</del> 5 -
11	Asphalt Concrete	363	TON	<del>\$54.00</del> 5 -	<del>\$19,602</del> 5 -
12	Asphalt Rubber Hot Mix Overlay	9,237	TON	\$70.20	\$648,437.40
13	Remove and Re-Construct Curb Ramp	10	EA	\$3,200 -	\$32,000 -
14	Grind Gutter/Ramp and Install Truncated Dome	11	EA	\$744 -	\$8,184 -
15	Adjust Manhole to Grade	14	EA	\$816 -	\$11,424 -
16	Furnish and Adjust Valve to Grade	82	EA	\$714 -	\$58,548 -
17	Adjust Survey Monument to Grade	10	EA	\$347 -	\$3,470 -
18	Reconstruct Traffic Signal Loop Detector	18	EA	\$209 -	\$3,762 -
19	Traffic Striping & Markings	1	LS	20,200 -	\$20,200 -
20	Traffic Control	1	LS	39,700 -	\$39,700 -
<b>SCHEDULE A SUBTOTAL AMOUNT</b>				<b>\$1,274,064.00</b>	

Schedule B: Kraemer Boulevard Improvements (Items 23-36)					
ITEM #	DESCRIPTION	EST. QTY	UNIT	UNIT PRICE (in figures) DOLLARS	TOTAL
21	Mobilization & Demobilization (5% max)	1	LS	12,800 -	\$12,800 -
22	Excavation (Asphalt)	101	CY	38 -	3,838 -
23	Cold Plane (variable depth)	259,681	SF	\$ 0.12	\$31,161.72
24	Asphalt Concrete	204	TON	54.02	11,020.08
25	Asphalt Rubber Hot Mix Overlay	7,191	TON	\$ 70.20	\$504,808
26	Remove and Re-Construct Curb Ramp	7	EA	\$ 3,200 -	\$22,400 -
27	Grind/Gutter/Ramp and Install Truncated Dome	13	EA	\$ 629 -	\$8,177 -
28	Adjust Manhole to Grade	22	EA	\$ 819 -	\$18,018 -
29	Furnish and Adjust Valve to Grade	78	EA	\$ 714 -	\$55,692
30	Adjust Vault to Grade	2	EA	\$ 2,500 -	\$5,000 -
31	Adjust Survey Monument to Grade	6	EA	\$ 816 -	\$4,896 -
32	Reconstruct Traffic Signal Loop Detector	27	EA	\$ 209 -	\$5,643 -
33	Traffic Striping and Markings	1	LS	23,800 -	\$23,800
34	Traffic Control	1	LS	29,800 -	\$29,800 -
SCHEDULE B SUBTOTAL AMOUNT				\$ 737,054.00	

**TOTAL BID AMOUNT (SCHEDULE A + SCHEDULE B) (Words):**

1. Bidder declares that he or she has read and understands Item 12 of Instructions to Bidders  
(Bidder initials)

## LIST OF SUBCONTRACTORS

In accordance with Government Code Section 4104, the Bidder shall set forth the name, business address, license number, class and DIR registration number of each subcontractor who will perform work or render service to the bidder on said contract in an amount in excess of one-half of one percent of the total bid and the portion of the work to be done by such subcontractor.

[illegible]

**By submission of this proposal, the Bidder certifies:**

1. That he is able to and will perform the balance of all work which is not covered in the above subcontractors listing.
2. That the AGENCY will be furnished copies of all subcontracts entered into by subcontractor for this project.



**NONCOLLUSION AFFIDAVIT  
TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID**

State of California

ss.

County of Orange

Edward J. Carlson, being first duly sworn, deposes and says that he or she is  
Vice President of All American Asphalt the party making the  
foregoing bid that the bid is not made in the interest of, or on the behalf of, any undisclosed person,  
partnership, company, association, organization, or corporation; that the bid is genuine and not  
collusive or sham; that the bidder has not directly or indirectly induced or solicited any other bidder  
to put in a false or sham bid, and has not directly or indirectly colluded, conspired, connived, or agreed  
with any bidder or anyone else to put in a sham bid, or that anyone shall refrain from bidding; that  
the bidder has not in any manner, directly or indirectly, sought by agreement, communication, or  
conference with anyone to fix the bid price, or that of any other bidder, or to secure any advantage  
against the public body awarding the contract of anyone interested in the proposed contract; that all  
statements contained in the bid are true; and, further, that the bidder has not, directly or indirectly,  
submitted his or her bid price or any breakdown thereof, or the contents thereof, or divulged  
information or data relative thereto, or paid, and will not pay fee to any corporation, partnership,  
company association, organization, bid depository, or to any member or agent thereof to effectuate a  
collusive or sham bid.

All American Asphalt

Name of Bidder



Signature of Bidder Edward J. Carlson, Vice President

400 East Sixth Street, Corona, CA 92879

Address of Bidder

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20 17.

*★ Please see attached California Jurat*

NOTARY PUBLIC \_\_\_\_\_

NOTARY SEAL

**CALIFORNIA JURAT****GOV CODE § 8202**

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 RiversideSubscribed and sworn to (or affirmed) before  
me on this 20th day of March, 2017.  
Date MonthBy (1) Edward J. Carlson,  
Name of SignerProved to me on the basis of satisfactory evidence  
be the person who appeared before me (.) (,)

(and

(2) \_\_\_\_\_  
Name of SignerProved to me on the basis of satisfactory evidence  
be the person who appeared before me.)

Place Notary Seal Above

Signature *Courtney Chapas*  
Signature of Notary Public**OPTIONAL**

Though the information below is not required by law, it may prove  
valuable to person relying on the document and could prevent  
fraudulent removal and reattachment of this form to another document.

**Further Description of Any Attached Document**Title or Type of Document Non-Collusion AffidavitDocument Date: 3-20-2017 Number of Pages: 1Signer(s) Other Than Named Above: NoneRIGHT THUMBPRINT  
OF SIGNER

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OF SIGNER

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### **BIDDER'S STATEMENT REGARDING "ANTI-KICKBACK" REQUIREMENTS**

The undersigned is submitting this proposal for performing by contract the work required by these bid documents, agrees to comply with the Copeland "Anti-Kickback" Act (18 USC 74) as supplemented in the Department of Labor regulations (29 CFR, Part 3). This act provides that each contractor or subcontractor shall be prohibited from inducing, by any means, any person employed in the construction or repair of public work, to give up any part of the compensation to which he/she is otherwise entitled.

Signed



Title

Edward J. Carlson, Vice President

Firm

All American Asphalt

Date

3/20/17

## UTILITY AGREEMENT

### HONORABLE MAYOR AND CITY COUNCIL CITY OF BREA, CALIFORNIA

Gentlemen:

The undersigned hereby promises and agrees that in the performance of the work specified in the contract, known as the **Lambert Road Improvements from West City Limit to Delta Avenue and from Wildcat Way to East City Limit and Kraemer Boulevard Improvements from Golden Avenue to Lambert Road, Federal Project No. STPL 5237(037), CIP PROJECT No. 7318.** (I)(we)(it) will employ and utilize only qualified persons, as hereinafter defined, to work in proximity to any electrical secondary or transmission facilities. The term "Qualified Person" is defined in Title 8, California Administrative Code, Section 2700, as follows:

**"Qualified Person:** *A person who, by reason of experience or instruction, is familiar with the operation to be performed and the hazards involved."*

The undersigned also promised and agrees that all such work shall be performed in accordance with all applicable electrical utility company's requirements, Public Utility Commission orders, and State of California Cal-OSHA requirements.

The undersigned further promises and agrees that the provisions herein shall be and are binding upon any subcontractor or subcontractors that may be retained or employed by the undersigned, and that the undersigned shall take steps as are necessary to assure compliance by any said subcontractor or subcontractors with the requirements contained herein.

All American Asphalt  
Contractor

By   
\_\_\_\_\_

Edward J. Carlson, Vice President  
Title

Date: 3/20/17

## DISQUALIFICATION QUESTIONNAIRE

In accordance with Government Code Section 14310.5, the Bidder shall complete, under penalty of perjury, the following questionnaire.

### QUESTIONNAIRE

Has the Bidder, any officer of the Bidder or any employee of the Bidder who has a proprietary interest in the Bidder ever been disqualified, removed or otherwise prevented from bidding on or completing a Federal, State or local government project because of a violation of law or a safety regulation?

☐ Yes

☒ No

If the answer is yes, explain the circumstances in the space provided.

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**Note:** This questionnaire constitutes a part of the Proposal, and a signature portion of the Proposal shall constitute signature of this questionnaire.

## COMPENSATION INSURANCE CERTIFICATE

Pursuant to Section 1861 of the State Labor Code, each contractor to whom a public works contract has been awarded shall sign the following certificate.

I am aware of the provisions of Section 3700 of the Labor Code which require every employer to be insured against liability for worker's compensation or to undertake self-insurance in accordance with the provisions of that code, and I will comply with such provisions before commencing the performance of the work of this contract.

All American Asphalt

Contractor

By



Edward J. Carlson, Vice President

Title

Date: 3/20/17

## BIDDER'S INFORMATION

BIDDER certifies that the following information is true and correct:

All American Asphalt  
Bidder Name

400 East Sixth Street  
Business Address

Corona CA 92879  
City, State Zip

( 951 ) 736-7600  
Telephone Number

ecarlson@allamericanasphalt.com  
Email Address

1000001051  
DIR Registration Number

267073 Class A, C-12  
State Contractor's License No. and Class

01/19/71  
Original Date Issued (Contractor's State License)

01/31/2018  
Expiration Date

The work site was inspected by Jim McGee of our office on March 20<sup>th</sup>, 2017.


The following are persons, firms, and corporations having a principal interest in this proposal:

<u>Mark Luer, President</u>	<u>400 East Sixth Street</u>
<u>Edward J. Carlson, Vice President</u>	<u>Corona, CA 92879</u>
<u>Michael Farkas, Secretary</u>	

The undersigned is prepared to satisfy the Council of the City of Brea of its ability, financially or otherwise, to perform the contract for the proposed work and improvements in accordance with the plans and specifications set forth.

All American Asphalt

Company Name

  
Signature of Bidder

Edward J. Carlson, Vice President

Printed or Typed Signature

Subscribed and sworn to before me this \_\_\_\_ day of \_\_\_\_\_, 2017.

NOTARY PUBLIC \_\_\_\_\_

*\*Please see attached California Jurat*  
NOTARY SEAL

Listed below are the names, address and telephone numbers for three public agencies for which the bidder has performed similar work within the past two years:

1. City of Victorville 14343 Civic Drive Victorville, CA 92392

Name and Address of Public Agency

Name and Telephone No. of Project Manager of Public Agency: Bruce Miller (760) 269-0045

<u>\$2,611,215.00</u>	<u>Road Reconstruction</u>	<u>07/2016</u>
Contract Amount	Type of Work	Date Completed

2. City of Riverside 3900 Main St. Riverside, CA 92501

Name and Address of Public Agency

Name and Telephone No. of Project Manager of Public Agency: Steve Howard, (951) 826-5708

<u>\$3,400,725.00</u>	<u>Preservation and Maintenance</u>	<u>06/2016</u>
Contract Amount	Type of Work	Date Completed

3. City of Newport Beach 100 Civic Center Drive Newport Beach, CA 92660

Name and Address of Public Agency

Name and Telephone No. of Project Manager of Public Agency: Frank Tran, (949) 425-2531

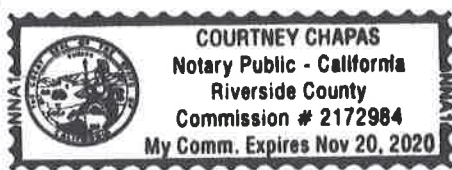
<u>\$3,363,363.00</u>	<u>Pavement Reconstruction</u>	<u>12/2016</u>
Contract Amount	Type of Work	Date Completed



**CALIFORNIA JURAT****GOV CODE § 8202**

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 RiversideSubscribed and sworn to (or affirmed) before  
me on this 20th day of March, 2017.  
Date MonthBy (1) Edward J. Carlson  
Name of SignerProved to me on the basis of satisfactory evidence  
be the person who appeared before me (.) (.)

(and

(2) \_\_\_\_\_  
Name of SignerProved to me on the basis of satisfactory evidence  
be the person who appeared before me.)

Signature \_\_\_\_\_

A handwritten signature in cursive script that reads "Courtney Chapas".

Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though the information below is not required by law, it may prove  
valuable to person relying on the document and could prevent  
fraudulent removal and reattachment of this form to another document.

**Further Description of Any Attached Document**Title or Type of Document Bidder's InformationDocument Date: 3-20-2017 Number of Pages: 2Signer(s) Other Than Named Above: NoneRIGHT THUMBPRINT  
OF SIGNER

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OF SIGNER

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# NOTICE OF AFFIRMATIVE ACTION

## "NOTICE"

By submitting a proposal on any job or entering into any contractual agreement with the City of Brea, the undersigned agrees not to discriminate in employment decisions against any person on account of race, creed, national origin, ethnic background, color, sex age or handicap in performing the work required under this proposal.

ACKNOWLEDGED this 20<sup>th</sup> day of March, 2017, at Corona, CA.

  
\_\_\_\_\_  
Authorized Signature

Edward J. Carlson, Vice President  
Position

All American Asphalt  
Company

**DESIGN ENGINEER MAY NOT BID ON  
CONSTRUCTION CONTRACT**

No engineering or architectural firm which has provided design services for a project shall be eligible to bid on the contract to construct the project. The firms ineligible to bid include the prime contractor for design, subcontractors of portions of the design, and affiliates of either. An affiliate is a firm which is subject to the control of the same person(s), through joint ownership or otherwise.

ACKNOWLEDGED this 20<sup>th</sup> day of March 2017 at  
Corona, CA

  
Authorized Signature

Edward J. Carlson, Vice President  
Position

All American Asphalt  
Company

## EQUAL EMPLOYMENT OPPORTUNITY CERTIFICATION

The bidder All American Asphalt, proposed Subcontractor \_\_\_\_\_, hereby certifies that he has ✓, has not \_\_\_\_\_, participated in a previous contract or subcontract subject to the equal opportunity clauses, as required by Executive Orders 10925, 11114, or 11246, and that, where required, he had filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance, a Federal Government contracting or administering agency, or the former President's Committee on Equal Employment Opportunity, all reports due under the applicable filing requirements.

**Note:** The above certification is required by the Equal Employment Opportunity Regulations of the Secretary of Labor (41 CFR 60-1.7(b)(1)), and must be submitted by bidders and proposed subcontractors only in connection with contracts and subcontracts which are subject to the equal opportunity clause. Contracts and subcontracts which are exempt from the equal opportunity clause are set forth in 41 CFR 60-1.5 (Generally only contracts or subcontracts of \$10,000 or under are exempt.)

Currently, Standard Form 100 (EEO-1) is the only report required by the Executive Orders or their implementing regulations.

Proposed prime contractors and subcontractors who have participated in a previous contract or subcontract subject to the Executive Orders and have not filed the required reports should note that 41 CFR ;60-1.7(b)(1) prevents the award of contracts and subcontracts unless such contractor submits a report covering the delinquent period or such other period specified by the Federal Highway Administration or by the Director, Office of Federal Contract Compliance, U.S. Department of Labor.

ACKNOWLEDGED this 20<sup>th</sup> day of March, 2017.

  
Contractors Signature Edward J. Carlson, Vice President

All American Asphalt  
Contractors Name

400 East Sixth Street  
Address

Corona, CA 92879  
City

# DEBARMENT AND SUSPENSION CERTIFICATION

## TITLE 49, CODE OF FEDERAL REGULATIONS, PART 29


The bidder, under penalty of perjury, certifies that except as noted below, he/she or any other person associated therewith in the capacity of owner, partner, director, officer, manager:

- Is not currently under suspension, debarment, voluntary exclusion, or determination of ineligibility by any Federal agency;
- Has not been suspended, debarred, voluntarily excluded or determined ineligible by any Federal agency within the past 3 years;
- Does not have a proposed debarment pending; and
- Has not been indicted, convicted, or had a civil judgment rendered against it by a court of competent jurisdiction in any matter involving fraud or official misconduct within the past 3 years.

If there are any exceptions to this certification, insert the exceptions in the following space.

Exceptions will not necessarily result in denial of award, but will be considered in determining bidder responsibility. For any exception noted above, indicate below to whom it applies, initiating agency, and dates of action.

ACKNOWLEDGED this 20<sup>th</sup> day of March, 2017.

  
Contractor's Signature Edward J. Carlson, Vice President

All American Asphalt  
Contractor's Name

400 East Sixth Street

Address  
Corona, CA 92879

City

## NON-LOBBYING CERTIFICATION FOR FEDERAL-AID CONTRACTS

The prospective participant certifies, by signing and submitting this bid or proposal, to the best of his or her knowledge and belief, that:

- (1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- (2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, "Disclosure of Lobbying Activities," in accordance with its instructions.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

The prospective participant also agrees by submitting his or her bid or proposal that he or she shall require that the language of this certification be included in all lower tier subcontracts, which exceed \$100,000 and that all such sub-recipients shall certify and disclose accordingly.

ACKNOWLEDGED this 20<sup>th</sup> day of March, 2017

  
Contractor's Signature Edward J. Carlson, Vice President

All American Asphalt  
Contractor's Name

400 East Sixth Street  
Address

Corona, CA 92879  
City

## DISCLOSURE OF LOBBYING ACTIVITIES

COMPLETE THIS FORM TO DISCLOSE LOBBYING ACTIVITIES PURSUANT TO 31 U.S.C. 1352

**1. Type of Federal Action:**

☐

- a. contract
- b. grant
- c. cooperative agreement
- d. loan
- e. loan guarantee
- f. loan insurance

**2. Status of Federal Action:**

☐

- a. bid/offer/application
- b. initial award
- c. post-award

**3. Report Type:**

☐

- a. initial
- b. material change

**For Material Change Only:**

year quarter \_\_\_\_\_  
date of last report \_\_\_\_\_

**4. Name and Address of Reporting Entity**

☐

Prime

☐

Subawardee  
Tier \_\_\_\_\_, if known

**5. If Reporting Entity in No. 4 is Subawardee,  
Enter Name and Address of Prime:**

Congressional District, if known

**6. Federal Department/Agency:**

N/A

Congressional District, if known

**7. Federal Program Name/Description:**

CFDA Number, if applicable \_\_\_\_\_

**8. Federal Action Number, if known:**

**9. Award Amount, if known:**

**10. a. Name and Address of Lobby Entity**  
(If individual, last name, first name, MI)

**b. Individuals Performing Services** (including  
address if different from No. 10a)  
(last name, first name, MI)

(attach Continuation Sheet(s) if necessary)

**11. Amount of Payment (check all that apply)**

\$ \_\_\_\_\_ ☐ actual ☐ planned

**12. Form of Payment (check all that apply):**

☐

a. cash

☐

b. in-kind; specify: nature \_\_\_\_\_  
value \_\_\_\_\_

**13. Type of Payment (check all that apply)**

☐  
☐  
☐  
☐  
☐  
☐

- a. retainer
- b. one-time fee
- c. commission
- d. contingent fee
- e. deferred
- f. other, specify \_\_\_\_\_

**14. Brief Description of Services Performed or to be performed and Date(s) of Service, including  
officer(s), employee(s), or member(s) contacted, for Payment Indicated in Item 11:**

(attach Continuation Sheet(s) if necessary)

**15. Continuation Sheet(s) attached:**

Yes ☐

No ☐

**16.** Information requested through this form is authorized by Title 31 U.S.C. Section 1352. This disclosure of lobbying reliance was placed by the tier above when his transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be reported to Congress semiannually and will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

Signature: \_\_\_\_\_

Print Name: Edward J. Carlson

Title: Vice President

Telephone No.: (951) 736-7600 Date: \_\_\_\_\_

Authorized for Local Reproduction

## Responsible Bidder – Supplemental Questionnaire

1. How many years has your organization been in business in California as a contractor under your present business name and license number?

## 48 Years

2. Is your firm currently the debtor in a bankruptcy case?

☐ Yes☒ No

If “yes,” indicate the case number, bankruptcy court, and the date on which the petition was filed.

Case Number

Bankruptcy Court

Date Filed

3. Was your firm in bankruptcy any time during the last five years? (This question refers only to a bankruptcy action that was not described in answer to question 2, above.)

☐ Yes☒ No

If “yes,” indicate the case number, bankruptcy court, and the date on which the petition was filed.

Case Number

Bankruptcy Court

Date Filed

4. Has any CSLB license held by your firm or its Responsible Managing Employee (RME) or Responsible Managing Officer (RMO) been suspended within the last five years?

☐ Yes☒ No

5. At any time in the last five years, has your firm been assessed and paid liquidated damages after completion of a project, under a construction contract with either a public or private owner?

☐ Yes☒ No

6. Has your firm ever defaulted on a construction contract?

☐ Yes☒ No

If “yes,” explain on a separate page.



7. In the last five (5) years has your firm, or any firm with which any of your company's owners, officers or partners was associated, been debarred, disqualified, removed or otherwise prevented from bidding on, or completing, any government agency or public works project for any reason?

☐ Yes

☒ No

If "yes," explain on a separate page. State the name of the organization debarred, the year of the event, the owner of the project, and the basis for the action.

8. In the last five (5) years, has your firm been denied an award of a public works contract based on a finding by a public agency that your company was not a responsible bidder?

☐ Yes

☒ No

If "yes," on a separate page identify the year of the event, the entity denied the award, the owner, the project, and the basis for the finding by the public agency.

9. In the past five (5) years, has any claim against your firm concerning your firm's work on a construction project, been filed in court or arbitration?

☐ Yes

☒ No

If "yes," on a separate page identify the claim(s) by providing the project name, date of the claim, name of the claimant, the name of the entity the claim was filed against, a brief description of the nature of the claim, the court and case number, and a brief description of the status of the claim (pending or, if resolved, a brief description of the resolution).

10. In the past five (5) years, has your firm made any claim against a project owner concerning work on a project or payment for a contract, and filed that claim in court or arbitration?

☐ Yes

☒ No

If "yes," on a separate page identify the claim by providing the name of claimant, the project name, date of the claim, name of the entity (or entities) against whom the claim was filed, a brief description of the nature of the claim, the court and case number, and a brief description of the status of the claim (pending, or if resolved, a brief description of the resolution).

11. At any time during the past five (5) years, has any surety company made any payments on your firm's behalf as a result of a default, to satisfy any claims made against a performance or payment bond issued on your firm's behalf in connection with a construction project, either public or private?

☐ Yes

☒ No

12. In the last five (5) years, has any insurance carrier, for any form of insurance, refused to renew the insurance policy for your firm?

☐ Yes ☒ No

13. Has your firm, or any of its owners, officers, or partners ever been liable in a civil suit, or found guilty in a criminal action, for making any false claim or material misrepresentation to any public agency or entity?

☐ Yes ☒ No

14. Has your firm, or any of its owners, officers or partners ever been convicted of a crime involving any federal, state, or local law related to construction?

☐ Yes ☒ No

If "yes," explain on a separate page, including identifying who was convicted, the name of the victim, the date of the conviction, the court and case number, the crimes, and the grounds for the conviction.

15. Has your firm or any of its owners, officers or partners ever been convicted of a federal or state crime of fraud, theft, or any other act of dishonesty?

☐ Yes ☒ No

If "yes," identify on a separate page, the person or persons convicted, the court and case number, the crimes, and the year convicted.

16. If your firm was required to pay a premium of more than one per cent for a performance and payment bond on any project(s) on which your firm worked at any time during the last three years, state the percentage that your firm was required to pay. You may provide an explanation for a percentage rate higher than one per cent, if you wish to do so.

%      N/A

17. During the last five years, has your firm ever been denied bond credit by a surety company, or has there ever been a period of time when your firm has no surety bond in place during a public construction project when one was required?

☐ Yes ☒ No

18. Has CAL OSHA cited and assessed penalties against the General Contractor or its associates for any "serious," "willful" or "repeat" violations of its safety or health regulations in the past five years?

**(Note: If you have filed an appeal of a citation, and the Occupational Safety and Health Appeals Board has not yet ruled on your appeal, you need not include information about it.)**

☐ Yes

☒ No

If "yes," on separate page describe the citations, the party against whom the citation was made, date of citation, nature of the violation, project on which the citation was issued, owner of project, and the amount of penalty paid, if any. State the case number and date of any OSHAB decision.

19. Has the Federal Occupational Safety and Health Administration cited and assessed penalties against the General Contractor or its associates in the past five years?

**(Note: If an appeal of the citation has been filed and the Appeals Board has not yet ruled, or there is a court appeal pending, you need not include information about the citation.)**

☐ Yes

☒ No

If "yes," on separate page describe the citation, the party against whom the citation was made, date of citation, nature of the violation, project on which the citation was issued, owner of project, and the amount of penalty paid, if any. State the case number and date of any decision.

20. Has there been more than one occasion during the last five years in which the General Contractor or its associates was required to pay either back wages or penalties for failure to comply with the state's prevailing wage laws?

☐ Yes

☒ No

If "yes," on separate page, describe the violator, nature of each violation, name of the project, date of its completion, the public agency for which it was constructed, the number of employees who were initially underpaid and the amount of back wages and penalties that were assessed.

21. During the last five years, has there been more than one occasion in which the General Contractor or its associates have been penalized or required to pay back wages for failure to comply with the Federal Davis-Bacon prevailing wage requirements?

☐ Yes

☒ No

If "yes," on separate page, describe the violator, nature of each violation, name of the project, date of its completion, the public agency for which it was constructed, the number of employees who were initially underpaid and the amount of back wages and penalties that were assessed.

***Inaccurate response to this questionnaire could result in bidder's proposal being non-responsive.***

# BID BOND

KNOW ALL MEN BY THESE PRESENTS, THAT WE  
All American Asphalt

as PRINCIPAL, and  
Fidelity and Deposit Company of Maryland

as SURETY, are held and firmly bound unto the CITY OF BREA, CALIFORNIA, hereinafter referred to as the "City", in the penal sum of ten percent (10%) of the total amount of the bid of the principal above named, submitted by said principal to said City, for the work described below, for payment of which sum in lawful money of the United States of America, well and truly to be made, we bind ourselves, our heirs, executors, administrators and successors, jointly and severally, firmly by these presents.

In no case shall the liability of the surety hereunder exceed the sum of \$ Ten Percent of Total Amount Bid----(10% of Bid). THE CONDITIONS OF THIS OBLIGATION ARE SUCH, that whereas, said Principal has submitted the same mentioned bid to said City, for construction of the work under the City's specification entitled " Lambert Road Improvements from West City Limit to Delta Avenue and from Wildcat Way to East City Limit and Kraemer Boulevard Improvements from Golden Avenue to Lambert Road Federal Project No. STPL 5237( 037 ) CIP Project No. 7318

"For which bids are to be opened in the Council Chambers of the City Hall of said City at 2:00 PM on March 21, 2017

NOW, THEREFORE, if said Principal is awarded the contract, and within the time and manner required under the heading "Instructions to Bidders", after the prescribed forms are presented to him for signature, enters into a written contract, in the form of agreement bound herein, in accordance with the bid, and files the two bonds with said City, one to guarantee faithful performance and the other to guarantee payment for labor and materials, then this obligation shall be null and void; otherwise, it shall be and remain in full force and effect until released by the City.


In the event suit is brought upon this bond by the Obligee and judgment is recovered, said Surety shall pay all costs incurred by the Obligee in such suit, including a reasonable attorney's fee to be fixed by the court.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 28th day of February, 2017.

All American Asphalt  
Principal

By:   
Edward J. Carlson, Vice President

Fidelity and Deposit Company of Maryland  
Surety

By:   
Rebecca Haas-Bates, Attorney-In-Fact

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT****CIVIL CODE § 1189**

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 RiversideOn March 20, 2017 before me, Courtney Chapas, Notary Public  
Date Here Insert name and Title of the Officerpersonally appeared Edward J. Carlson  
Name(s) of Signer(s)

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

Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though the information below is not required by law, it may prove valuable to person relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

**Description of Attached Document**Title or Type of Document Bid BondDocument Date: February 28, 2017 Number of Pages: 2Signer(s) Other Than Named Above: None**Capacity(ies) Claimed by Signer(s)**Signer's Name: Edward J. Carlson☐ Individual☒ Corporate Officer — Title(s): Vice President☐ Partner ☐ Limited ☐ General☐ Attorney in Fact☐ Trustee☐ Other: \_\_\_\_\_Signer is Representing:  
All American AsphaltRIGHT THUMBPRINT  
OF SIGNER

Top of thumb here

Signer's Name: \_\_\_\_\_

☐ Individual☐ Corporate Officer — Title(s): \_\_\_\_\_☐ Partner ☐ Limited ☐ General☐ Attorney in Fact☐ Trustee☐ Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

RIGHT THUMBPRINT  
OF SIGNER

Top of thumb here



**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT****CIVIL CODE § 1189**

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 Orange )

On 02/28/2017 before me, R. Paramo, Notary Public  
Date Here Insert Name and Title of the Officer

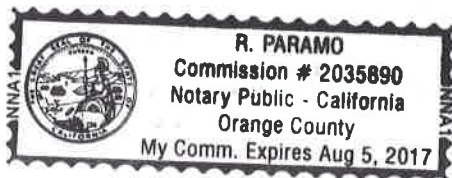
personally appeared Rebecca Haas-Bates

Name(s) of Signer(s)

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

Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: Bid Bond Document Date: 02/28/2017  
Number of Pages: Two(2) Signer(s) Other Than Named Above: All American Asphalt

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: Rebecca Haas-Bates  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Individual ☒ Attorney in Fact  
☐ Trustee ☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_  
Fidelity and Deposit Company of Maryland

Signer's Name: \_\_\_\_\_  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Individual ☐ Attorney in Fact  
☐ Trustee ☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_



## EXTRACT FROM BY-LAWS OF THE COMPANIES

"Article V, Section 8, Attorneys-in-Fact. The Chief Executive Officer, the President, or any Executive Vice President or Vice President may, by written instrument under the attested corporate seal, appoint attorneys-in-fact with authority to execute bonds, policies, recognizances, stipulations, undertakings, or other like instruments on behalf of the Company, and may authorize any officer or any such attorney-in-fact to affix the corporate seal thereto; and may with or without cause modify or revoke any such appointment or authority at any time."

### CERTIFICATE

I, the undersigned, Vice President of the ZURICH AMERICAN INSURANCE COMPANY, the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, and the FIDELITY AND DEPOSIT COMPANY OF MARYLAND, do hereby certify that the foregoing Power of Attorney is still in full force and effect on the date of this certificate; and I do further certify that Article V, Section 8, of the By-Laws of the Companies is still in force.

This Power of Attorney and Certificate may be signed by facsimile under and by authority of the following resolution of the Board of Directors of the ZURICH AMERICAN INSURANCE COMPANY at a meeting duly called and held on the 15th day of December 1998.

RESOLVED: "That the signature of the President or a Vice President and the attesting signature of a Secretary or an Assistant Secretary and the Seal of the Company may be affixed by facsimile on any Power of Attorney...Any such Power or any certificate thereof bearing such facsimile signature and seal shall be valid and binding on the Company."

This Power of Attorney and Certificate may be signed by facsimile under and by authority of the following resolution of the Board of Directors of the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY at a meeting duly called and held on the 5th day of May, 1994, and the following resolution of the Board of Directors of the FIDELITY AND DEPOSIT COMPANY OF MARYLAND at a meeting duly called and held on the 10th day of May, 1990.

RESOLVED: "That the facsimile or mechanically reproduced seal of the company and facsimile or mechanically reproduced signature of any Vice-President, Secretary, or Assistant Secretary of the Company, whether made heretofore or hereafter, wherever appearing upon a certified copy of any power of attorney issued by the Company, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed the corporate seals of the said Companies, this 20th day of February, 2017.



*Michael Bond*

Michael Bond, Vice President



## City of Brea

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### FINANCE COMMITTEE COMMUNICATION

**TO:** Finance Committee Members  
**FROM:** City Manager  
**DATE:** 04/11/2017  
**SUBJECT:** Purchase of Pursuit Light Bars and Siren Amplifiers for Police Vehicles

---

#### **RECOMMENDATION**

Accept bids and authorize the purchase of replacement Pursuit Light Bars and Siren Amplifiers for police vehicles, by issuing a purchase order to the responsive low bidder, *HI Standard Automotive, LLC* in the amount of \$44,589.95.

#### **BACKGROUND/DISCUSSION**

The current light bars and siren controllers are outdated and are no longer supported by the manufacturer. This request is intended to replace 17 light bars and siren controllers that are over ten years old on current police patrol cars.

The Purchasing Division endeavors to find quality equipment that meets the needs, standards, and expectations of the City, while at the same time providing equal opportunity for vendors to submit bids. As such, a formal bidding procedure was conducted. Brea Municipal Code (BMC) Section 3.24.100 Formal Bidding Procedure states, "All purchases of supplies, services, leases, equipment...value greater than the stated purchasing policy limits shall be based on competitive sealed written bids, with the lowest or highest responsible bidder as the case may be, pursuant to the procedure hereinafter prescribed."

Bids received have been reviewed and evaluated and it is recommended that the City award this bid to the lowest responsive bidder, *HI Standard Automotive, LLC*. As a reference, please find attached the advertised Notice Inviting Bids along with the bid provided by *HI Standard Automotive, LLC*.

Below is a summary of all the bids received:

DEALER	BID PRICE	DISCOUNT	TOTAL BID PRICE	AVAILABLE
HI Standard Automotive, LLC	\$45,040.35	(\$450.40) 1% Net 20	\$44,589.95	25-30 days
Johnson Equipment Co.	\$44,920.92		\$44,920.92	10-20 days
Advanced Vehicle Products	\$50,016.01		\$50,016.01	60 days

HI Standard Automotive, LLC is a local vendor located in Orange County that provides quality equipment, excellent customer service and stands behind their warranties. The City of Brea has also been a long time customer as they currently retrofit the City's new police patrol vehicles.

**SUMMARY/FISCAL IMPACT**

The FY 2016-17 Operating Budget for the Equipment Maintenance Division of the Public Works Department budgeted \$60,000 for the purchase of this equipment. The total cost to purchase the Pursuit Light Bars and Siren Amplifiers is \$44,589.95 and there is sufficient funding in the current budget (480-51-5161-4641) for this purchase.

**RESPECTFULLY SUBMITTED**

William Gallardo, City Manager

Prepared by: Verenice Ramirez, Buyer II

Concurrence: Cindy Russell, Administrative Services Director

---

**Attachments**

Notice Inviting Bid

HI Standard Automotive, LLC Bid

---



## **CITY OF BREA**

1 Civic Center Circle (3<sup>rd</sup> floor)  
Brea, California 92821-5732  
(714) 990-7787

### **NOTICE OF INVITING BIDS**

#### **BID NO. 16-2**

**NOTICE IS HEREBY GIVEN** that sealed bids will be received at the office of the City Clerk at the above address until:

**April 3, 2017 at 2:00 P.M.**

for **PURSUIT LIGHT BARS & SIREN AMPLIFIERS FOR POLICE VEHICLES.** Said bids will be publicly opened and read aloud at that time, or as soon thereafter as practicable, in the Executive Conference Room (3<sup>rd</sup> Floor).

Considered bids will be tabulated and presented to the City Council at the earliest available meeting. The successful bidder will be determined with a purchase order issued soon thereafter.

The Council of the City of Brea reserves the right to reject any or all bids.

#### **BID INSTRUCTIONS AND CONDITIONS**

Each bidder shall submit adequate information on equipment, materials or services they propose to furnish to enable the City to evaluate its suitability for the specific purpose intended. Any sales tax accruing to the City upon a prospective award shall be deducted from the subject bid for purposes of determining the low bid.

Each bid shall specify each and every item as set forth in the specifications. Any and all exceptions to the specifications must be clearly stated in the bid and failure to set forth any item in the specifications shall be grounds for rejection of the bid.

The purchaser shall be the sole judge as to whether or not any bid is acceptable and such decision of said party shall be final and conclusive.

Prospective bidders can request BID packet by emailing [verenicer@cityofbrea.net](mailto:verenicer@cityofbrea.net).

Verenice Ramirez, MBA  
Administrative Services



City of Brea  
Department of Administrative Services  
1 Civic Center Circle  
Brea, CA 92821

City of Brea  
**NOTICE INVITING BIDS**  
**BID NO.16-2**

For Pursuit Light Bars & Siren Amplifiers for Police Vehicles

---

Release Date: March 17, 2017

Due Date & Time: April 3, 2017 at 2:00 PM

Location: City Clerk's Office (3<sup>rd</sup> floor)

Company Name: LI STANDARD AUTOMOTIVE, LLC Contact Person: MARK VASILJ

Address: 1110 W. BARKLEY AVE City: ORANGE State: CA Zip Code: 92868

Telephone #: (714) 532-1171 Fax #: (714) 532-1164 Federal Tax ID #: 26-4024929

Email Address: MVASILJ.HSA@EARTHLINK.NET

**I have read, understand, and agree to all terms and conditions herein.**

Signature:  Date: 3/22/17

Print Name & Title: MARK VASILJ - OWNER



City of Brea  
Department of Administrative Services  
1 Civic Center Circle  
Brea, CA 92821

HI STANDARD AUTOMOTIVE, LLC  
1110 W. BARKLEY AVE.  
ORANGE, CA 92868  
(714) 532-1171 FAX (714) 532-1164

## XII. BID Prices for BID NO.16-2

The undersigned declares that it has read the terms and conditions for the goods or services listed herein and agrees to furnish to the City of Brea said requirements in strict conformity to the specification thereto.

**THIS PRICE SHEET MUST BE SIGNED IN ORDER TO BE DEEMED RESPONSIVE.**

Name of Bidder (Company): HI STANDARD AUTOMOTIVE, LLC Date: 3/22/17

Address: 1110 W. BARKLEY AVE. - ORANGE, CA 92868

Submitted By (Name): MARK VASILU Title: OWNER

Signature: [Signature] Telephone #: (714) 532-1171

	Light Bars & Siren Amplifiers	Quantity	Unit Price	Extended Cost
1	<b>Light Bars – Code 3 model, PT47, Pursuit light bar configuration number C92760</b>	<b>17</b>	<b>1793.40</b>	<b>30,487.80</b>
2	RED upper level ProAxis optic LED heads	9 each		↑ INCLUDED ↓
3	BLUE upper level ProAxis optic LED heads	9 each		
4	WHITE lower level ProAxis optic LED heads	12 each		
5	AMBER lower level ProAxis optic LED heads	6 each		
6	RED upper outer lenses drivers side	2 each		
7	CLEAR upper outer lens center section	1 each		
8	BLUE upper outer lenses passenger side	2 each		
9	Drivers side cable exit			
10	Roof mounting adapter – ADJBKT004			
11	15' cable length			
12	5 year warranty			
13	<b>Subtotal #1</b>			<b>30,487.80</b>
	<i>Continue to next page...</i>			



City of Brea  
Department of Administrative Services  
1 Civic Center Circle  
Brea, CA 92821

HI STANDARD AUTOMOTIVE, LLC  
1110 W. BARKLEY AVE.  
ORANGE, CA 92868  
(714) 532-1171 FAX (714) 532-1164

14	<b>Siren Amplifiers &amp; Control Heads Code 3 model Z3</b>	17	665.47	11,312.99
15	Control Head: 6.80"L x 3.30"H x 1.07"D (Switch will increase depth dimension to 1.95"D)			
16	Amplifier: 9.75"L x 6.832"W x 3.936"D			
17	Light Control Current Load			
18	3-Level Switch, 4 Outputs, 50 Amps Maximum Combined Total			
19	Auxiliary Switches A thru D: 5 Amps Maximum Each Aux			
20	Auxiliary Switches E thru H: 10 Amps Maximum Each Aux			
21	Total Siren Output Capacity: 200 Watts (Can drive two 100 Watt speakers)			
22	Operating Voltage: 10-15 VDC (Negative ground)			
23	Meets SAEJ1849, California Title 13, and ECE R10.03 when properly configured			
24	PA Microphone			
25	Complete Wiring Harness Pigtail			
26	5-Year Warranty			
27	<b>Subtotal #2</b>			11,312.99
28	<b>Subtotal #1 + #2</b>			41,800.79
29	<b>PLUS: State Sales Tax @ 7.75%</b>			3,239.57
30	<b>Total Bid Price</b>			45,040.36
31	<b>LESS: Discount for Prompt Payment</b>			190 - 20 DAYS
32	<b>Days to Deliver After Award</b>			25-30 ARO
33	<b>Terms</b>			NET-30

## City of Brea

---

### FINANCE COMMITTEE COMMUNICATION

**TO:** Finance Committee Members

**FROM:** City Manager

**DATE:** 04/11/2017

**SUBJECT:** Comprehensive Annual Financial Report for the City of Brea for Fiscal Year Ended June 30, 2016

---

### **RECOMMENDATION**

Receive and file the City's Comprehensive Annual Financial Report (CAFR) for the Fiscal Year ended June 30, 2016, which includes the independent auditor's unmodified opinion.

### **BACKGROUND/DISCUSSION**

The City's independent auditor, Lance, Soll & Lunghard, LLP, (LSL) has completed its audit of the City's finance statements for Fiscal Year ended June 30, 2016. LSL has issued an unmodified opinion on the City's CAFR, which means the City's financial statements are free of material misstatements; are in accordance with Generally Accepted Accounting Principles; and fairly present both the financial position and the results of operations for the year ended June 30, 2016. Also included are the Independent Auditors' Report on Internal Control Over Financial Reporting and on Compliance and Other Matters based on an Audit of the Finance Statements Performed in Accordance with *Government Auditing Standards* (Management Letter) and the Audit Communication Letter, both dated March 28, 2017. As requested by City Council, these letters are now a part of the CAFR and can be found beginning on page 159

#### **Statement on Auditing Standards (SAS) 114 Report (Audit Communication Letter)**

Statement on Auditing Standards (SAS) 114 was issued by the American Institute of Certified Public Accountants (AICPA) to establish a two-way communication between the independent auditors and those charged with governance (i.e. City Council). SAS 114 requires that the City's auditor communicate, either orally or in writing, certain information to an audit committee or another designated party that performs oversight of the financial reporting and auditing process. The City's Finance Committee has been identified by the City Council to receive and review the report of the annual audit from the City's independent auditor and to review and make recommendations to the City Council to receive and file the report. The Audit Communication Letter did not identify any difficulties in completing the audit; any material misstatement, corrected or uncorrected detected as a result of audit procedures or disagreements with management.

Certain items detected during the audit were identified in the City's Management Letter and have been addressed by management. The City's planning staff has updated its schedule for the General Plan Annual Report which includes the Housing Successor's Annual Progress Report in order to assure that this report is received by the Office of Planning and

Research and the Department of Housing and Community Development no later than April 1 of each year. The Housing Successor's Annual Report for the fiscal year 2015-2016 was included with the General Plan Annual Report for 2016 which was received by City Council on March 7, 2017, and submitted to the Office of Planning and Research and the Department of Housing and Community Development on March 13, 2017. During the Fiscal Year ended June 30, 2016, Finance division identified several capital projects that had not been accounted for in the City's infrastructure capital assets. The Finance division has assumed the responsibility for keeping the detailed records for the City's infrastructure capital assets. Additionally, these records are reconciled with capital acquisition and construction records throughout the year to assure the infrastructure capital assets balance is up to date.

### **Financial Highlights**

The City's net position (assets and deferred outflows of resources less liabilities and deferred inflows) increased by \$14 million, from \$200 million to \$214 million as of June 30, 2016. The increase in the City's net position was \$5.6 million from the results of current operations and \$8.3 million due to the restatement for capital asset infrastructure. The City's capital assets represent \$259 million of the \$395 million total assets. The City's long-term (non-current) liabilities of \$168.2 million primarily include \$94.7 million in net pension liabilities and \$59.2 million of outstanding bonds and capital leases (which was used to fund capital improvements and finance the acquisition of capital assets).

During the fiscal year, the City Council approved \$6 million to be set-aside to offset the City's unfunded pension liabilities. As of June 30, 2016, the General Fund's ending fund balance includes a reserve for the City's unfunded pension liabilities of \$6.1 million.

The Successor Agency to the Brea Redevelopment Agency financial transactions are reported as a Private Purpose Trust Fund within the Fiduciary Funds section of the CAFR. The Private Purpose Trust Fund is reporting long-term liabilities of \$174.8 million of bonded obligations to be paid from future Redevelopment Property Tax (formerly tax increment).

### **SUMMARY/FISCAL IMPACT**

The City's annual audit for the Fiscal Year ended June 30, 2016 (FY 2016-17) has been completed and the City's independent auditor has issued an unmodified opinion on the City's CAFR, which is the highest level of assurance an entity can receive from its independent auditors (a "clean audit"). New procedures have been put in place to address items noted in the City's Management Letter. There is no fiscal impact on the City as a result of this audit.

### **RESPECTFULLY SUBMITTED**

William Gallardo, City Manager

Prepared by: Lee Squire, Fiscal Services Manager

Concurrence: Cindy Russell, Administrative Services Director

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### **Attachments**

Brea CAFR

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Fiscal Year Ended  
June 30, 2016

# COMPREHENSIVE ANNUAL FINANCIAL REPORT



City of Brea, California

# CITY COUNCIL



**Christine Marick**  
*Mayor*



**Cecilia Hupp**  
*Mayor Pro Tem*



**Glenn Parker**  
*Council Member*



**Marty Simonoff**  
*Council Member*



**Steven Vargas**  
*Council Member*

## ADMINISTRATIVE PERSONNEL

<i>City Manager</i>	<b>William Gallardo</b>
<i>Assistant City Manager/ Community Services Director</i>	<b>Chris Emeterio</b>
<i>Administrative Services Director</i>	<b>Cindy Russell</b>
<i>Community Development Director</i>	<b>David Crabtree</b>
<i>Fire Chief</i>	<b>Wolfgang Knabe</b>
<i>Chief of Police</i>	<b>John M. Conklin</b>
<i>Public Works Director</i>	<b>Tony Olmos</b>
<i>Treasurer</i>	<b>Richard J. Rios</b>
<i>City Clerk</i>	<b>Lillian Harris-Neal</b>
<i>City Attorney</i>	<b>James Markman</b>

CITY OF BREA, CALIFORNIA  
COMPREHENSIVE ANNUAL FINANCIAL REPORT  
FOR THE FISCAL PERIOD ENDED JUNE 30, 2016

PREPARED BY:  
ADMINISTRATIVE SERVICES DEPARTMENT

CINDY RUSSELL  
ADMINISTRATIVE SERVICES DIRECTOR

LEE SQUIRE  
FINANCIAL SERVICES MANAGER

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CITY OF BREa  
COMPREHENSIVE ANNUAL FINANCIAL REPORT  
JUNE 30, 2016

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March 28, 2017

Honorable Mayor, Members of the City Council, and Citizens of the City of Brea:

We are pleased to submit to you the Comprehensive Annual Financial Report (CAFR) of the City of Brea for the Fiscal Year ended June 30, 2016. This report has been prepared in conformity with accounting principles generally accepted in the United States of America and audited in accordance with auditing standards generally accepted in the United States of America by a firm of licensed certified public accountants.

This report consists of management's representations concerning the finances of the City of Brea. Consequently, management assumes full responsibility for the completeness and reliability of all of the information presented in this report. To provide a reasonable basis for making these representations, management of the City of Brea has established a comprehensive internal control framework that is designed both to protect the government's assets from loss, theft, or misuse and to compile sufficient reliable information for the preparation of the City of Brea's financial statements. Because the cost of internal controls should not outweigh their benefits, the City of Brea's comprehensive framework of internal controls has been designed to provide reasonable rather than absolute assurance that financial statements will be free from material misstatement.

As management, we assert that, to the best of our knowledge and belief, the enclosed data is accurate in all material respects and is reported in a manner designed to present fairly the financial position and results of operations of the various funds and component units of the City of Brea. All disclosures necessary to enable the reader to gain an understanding of the City's financial activities have been included.

Lance, Soll & Lunghard, LLP, a firm of licensed certified public accountants, has audited the City of Brea's financial statements. The goal of the independent audit was to provide reasonable assurance that the financial statements of the City of Brea for the Fiscal Year ended June 30, 2016, are free of material misstatement. The independent audit involved examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; assessing the accounting principles used and significant estimates made by management; and evaluating the overall financial statement presentation.

The independent auditor concluded that there was a reasonable basis for rendering an unmodified opinion that the City of Brea's financial statements for the Fiscal Year ended June 30, 2016, are fairly presented in all material respects in conformity with accounting principles generally accepted in the United States of America. The independent auditors' report is presented as the first component of the financial section of this report.

The City of Brea is required to undergo an annual single audit in conformity with the provisions of the Single Audit Act of 1984 and the U.S. Office of Management and Budget's 2 CFR Part 200 Uniform Guidance, Uniform Administrative Requirements, Cost Principles and Audit Requirements For Federal Awards. The City continually seeks federal assistance whenever possible and for Fiscal Year ending June 30, 2016 received in excess of \$5.7 million in grant revenues. Information related to this single audit, including a schedule of expenditures of federal awards assistance, the independent auditors' reports on the internal controls and compliance with applicable laws and regulations, and a schedule of findings and questioned costs is available in the City of Brea's separately issued Single Audit Report.

Generally Accepted Accounting Principles (GAAP) require that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of Management's Discussion and Analysis (MD&A). This letter of transmittal is designed to complement MD&A and should be read in conjunction with it. The City of Brea's MD&A can be found immediately following the report of the independent auditors.

## **CITY OF BREA PROFILE**

The City of Brea, a diverse residential and business community is located at the most northern tip of Orange County at the juncture of three counties with access to major airports, popular regional attractions, beaches, deserts and mountains. Nestled among the hillsides, just 25 miles southeast of Los Angeles, Brea is home to more than 40,000 residents and hosts a daytime working population of more than 100,000.

The long-term economic condition and outlook of Brea and Orange County is trending upward. The City is a major retail center featuring the county's fourth largest shopping center, the Brea Mall; the Brea Union Plaza; Brea's Downtown; and a host of other retail and service businesses. The newest addition to Brea's retail hub is "The Village at La Floresta" which includes Whole Foods Market. Brea is also a center for big businesses such as Albertsons Distribution Warehouse, Bank of America, Beckman-Coulter, Bristol Industries, Kirkhill-TA Company, Evangelical Christian Credit Union, Kaiser Permanente, Kindred Hospital, Nature's Best, Veterinary Pet Insurance Company and Nestle Waters North America. Several companies' corporate headquarters are located within Brea, including Beckman-Coulter, Suzuki Motor of America and Mercury Insurance. Although Brea is a major retail and business hub, it maintains a balance with nature, preserving its hillside and canyon areas, which also contribute to Brea's quality of life. Brea is home to one of the nation's largest outdoor sculpture collections, with 166 pieces of sculpture created to date, an art gallery and a performing arts theatre. Brea has long been recognized for its vision and innovation. It possesses a focused economic development strategy, designed to ensure a well-balanced, economically viable community which includes a wide range of housing, beautiful parks and excellent schools.

Brea provides an excellent portfolio of responsive municipal services. The City operates as a "full service city," providing a full range of services including police and fire protection, water and sanitation services, construction and maintenance of streets and infrastructure, as well as recreational and cultural services. Besides serving its own residential and business customers, Brea has a tradition of entrepreneurial ventures providing services to numerous other public agencies such as information technology and printing services.

The City of Brea operates under the Council-Manager form of government, and is governed by a five member City Council elected at large, serving staggered four-year terms. Council elections are held in November of even-numbered years in conjunction with statewide general elections.

The annual budget serves as the foundation for the City of Brea's financial planning and control. The budget is adopted on an annual basis by the City Council in June of each year. The budget team, with the approval of the City Manager, develops budget guidelines in January. The various City departments then submit revenue estimates and expenditure appropriation requests for the one-year period that begins July 1. Budget meetings are held with each department, which leads to the development of the proposed budget. The City Manager then presents the proposed budget document to the City Council, which is discussed with the City Council in public workshops in mid-May. Formal public hearings are held in early June. The City Council adopts the annual budget on or before June 30 of each year. At the conclusion of the first six months, the budget team prepares a report on the progress of the first half of the budget cycle. The City Manager formally reviews the report with the City Council. The City Council adopts budget modifications as needed. The level of budgetary control is established at the department level within the General Fund and at the fund level for all other funds.

## LOCAL ECONOMIC FACTORS

Brea's physical setting encompasses about 7,955 acres or 12.43 square miles of land. Brea's land use is distributed as follows:

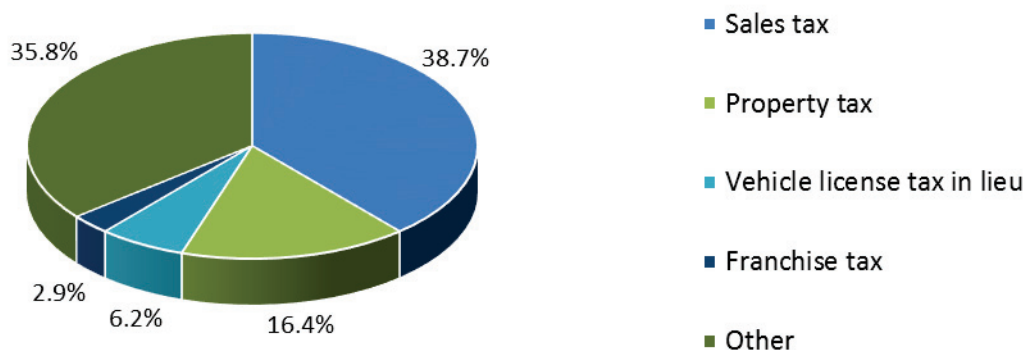
### Land Use Distribution

Land Use	Percent
Residential (single-family, multi-family, and mobile homes)	27%
Commercial and Office	5
Industrial	11
Parks and Open Space	14
Public Facilities (City facilities, schools, drainage channels, and fire stations)	4
Carbon Canyon Hillside Areas and Vacant Lands	21
Agriculture	1
Vacant	2
Other (streets)	15
<b>Total</b>	<b>100%</b>

Source: City of Brea General Plan (2003, and subsequent updates 2008, 2014)

The current land use mix produces General Fund revenues of approximately \$56.3 million. The top four revenue sources include sales tax, property taxes, vehicle license taxes, and franchise taxes. These revenue sources account for 64.2% of the total amount of General Fund revenues. The remaining revenues account for 35.8% of the total, and are represented by a broad range of sources.

### General Fund Revenues by Revenue Source Fiscal Year Ended June 30, 2016

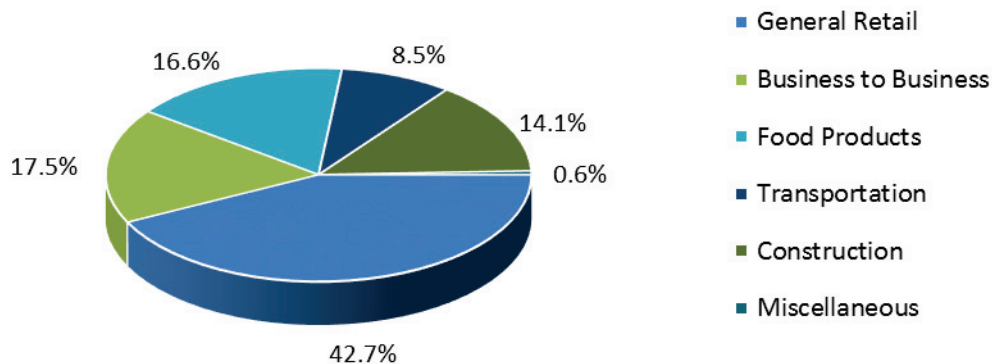


#### Sales Tax

Sales tax represents the single largest source of General Fund revenue at \$21.6 million. It is derived from six major economic categories as listed in the chart on the following page. The retail category, including department stores, apparel stores and general merchandise, makes up 42.7% of the total sales tax generated.

This sector includes the regional Brea Mall, which is the fourth largest mall in sales tax volume in Orange County. The second largest economic sector is the business-to-business category at 17.5%. During Fiscal Year 2015-16, the City's sales tax consultant MuniServices reported that the sales tax receipts grew and improved overall. In the final quarter of Fiscal Year 2015-16, Brea experienced a 1.5% increase in sales tax compared to the final quarter of Fiscal Year 2014-15. Overall, Brea's sales tax on a per capita basis consistently outperforms other municipalities, a strong indicator that the City imports sales tax dollars from surrounding communities. The City of Brea's sales tax per capita is the second largest in Orange County.

### Sales Tax by Economic Categories Fiscal Year Ended June 30, 2016



### Property Taxes

Brea is a very diverse community as previously indicated in the land use chart. General Fund property taxes represent \$9.2 million or 17.5% of General Fund revenues. Assessed valuation of all property (including the former Brea Redevelopment Agency) in Brea is \$8.5 billion, an increase of 7.2% over the prior fiscal year. The valuation is split between residential at 58%, commercial/industrial at 33.3%, and the remaining 8.7% for other miscellaneous uses. Of the City's 16,028 dwelling units, 66% are single-family units, 28% are multi-family units and 6% are mobile homes. Housing costs in Brea continue to rank among the highest in North Orange County. Brea, like other cities in Orange County, is experiencing an increase in housing prices. The median price of a single-family home increased to \$637,000 from \$610,000 noted in the prior fiscal year.

### Vehicle License Fees (VLF)

When a vehicle is registered in California, a license fee is charged by the State of California. This fee includes a small administrative fee and a property tax in lieu fee. The in lieu fee is based on depreciated value of the vehicle and declines over the useful life of the vehicle. The in lieu fee, while collected by the State Department of Motor Vehicles, belongs to local government (cities and counties). It is allocated based on a per capita basis.

Beginning in January 2005, the Vehicle License Fee was permanently reduced to 0.65% from 2.0% of the vehicle's fair market value. Any loss to cities by this rate reduction will be made up, dollar for dollar, with an allocation from the County's Educational Revenue Augmentation Fund (ERAF) property tax account with two payments, due on or before January 31<sup>st</sup> and May 1<sup>st</sup> of each year. This allocation will grow with any corresponding growth in the City's secured property tax valuation.

## Franchise Taxes

The franchise revenue received by the City is based on adopted City ordinances and contractual agreements. Public utilities (electric and gas) account for 54.2% of the \$1.6 million in annual franchise tax revenue. The remaining 45.8% of this revenue includes franchise fees for oil pipelines, cable television, and other non-city utilities.

### **Franchise Taxes Fiscal Year Ended June 30, 2016**

	<b>Annual Revenue</b>	<b>Percent of Total</b>
Public Utilities	\$ 861,703	54.2%
All Others	728,247	45.8%
Totals	<u>\$ 1,589,950</u>	<u>100.0%</u>

## **ECONOMIC OUTLOOK**

Brea's excellent financial condition is not only the result of the City's efforts during Fiscal Year 2015-16, but the result of fiscally conservative organizational decisions made over the past decade. Some of the past measures included tough strategic decisions such as: City-wide reorganization, increasing employee retirement contributions and other reductions, while maintaining core City services.

Overall, the Fiscal Year 2016-17 budget is balanced due to a solid foundation of fiscally conservative practices combined with a continued increase in employee retirement contributions, projecting relatively flat expenditures and a generally improving economy. Revenues for Fiscal Year 2016-17 are projected to increase approximately 1.4% over estimates for Fiscal Year 2015-16 mainly due to the flattening retail and housing market. While revenues are still slightly increasing, staff will continue to identify and closely monitor any potential threats to City revenues.

It is important to understand why the City of Brea (and all local government) is impacted by State Government's decisions and actions. Unlike the State Government, the City does not exert control over two of its primary sources of revenue for the General Fund - property taxes and sales taxes. The State legislature and the Governor are, as usual, looking to local government revenues to help balance their budget.

The following regional factors, along with the State and National economic issues, will continue to place uncertainty on Brea's revenues and expenditures:

- The expected statewide CalPERS increases in FY 2016-17 and beyond to address pension liability.
- The impending increase to the federal funds rate to 2% and 3% by the end of 2017 and 2018 respectively.
- Housing activity expected to decrease due to increasing interest rates.

It is expected that these factors may have a potentially negative impact on the City's revenues. Other costs such as energy, water, and equipment are being diligently managed in an effort to minimize the need for future service reductions. Going forward, during Fiscal Year 2016-17, City staff will continue to be diligent in monitoring economic factors and seek additional budget solutions to balance the budget.

Locally, geographic and socio-economic conditions in Orange County and the City of Brea remain desirable. Property values in the region are projected to increase, and the City's property tax base is expected to continue its favorable trend for the foreseeable future. Brea's net taxable assessed valuation for Fiscal Year 2015-16 increased by 7.2% from the prior year.

Brea's sales tax of \$21.6 million in Fiscal Year 2015-16 increased 6% compared to the prior fiscal year. This increase is the result of the one-time payment of \$2.6 million related to the close out of the Triple Flip. Based on economic data trends and projections, retail sales are projected to increase by approximately 9.4%; however, overall sales tax revenue is projected to decrease 3.3% for Fiscal Year 2016-17 as compared to the prior year due to the one-time payment.

Highlights for the State of California from the UCLA Anderson Forecast on December 6, 2016 include the following:

- The forecast indicates an overall higher degree of uncertainty due to some of the potential policy impacts of the new presidency. Noting an increase in defense spending would benefit California however, being a sanctuary state funding to the state may be at risk.
- Currently the State is basically at full employment, however the new administration's position on the skilled worker visa program may increase the unemployment rate.
- Employment growth for cities forecasted at 1.8% for 2017 and 1.3% for 2018.
- Real personal income growth in California is expected to be 3.6% and 3.8% in 2017 and 2018 respectively.

On the national front, it is expected that the Federal Reserve will begin to raise interest rates in response to higher inflation. The GDP growth is projected to be 3% in 2017 and 2% in 2018. Employment is forecasted to grow by adding 140,000 jobs per month in 2017 and 120,000 jobs in 2018. However, changes to the immigration policy could slow job growth.

## **LONG-TERM FINANCIAL PLANNING**

### Brea Engagement & Strategy Team (formally known as Budget Strategic Planning)

Representatives from all City departments began meeting since late 2005 to discuss budget strategic planning issues. Over 40 City staff members work collaboratively on an ongoing basis. Originally, these meetings focused on identifying and evaluating changing City needs, a significant amount of which is spurred by future development. Likewise, in years past this included identification of capital project needs across all departments, as well as associated staff and supply needs which are anticipated for those projects. Additionally, staff explored various revenue generating options. In Fiscal Year 2009-10, the focus shifted to tackling economic impacts to the City's budget, including state revenue takeaways and revenue deferrals. BEST continues to meet focusing on addressing changes to the budget and other organizational concerns that may be necessary to sustain the City over the course of the next several fiscal years and beyond.

### Capital Improvement Program (CIP) Budget

The goal of the seven-year CIP is to enhance the quality of life in the community, ensure a safe environment and to promote transportation improvement in the City. The CIP budget for Fiscal Year 2015-16, the first of the seven years, reflects the City Council's commitment to this goal by enhancing existing infrastructure and providing new infrastructure to aid in service delivery to the community. The remaining six years of the CIP are not a commitment of actual funds, but rather a long-range planning tool for subsequent investments in the City's infrastructure. The CIP is divided into six categories: streets, traffic safety, water, storm drain, sewer, and facility improvements.



### Community Center Reserves

Funds are set aside annually for the future replacement of the Community Center facility and equipment. Ongoing review of facility and equipment needs allows the City to manage and plan for expenditures in a more proactive manner. The balance in Community Center Reserves at June 30, 2016 was \$590,815.

### Capital Asset Reserves

Funds are set aside annually for the replacement of City-owned infrastructure, facilities and capital assets. In addition to a fixed annual contribution, an assessment is made at the end of each fiscal year to determine whether an additional contribution can be made based upon a review of General Fund excess revenues over expenditures. The balance in Capital Asset Reserves at June 30, 2016 was \$9,091,623.

### Pension Rate Stabilization Program

On November 17, 2015, the City of Brea established a pension rate stabilization program with Public Agency Retirement Services (PARS) to reduce the future unfunded pension liability for current and future retirement costs for both safety and non-safety employees. The City's initial contribution of \$6,000,000 was made during FY 15/16 and the balance as of June 30, 2016 including interest earned to date was \$6,133,960.

## **MAJOR INITIATIVES**

### Pension Reform

Starting in Fiscal Year 2011-12, the City of Brea began the first year of pension reform for both safety and non-safety employees by requiring employees to contribute toward their retirement and instituting PEPR, a second retirement tier for new employees.

Starting in Fiscal Year 2011-12 and through Fiscal Year 2015-16, the total employee contributions were \$6.2 million. In addition, the implementation of a multi-tiered retirement system is a long-term savings measure whereby savings are not fully realized for many years in the future.

## **AWARDS**

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a *Certificate of Achievement for Excellence in Financial Reporting* to the City of Brea for its Comprehensive Annual Financial Report for the Fiscal Year ended June 30, 2015. This was the 26<sup>th</sup> consecutive year that the City of Brea has achieved this prestigious award. In order to be awarded a Certificate of Achievement, a government must publish an easily readable and efficiently organized comprehensive annual financial report. This report must satisfy both generally accepted accounting principles and applicable legal requirements.

A Certificate of Achievement is valid for a period of one year only. We believe our current comprehensive annual financial report continues to conform to the Certificate of Achievement Program's requirements and we are submitting it to GFOA to determine its eligibility for another certificate.

## **ACKNOWLEDGMENTS**

The preparation of the Comprehensive Annual Financial Report on a timely basis was made possible by the dedicated service of Lee Squire, Financial Services Manager – Accounting, and the entire staff of the Administrative Services Department. Each member of the department has our sincere appreciation for the contributions made in the preparation of this report.

We also would like to thank our independent auditor, Lance, Soll & Lunghard, LLP, for their expertise and advice in the preparation of this year's financial report.

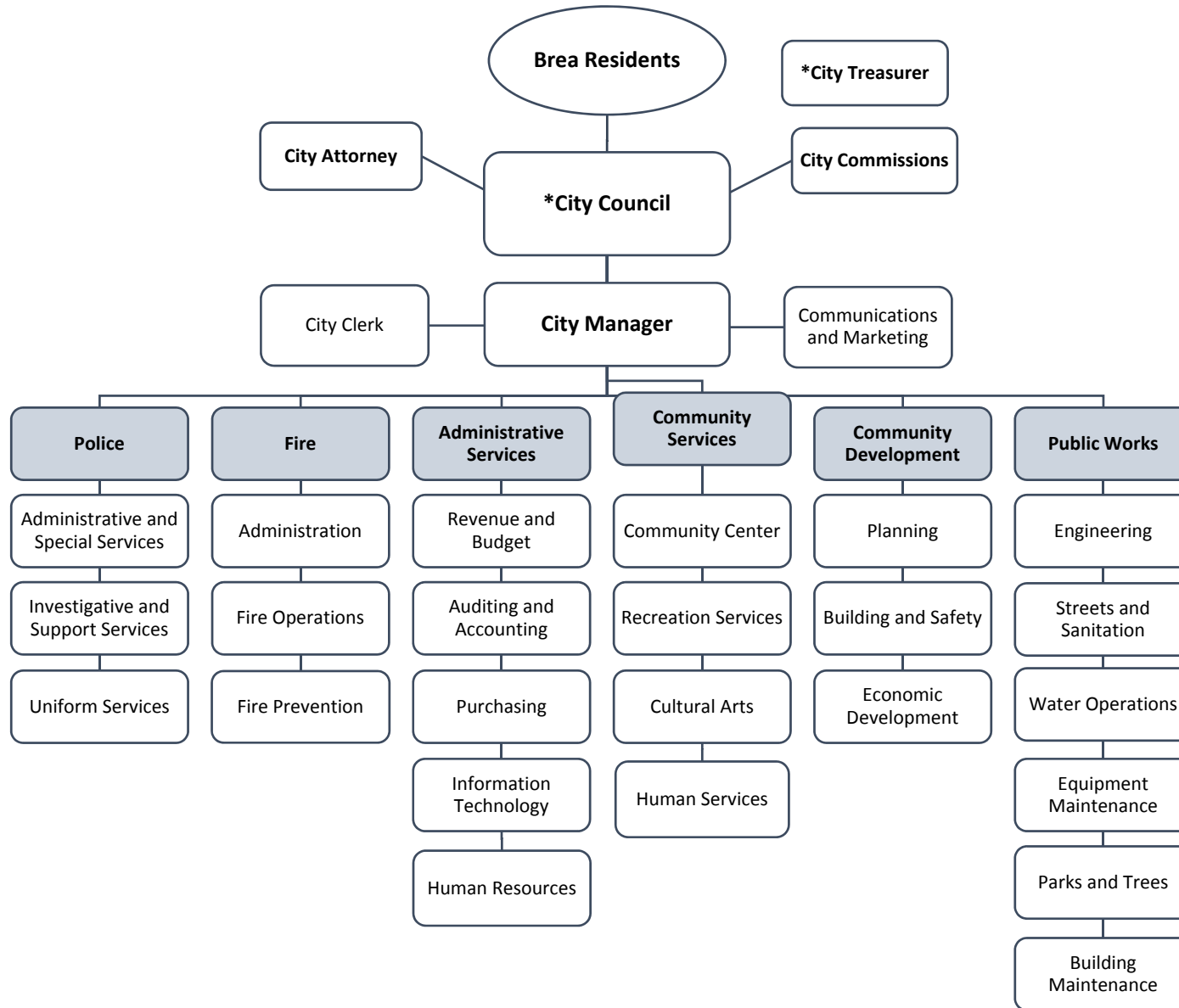
In closing, without the leadership and support of the City Council of the City of Brea, preparation of this report would not have been possible.

Sincerely,

  
\_\_\_\_\_  
William Gallardo  
City Manager  
\_\_\_\_\_  
Cindy Russell  
Administrative Services Director



# CITY ORGANIZATION CHART





Government Finance Officers Association

**Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting**

Presented to

**City of Brea  
California**

For its Comprehensive Annual  
Financial Report  
for the Fiscal Year Ended

**June 30, 2015**

Executive Director/CEO



## INDEPENDENT AUDITORS' REPORT

To the Honorable Mayor and Members of the City Council  
City of Brea, California

### **Report on the Financial Statements**

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of City of Brea, California, (the City) as of and for the year ended June 30, 2016, and the related notes to the financial statements, which collectively comprise the City's basic financial statements as listed in the table of contents.

### ***Management's Responsibility for the Financial Statements***

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### ***Auditor's Responsibility***

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.



To the Honorable Mayor and Members of the City Council  
City of Brea, California

### ***Opinions***

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Brea, California, as of June 30, 2016, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### ***Other Matters***

#### ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, the budgetary comparison schedules for the General Fund and the Low and Moderate Income Housing Assets, the schedule of changes in net pension liability and related ratio, and the schedule of plan contributions be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

#### ***Other Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The introductory section, combining and individual nonmajor fund financial statements and schedules, and statistical section are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The combining and individual nonmajor fund financial statements and the schedules are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual nonmajor fund financial statements and the schedules are fairly stated in all material respects in relation to the basic financial statements as a whole.

The introductory and statistical sections have not been subjected to the auditing procedures applied in the audit of the basic financial statements and, accordingly, we do not express an opinion or provide any assurance on them.



To the Honorable Mayor and Members of the City Council  
City of Brea, California

**Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated March 28, 2017 on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.

*Lance, Soll & Lughard, LLP*

Brea, California  
March 28, 2017

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## MANAGEMENT'S DISCUSSION AND ANALYSIS

This section of the City of Brea's Comprehensive Annual Financial Report (CAFR) presents management's discussion and analysis of the City's financial performance during the fiscal year that ended on June 30, 2016. This analysis should be read in conjunction with the Transmittal Letter at the front of this report and the accompanying Basic Financial Statements.

### FINANCIAL HIGHLIGHTS

**Long-Term Economic Resource (Government-wide) Focus** – Economic resources are differentiated from financial resources in that the economic measurement focus measures changes in net position as soon as the event occurs regardless of the timing of related cash flows. Therefore, this measurement focus includes both current spendable resources and fixed non-spendable assets, and long-term claims against these assets. The resulting net position utilizing this measurement focus provides one measure of the City's overall long-term financial condition.

- The assets and deferred outflows of the City exceeded its liabilities and deferred inflows at the close of the most recent fiscal year resulting in a net position of \$214 million.
- The City's total net position increased overall by \$14 million, \$5.6 million due to current year operations and \$8.3 million due to capital asset restatement.
- The City's non-current liabilities of \$168.2 million primarily includes \$94.7 million in net pension liabilities and \$59.2 million of outstanding bonded debt and capital leases (which was used to finance the acquisition of capital assets and to fund capital improvements). Total capital assets, net of depreciation represent \$259 million of the \$395 million in total assets. A significant portion of the capital assets have been funded through bond financing from the former Brea Redevelopment Agency.

**Short-Term Financial Resource (Fund) Focus** – The financial resources focus measures inflows of current spendable assets. The resulting net difference between current financial assets and current financial liabilities otherwise known as fund balance (or net working capital in the private sector) is to measure the City's ability to finance activities in the near term.

- At the close of the current fiscal year, the City's Governmental Funds reported a combined ending fund balance of \$84 million, an increase of \$2.3 million. Of the total combined fund balance of \$84 million for governmental funds, \$615,605 was non-spendable, \$54.6 million was restricted, \$9.1 million was committed, \$590,815 was assigned, and \$19.3 million was unassigned.
- The General Fund reported an increase of \$1.9 million in fund balance resulting in total ending fund balance of \$36.9 million. Of total ending fund balance, \$615,605 was non-spendable, \$7.3 million was restricted, \$9.1 million was committed, \$590,815 was assigned, and \$19.4 million was unassigned. The unassigned balance is available for future appropriations.

## OVERVIEW OF THE FINANCIAL STATEMENTS

The financial section of the comprehensive annual financial report contains the following information: *Independent Auditors' Report*, *Management's Discussion and Analysis* (this section), the *Basic Financial Statements*, and the *Supplementary Information* section, an optional section that presents combining and budgetary schedules for individual non-major funds. The *Basic Financial Statements* are comprised of three components: 1) *Government-wide Financial Statements*, 2) *Fund Financial Statements* and 3) *Notes to the Financial Statements*. The Management's Discussion and Analysis is intended to be an introduction to the Basic Financial Statements.

## BASIC FINANCIAL STATEMENTS

**Government-wide Financial Statements** – The Government-wide Financial Statements are intended to provide a “Big Picture” view of the City as a whole using accounting methods similar to those used by private sector companies. The statement of net position includes all of the City's assets (including non-spendable assets like streets and roads), liabilities (including long-term liabilities that may be paid over twenty or more years) and any deferred outflows of resources. All of the current year revenues and expenses are accounted for in the statement of activities regardless of when cash is received or paid.

Government-wide Financial Statements report the City's net position and how they have changed. Net position – the difference between the City's assets and liabilities – is one way to measure the City's financial health, or position. Over time, increases or decreases in the City's net position are an indicator of whether its financial health is improving or deteriorating, respectively. To assess the overall health of the City, one should also consider additional non-financial factors such as changes in the City's property tax base and the condition of the City's roads.

The City's Government-wide Financial Statements are divided into two categories:

**Governmental Activities** – This statement depicts the extent to which programs are self-supporting and the net amount provided by property taxes and other general revenues. Most of the City's basic services are included in this category, such as public safety, community development, community services, public works, and general administration. Taxes and charges for services finance most of these activities.

**Business-type Activities** – The City's business enterprises include urban runoff, water utility, sewer utility, sanitation, and information technology external support. The City charges fees to customers to recover the cost of providing these services.

**Fund Financial Statements** – Funds are accounting devices that the City uses to track and control resources intended for specific purposes. The Fund Financial Statements provide more detailed information about the City's most significant funds (major funds) but not the City as a whole. Some funds are required by State and Federal law or by bond covenants. Other funds are utilized simply to control and manage resources intended for particular purposes.



The City utilizes three broad categories of funds:

**Governmental Funds** – Governmental Funds are used to account for essentially the same functions reported as Government Activities in the Government-wide Financial Statements. However, unlike the Government-wide Financial Statements, Governmental Fund Financial Statements utilize the financial resources measurement focus and thus concentrate on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Consequently, the Governmental Fund Financial Statements provide a detailed short-term view that helps a reader determine whether there are more or fewer financial resources that can be spent in the near future to finance City programs.

**Proprietary Funds** – Services for which the City charges customers a fee are generally reported in Proprietary Funds (Enterprise Funds and Internal Service Funds). Like the Government-wide Financial Statements, these funds provide both long and short-term financial information utilizing the economic resources measurement focus. The City's Enterprise Funds (urban runoff, water, utility, sewer utility, sanitation, and information technology external support) are individual funds represented in the combined presentation of Business-type Activities in the Government-wide Financial Statements. The individual fund presentation provides more detailed information about each business segment, its operating statements, and statements of cash flow. The City also uses Internal Service Funds that are utilized to report and allocate the cost of certain centrally managed and operated activities (risk management, equipment replacement, and building occupancy). Because the Internal Service Funds primarily serve the government, they are reported with Governmental Activities rather than the Business-type Activities in the Government-wide Financial Statements.

**Fiduciary Funds** – The City utilizes Fiduciary Funds to account for assets held by the City in a trustee capacity, or as an agent for other governmental entities, private organizations, or individuals. All of the City's fiduciary activities are reported in a separate statement of fiduciary net position and a statement of changes in fiduciary net position. We exclude these activities from the City's Government-wide Financial Statements because the City cannot use these assets to finance its operations.

**Notes to the Financial Statements** – The financial statements also include the Notes to the Financial Statements that provide important narrative details about the information contained in the financial statements. Information contained in the Notes to the Financial Statements is critical to a reader's full understanding of the Government-wide and Fund Financial Statements.

**Supplementary Information** – In addition to the required elements of the Basic Financial Statements, we have also included a Supplementary Information section, which includes budgetary and combining schedules that provide additional details about the City's non-major Governmental Funds, Enterprise Funds, Internal Service Funds, and Fiduciary Funds.

## GOVERNMENT-WIDE FINANCIAL ANALYSIS

**Net Position** – Net position may serve over time as a useful indicator of a government's financial position. The City's combined net position for the year ended June 30, 2016, as shown in Table 1, was \$214 million.

**Table 1**  
**Net Position**  
**Fiscal Year Ended June 30, 2016**  
**(in thousands)**

	Governmental Activities		Business-Type Activities		Total Activities	
	2016	2015	2016	2015	2016	2015
Current and other assets	\$ 102,695	\$ 100,213	\$ 33,535	\$ 30,379	\$ 136,230	130,592
Capital assets	173,086	165,390	85,681	87,102	258,767	252,492
Total assets	275,781	265,603	119,216	117,481	394,997	383,084
Deferred charge on refunding	-	-	819	983	819	983
Deferred pension related items	16,256	4,908	1,566	815	17,822	5,723
Total Deferred Outflows of Resources	16,256	4,908	2,385	1,798	18,641	6,706
Noncurrent liabilities	104,990	96,877	63,205	64,532	168,195	161,409
Other liabilities	8,209	6,808	3,735	4,110	11,944	10,918
Total liabilities	113,199	103,685	66,940	68,642	180,139	172,327
Deferred pension related items	16,933	14,993	2,683	2,463	19,616	17,456
Total Deferred Inflows of Resources	16,933	14,993	2,683	2,463	19,616	17,456
Net Investment in Capital Assets	165,493	158,977	33,174	33,368	198,667	192,345
Restricted	54,410	48,182	6,166	6,203	60,576	54,385
Unrestricted	(57,998)	(55,326)	12,638	8,603	(45,360)	(46,723)
Total net position	\$ 161,905	\$ 151,833	\$ 51,978	\$ 48,174	\$ 213,883	\$ 200,007

**Net Investment of Capital Assets** – The largest component of the \$395 million in total assets is the City's investment in capital assets (e.g., land, buildings, infrastructure, and equipment), representing \$259 million or 66% of total assets. A significant portion of the capital assets have been funded through bond financing from the former Brea Redevelopment Agency.

**Noncurrent Liabilities** -- Of the \$168 million in long-term (non-current) liabilities, \$59.2 million represents outstanding bonded debt and capital leases and \$94.7 million represents net pension liability. The proceeds from debt were used to finance the acquisition of capital assets and to fund capital improvements.

**Restricted Net Position** –The \$60.6 million in restricted net position was on overall increase of \$6.2 million from the prior fiscal year.

**Unrestricted Net Position** – The (\$45.4) million in unrestricted net position was an overall decrease of \$1.3 million from the prior fiscal year.

Overall the City's net position increased \$14 million during the current fiscal year, \$5.7 million from current year operations and \$8.3 million due to capital asset restatement.

**Table 2**  
**Change in Net Position**  
**Fiscal Year Ended June 30, 2016**  
**(in thousands)**

	Governmental Activities		Business-Type Activities		Total Activities	
	2016	2015	2016	2015	2016	2015
Revenues:						
Program Revenues:						
Charges for services	\$ 8,905	\$ 11,385	\$ 24,498	\$ 25,731	\$ 33,403	\$ 37,116
Operating grants and contributions	3,399	3,238	11	-	3,410	3,238
Capital grants and contributions	2,337	3,909	-	1,521	2,337	5,430
General Revenues:						
Taxes:						
Property taxes	16,656	14,627	-	-	16,656	14,627
Sales taxes	21,612	20,573	-	-	21,612	20,573
Transient occupancy taxes	1,606	1,592	-	-	1,606	1,592
Franchise taxes	1,590	1,626	-	-	1,590	1,626
Business license taxes	1,102	1,035	-	-	1,102	1,035
Other taxes	797	977	-	-	797	977
Motor vehicle in lieu	73	70	-	-	73	70
Use of money and property	1,602	687	304	151	1,906	838
Rental Income	952	1,233	-	-	952	1,233
Other	2,940	480	328	428	3,268	908
Gain (loss) on sale of capital asset	83	31	73	152	156	183
Extraordinary gain/(loss) on dissolution of redevelopment agency	-	(944)	-	-	-	(944)
Total Revenues	63,654	60,519	25,214	27,983	88,868	88,502
Expenses:						
General government	7,298	7,570	-	-	7,298	7,570
Public safety	31,372	32,410	-	-	31,372	32,410
Community development	3,011	2,836	-	-	3,011	2,836
Community services	7,268	7,441	-	-	7,268	7,441
Public works	13,544	12,367	-	-	13,544	12,367
Interest on long-term debt	435	436	-	-	435	436
Urban runoff	-	-	415	388	415	388
Water utility	-	-	14,085	15,753	14,085	15,753
Sewer utility	-	-	1,591	1,576	1,591	1,576
Sanitation	-	-	2,938	2,911	2,938	2,911
Information Technology External Support	-	-	1,313	1,240	1,313	1,240
Total Expenses	62,928	63,060	20,342	21,868	83,270	84,928
Change in net position before transfers	726	(2,541)	4,872	6,115	5,598	3,574
Transfers	1,591	1,526	(1,591)	(1,526)	-	-
Change in net position	2,317	(1,015)	3,281	4,589	5,598	3,574
Net position at beginning of year	151,833	244,166	48,174	56,214	200,007	300,380
Restatement of Net position	7,755	(91,318)	522	(12,629)	8,277	(103,947)
Net position at end of year	\$ 161,905	\$ 151,833	\$ 51,977	\$ 48,174	\$ 213,882	\$ 200,007

**Governmental Activities** – The cost of all Governmental Activities in the current fiscal year was \$62.9 million. As shown on the statement of activities, \$8.9 million of the cost was paid by those who directly benefited from the programs; \$5.7 million was financed by contributions and grants received from other governmental organizations, developers, and property owners for both capital and operating activities; and \$49 million was subsidized through general city revenues. Therefore, as a result of operations, the City's change in net position before transfers increased by \$726,000.

Property tax revenues for Fiscal Year 2015-16 increased by \$2 million when compared to Fiscal Year 2014-15. The increase in property tax revenues is primarily due to the increase in sale value of residential and commercial properties as well as new residential construction in the Blackstone and La Floresta housing developments. Sales tax revenues for Fiscal Year 2015-16 were \$1 million higher when compared to Fiscal Year 2014-15.

Total expenses for Fiscal Year 2015-16 were \$62.9 million, a decrease of \$132,000 when compared to Fiscal Year 2014-15. This was primarily due to a combination of decreases in public safety and community services expenses.

Brea is a full service city providing residents, businesses and visitors with the following functional services:

General Government is comprised of two departments (City Council/City Manager and Administrative Services) providing general governance, executive management, legal services, communication and marketing, human resources, records management, information technology, accounting, budget, treasury, utility billing, purchasing and reprographics.

Public Safety is comprised of two departments (Police Services and Fire Services) providing general law enforcement, public safety dispatch, fire suppression, fire prevention, paramedic services and emergency preparedness.

Community Development is comprised of two divisions (Planning & Building Services and Economic Development Services) providing planning, zoning and building services, redevelopment services, economic development and housing services.

Community Services is overseen by one department and includes recreation, arts and human services, and the community center.

Public Works is overseen by one department and includes engineering and construction of public facilities, parks, streets and related infrastructure, traffic engineering as well as the maintenance of all public facilities, parks, streets and related infrastructure.

Business-type activities is comprised of two departments (Public Works and Administrative Services) providing five activities to residential and business customers (urban runoff, water utility, sewer utility, sanitation services and information technology external support to public agencies).

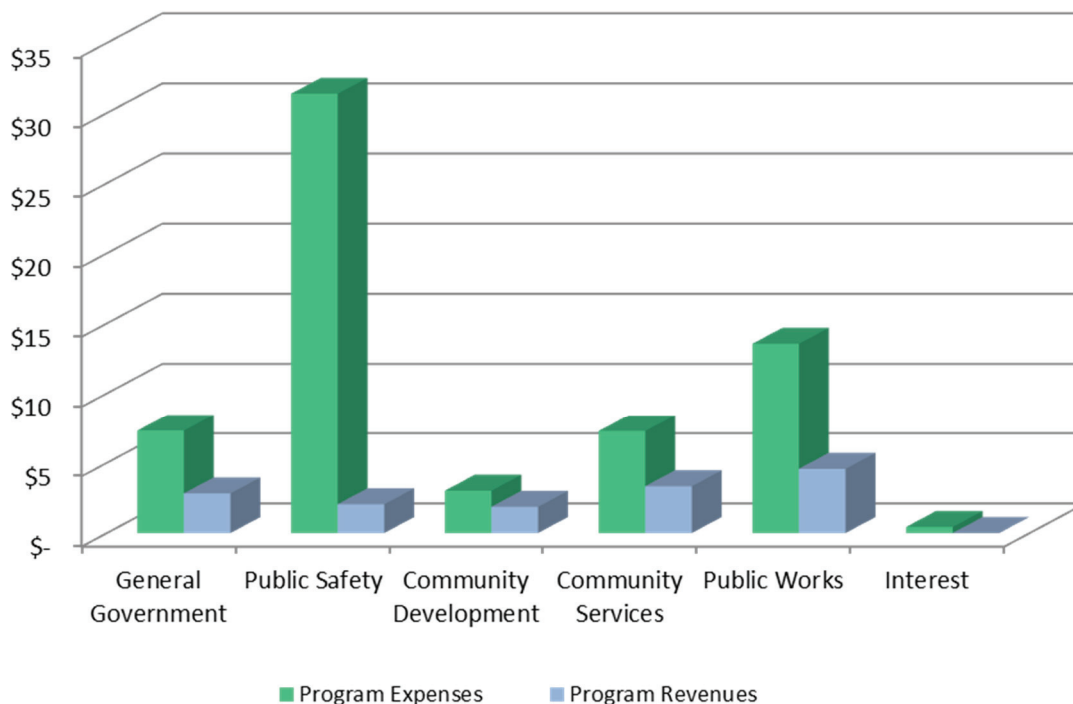
Each programs' net cost (total cost less revenues generated by the activities) is presented below. The net cost shows the extent to which the City's general taxes support each of the City's programs.

**Table 3**  
**Governmental Activities**  
**Fiscal Year Ended June 30, 2016**  
**(in thousands)**

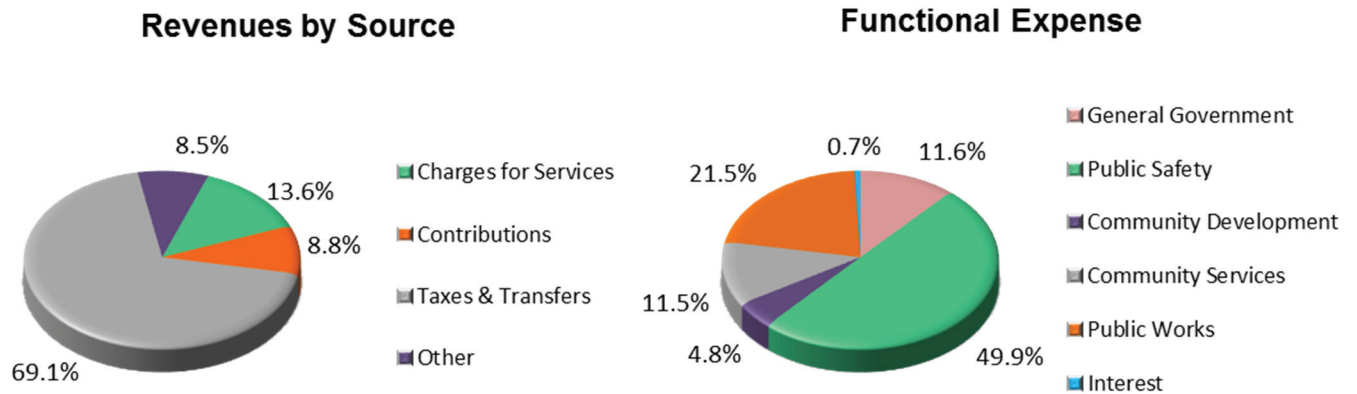
	Program Expenses		Program Revenues	
	2016	2015	2016	2015
General government	\$ 7,298	\$ 7,570	\$ 2,824	\$ 2,754
Public safety	31,372	32,410	2,048	1,690
Community development	3,011	2,836	1,866	2,433
Community services	7,268	7,441	3,330	5,691
Public works	13,544	12,367	4,573	5,963
Interest on long-term debt	435	436	-	-
<b>Totals</b>	<b>\$ 62,928</b>	<b>\$ 63,060</b>	<b>\$ 14,641</b>	<b>\$ 18,531</b>

Of the \$14.6 million in program revenues that financed the Governmental Activities, 31% was utilized for Public Works, 23% was utilized for Community Services, 19% was utilized for General Government, and the remaining 27% supplemented Public Safety and Community Development.

**Table 4**  
**Program Expenses and Revenues - Governmental Activities**  
**Fiscal Year Ended June 30, 2016**  
**(in millions)**



**Table 5**  
**Governmental Activities**  
**Fiscal Year Ended June 30, 2016**



Major Governmental Activities in the current fiscal year included the following:

*Revenues*

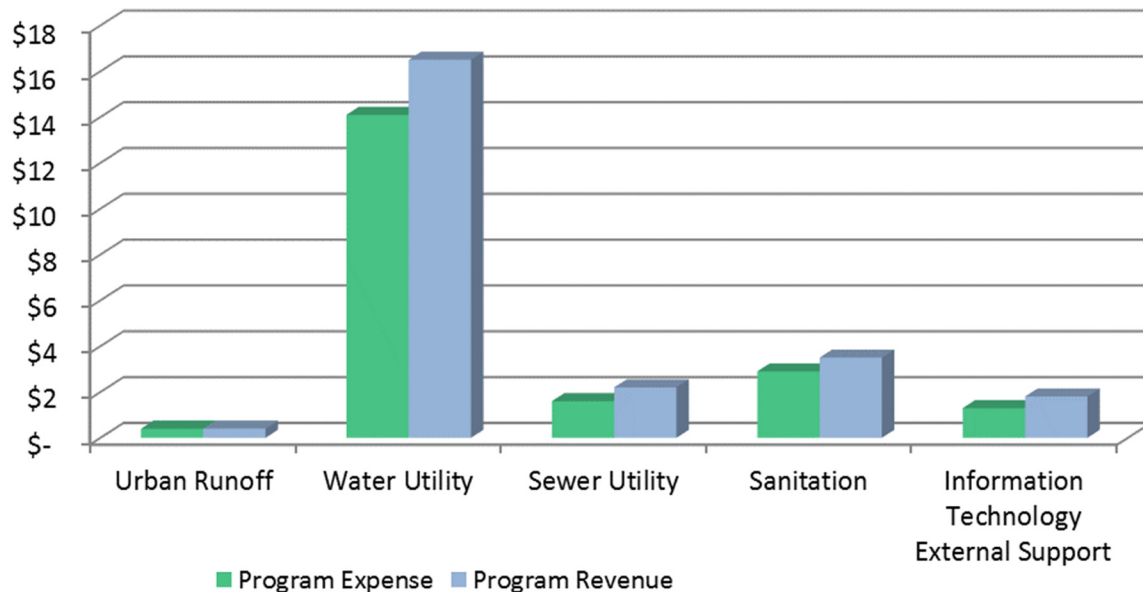
- The City's combined amount of program revenues, general revenues, taxes and transfers were \$65.2 million. This amount includes operating and capital contributions and grants of \$5.7 million and \$45.0 million in taxes and transfers.
- Of the \$65.2 million in total governmental revenues, extraordinary loss and transfers, 13.6% represents program revenues and 69.1% represents taxes & transfers. Other revenues make up 17.3%.

*Expenses*

- In the current year, expenses for all Governmental Activities were \$62.9 million. See Table 5 above for an analysis of the expenses by function/program.

**Business-type Activities** – Business-type Activities increased the City's net position by \$5 million which was comprised of various changes in the net position of the urban runoff, water utility, sewer utility, sanitation and information technology external support activities. Business-type Activities are financed primarily by fees charged to external parties for goods and services.

**Table 6**  
**Program Expense & Revenue – Business-type Activities**  
**Fiscal Year Ended June 30, 2016**  
**(in millions)**



Business-type Activities in the current fiscal year included the following:

The water utility activity had an increase in net position of \$2.5 million. The increase in net position was primarily due to the increase in charges for services, as well as \$617,886 in Capital Improvement Projects not completed with the fiscal year and carried forward to Fiscal Year 2016-17. Of the \$11.2 million in water related expenses, 46% was from the purchase of water, 12% was from maintenance and other operating expenses, 18% was from depreciation, and 24% covered personnel costs. Water rates were adjusted effective March 2016, to fund on-going operations, recapture the bond coverage ratio and provide funding for planned capital improvements to the water utility system.

The sewer utility activity had an increase in net position of \$328,625. The increase in net position was primarily due to Capital Improvement Projects not completed with the fiscal year and carried forward to Fiscal Year 2016-17. Of the \$1.6 million in sewer related expenses, 14% was from maintenance and other operating expenses, 27% from depreciation and 59% from personnel costs.

The urban runoff activity had a decrease in net position of \$3,864. This decrease was due to expenses of \$416,561 over revenues of \$412,697, primarily caused by user rates remaining unadjusted. Operating expenses, which include maintenance and operation costs of \$195,832, personnel costs of \$219,535, depreciation of \$938 and transfer out of \$256, totaling \$416,561 while operating and non-operating revenues totaled \$412,697.

The sanitation utility activity had an increase in net position of \$38,575. The increase in net position was due to revenues of \$3.5 million, expenses of \$2.9 million and the transfer out of \$550,000 of franchise fees. Operating expenses, included maintenance and operation costs of \$2.4 million and personnel costs of \$562,138.

The information technology external support activity had an increase in net position of \$459,047. The increase in net position was primarily due to a decrease in transfers out to cover overhead costs. Operating revenues of \$1.8 million exceeded operating expenses of \$1.4 million by a total of \$459,047.

## **FINANCIAL ANALYSIS OF THE CITY'S FUNDS**

As noted earlier, the City uses fund accounting to highlight available financial resources and to ensure and demonstrate compliance with finance-related legal requirements.

**Governmental Funds** – Utilizing the financial resources measurement focus, the City's Governmental Funds provide information on near-term inflows and outflows, and balances of spendable resources. This information is useful in assessing the City's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

At the end of the current fiscal year, the City's governmental funds reported a combined ending fund balance of \$84 million, an increase of \$2.3 million. Non-spendable fund balance of \$615,605 is for advances to other funds. Restricted fund balance totals \$54.4 million, legally restricted by external parties. Committed fund balance totals \$9.1 million which is for capital asset replacement. Assigned fund balance totals \$590,815 which is primarily for community center replacement. Unassigned fund balance totals \$19.3 million.

The General Fund ended the fiscal year with a \$36.9 million fund balance, a net increase of \$1.9 million. Non-spendable fund balance of \$615,605 is for advances to other funds. Restricted fund balance of \$7.2 million includes \$6.1 million toward the payment of the City's pension obligations and is for such items as debt service funds with trustees and for lighting and landscape districts. Committed fund balance of \$9.1 million is for capital asset replacement. Assigned fund balance of \$590,815 is primarily for community center replacement. Unassigned fund balance of \$19.2 million is available for future appropriations.

The Housing Successor Fund ended the fiscal year with a fund balance of \$18.8 million all of which is restricted for affordable housing activities and for notes and loans receivable.

The City's Capital Projects Fund ended the fiscal year with a fund balance of \$14.0 million, a decrease of \$719,513. Restricted fund balance of \$14 million is primarily for impact fees.

**Proprietary Funds** – The City's Proprietary Funds (Enterprise and Internal Service Funds) presented in the Fund Financial Statements section basically provide the same type of information in the Government-wide Financial Statements, but include individual segment information.

The Water Utility Fund ended the fiscal year with a net position of \$41.0 million, an increase of \$2.5 million from prior year. The increase in net position was primarily due to the increase in charges for services, as well as \$617,886 in Capital Improvement Projects not completed with the fiscal year and carried forward to Fiscal Year 2016-17. Of the \$41.0 million in net position \$18.7 million is net investment in capital assets, \$6.2 million is restricted for debt service and \$16.0 million is unrestricted.

The Sewer Utility Fund ended the fiscal year with \$14.5 million in net position, an increase of \$328,625. The increase in net position was primarily due to Capital Improvement Projects not completed with the fiscal year and carried forward to Fiscal Year 2016-17. Of the \$14.5 million in net position \$46,019 is unrestricted and the balance is net investment in capital assets.

## **GENERAL FUND BUDGETARY HIGHLIGHTS**

The final budgeted resources and transfers in for the General Fund at fiscal year-end were \$3.4 million more than the original budget and total actual resources and transfers in were \$719,626 more than the final budget.



The final appropriations for the General Fund at fiscal year-end were \$13.6 million more than the original budget and total actual appropriations and transfers out were \$11.9 million less than the final budget. Several factors contributed to the final variance and are briefly summarized as follows:

#### *Changes to Original Budget*

##### Resources (Inflows):

- The variance was primarily a combination of a \$2 million increase in capital leases and an increase of \$804,287 in intergovernmental revenues.

##### Changes to Appropriation (Outflows):

- The variance between original budget and final budget of \$13.6 million was primarily due to a \$7.6 million increase in transfers out, \$3.2 million increase in operational costs and \$2.8 million was attributed to increased capital outlay.

#### *Variances with Final Budget*

##### Resources (Inflows):

- The variance between budgeted and actual resources was \$719,626. This was a combination of increases in taxes, licenses and permits, intergovernmental and charges for services over decreases in use of money and property, fines and forfeitures as well as miscellaneous resources.

##### Charges to Appropriation (Outflows):

- The variance between budgeted and actual charges of \$11.9 million was due to \$8.6 million decrease in transfers out, \$2 million decrease in operational charges across all departments and \$1.3 million decrease in capital outlay. Operational charges for General Government decreased by \$441,656, Public Safety decreased by \$483,259, Community Services decreased by \$507,357 and remaining variance was spread over Community Development, and Public Works departments.

## **CAPITAL ASSETS AND DEBT ADMINISTRATION**

### **Capital Assets**

The City's investment in capital assets for governmental and business-type activities as of June 30, 2016, amounts to \$259 million (net of accumulated depreciation). This investment in a broad range of capital assets includes land, structures and improvements, furniture, machinery and equipment, park facilities, roads, sidewalks, water system, storm drains, sound walls, and bridges. The total net increase (including additions and deletions) of \$6.3 million represents a 2.4% increase from last year.

**Table 7**  
**Capital Assets (net of depreciation)**  
**Fiscal Year Ended June 30, 2016**  
**(in thousands)**

	Governmental Activities		Business-Type Activities		Total	
	2016	2015	2016	2015	2016	2015
Land	\$ 44,743	\$ 44,743	\$ 2,075	\$ 2,075	\$ 46,818	\$ 46,818
Water rights	-	-	23,931	23,931	23,931	23,931
Structures and improvements	41,757	46,036	-	-	41,757	46,036
Equipment	8,726	5,006	98	-	8,824	5,006
Infrastructure	71,852	65,368	56,598	58,259	128,450	123,627
Construction-in-progress	6,008	4,237	2,979	2,837	8,987	7,074
Totals	<u>\$ 173,086</u>	<u>\$ 165,390</u>	<u>\$ 85,681</u>	<u>\$ 87,102</u>	<u>\$ 258,767</u>	<u>\$ 252,492</u>

The net increase to construction-in-progress totaled \$1.9 million, as noted above. This was primarily due to the addition of various capital improvement projects, not yet completed. However, the following significant capital assets and infrastructure projects were completed in Fiscal Year 2015-16:

- City Yard and Sports Park Fuel Tanks
- Sewer Mainline Relining
- Council Chambers ADA Improvements
- Senior Center ADA Improvements

Additional information on the City's capital assets can be found in Note (7) of the Notes to the Financial Statements.

## Long-Term Debt

At the end of the current fiscal year, the City had total long-term debt outstanding for bonds and leases of \$59.2 million for all governmental and business-type activities.

**Table 8**  
**Bonds and Capital Leases**  
**Fiscal Year Ended June 30, 2016**  
**(in thousands)**

	Governmental Activities		Business-Type Activities		Total	
	2016	2015	2016	2015	2016	2015
Lease revenue bonds	\$ 2,760	\$ 2,760	\$ -	\$ -	\$ 2,760	\$ 2,760
Water revenue bonds	-	-	51,575	52,890	51,575	52,890
Capital leases	4,833	3,653	-	-	4,833	3,653
<b>Totals</b>	<b>\$ 7,593</b>	<b>\$ 6,413</b>	<b>\$ 51,575</b>	<b>\$ 52,890</b>	<b>\$ 59,168</b>	<b>\$ 59,303</b>

Additional information on the City's long-term debt can be found in Note (8) of the Notes to the Financial Statements.

## FACTORS EFFECTING NEXT YEAR'S BUDGET

The Fiscal Year 2016-17 General Fund budgeted expenditures increased to \$54.6 million. This represents a 1.6% increase in budgeted expenditures when compared to prior fiscal year. While acknowledging that the cost of materials, supplies and contract services do increase, overall department operating expenditures were held relatively flat or reduced in several areas.

A brief summary of the factors considered when preparing the Fiscal Year 2016-17 budget are as follows:

- Sales tax represents the single largest source of General Fund revenue, budgeted at \$20.9 million for Fiscal Year 2016-17. Based on economic data trends and projections, sales tax is projected to remain relatively flat for Fiscal Year 2016-17. Brea's sales tax on a per capita basis consistently outperforms other municipalities, a strong indicator that the City imports sales tax dollars from surrounding communities.
- General Fund property taxes are projected to increase by approximately 6.4% and represent \$9.1 million of General Fund revenues.
- Overall, Fiscal Year 2016-17 General Fund revenues are projected to increase approximately 1.4% in comparison to revenues in Fiscal Year 2015-16.

## **CONTACTING THE CITY'S FINANCIAL MANAGEMENT**

This financial report is designed to provide our citizens, taxpayers, customers, and investors and creditors with a general overview of the City's finances and to demonstrate the City's accountability for the money it receives. If you have any questions about this report or need additional financial information, contact the City's Administrative Services Department, 1 Civic Center Circle, Brea, CA 92821, at (714) 990-7676.

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## CITY OF BREA

STATEMENT OF NET POSITION  
JUNE 30, 2016

	Primary Government		
	Governmental Activities	Business-Type Activities	Total
<b>Assets:</b>			
Cash and investments	\$ 60,646,243	\$ 10,017,108	\$ 70,663,351
Receivables:			
Accounts	746,048	4,013,339	4,759,387
Taxes	166,642	-	166,642
Notes and loans	20,637,548	-	20,637,548
Accrued interest	1,489,168	-	1,489,168
Internal balances	2,628,057	(2,628,057)	-
Due from other governments	9,878,297	359,891	10,238,188
Due from Successor Agency	113,405	-	113,405
Other investments	-	15,606,946	15,606,946
Restricted assets:			
Cash and investments	6,120,004	-	6,120,004
Cash with fiscal agent	269,453	6,165,829	6,435,282
Capital assets not being depreciated	50,751,171	28,984,173	79,735,344
Capital assets, net of depreciation	122,335,007	56,696,376	179,031,383
<b>Total Assets</b>	<b>275,781,043</b>	<b>119,215,605</b>	<b>394,996,648</b>
<b>Deferred Outflows of Resources:</b>			
Deferred charge on refunding	-	819,020	819,020
Deferred pension related items	16,255,808	1,566,200	17,822,008
<b>Total Deferred Outflows of Resources</b>	<b>16,255,808</b>	<b>2,385,220</b>	<b>18,641,028</b>
<b>Liabilities:</b>			
Accounts payable	3,200,128	1,896,146	5,096,274
Accrued liabilities	1,630,426	188,240	1,818,666
Accrued interest	99,515	1,408,029	1,507,544
Unearned revenue	995,423	-	995,423
Deposits	427,742	242,845	670,587
Due to other governments	1,855,592	-	1,855,592
Due to Successor Agency	254	-	254
Noncurrent liabilities:			
Due within one year	4,862,284	1,588,718	6,451,002
Due in more than one year	9,476,778	51,955,066	61,431,844
OPEB obligations	5,652,602	-	5,652,602
Net pension liabilities	84,998,206	9,661,436	94,659,642
<b>Total Liabilities</b>	<b>113,198,950</b>	<b>66,940,480</b>	<b>180,139,430</b>
<b>Deferred Inflows of Resources:</b>			
Deferred pension related items	16,933,137	2,682,522	19,615,659
<b>Total Deferred Inflows of Resources</b>	<b>16,933,137</b>	<b>2,682,522</b>	<b>19,615,659</b>
<b>Net Position:</b>			
Net investment in capital assets	165,493,107	33,174,074	198,667,181
Restricted for:			
Affordable housing	21,089,836	-	21,089,836
Public safety	839,952	-	839,952
Public works	6,505,402	-	6,505,402
Capital projects	19,570,767	-	19,570,767
Pension	6,133,960	-	6,133,960
Debt service	269,453	6,165,829	6,435,282
Unrestricted	(57,997,713)	12,637,920	(45,359,793)
<b>Total Net Position</b>	<b>\$ 161,904,764</b>	<b>\$ 51,977,823</b>	<b>\$ 213,882,587</b>

## CITY OF BREA

STATEMENT OF ACTIVITIES  
YEAR ENDED JUNE 30, 2016

		Program Revenues		
		Charges for	Operating	Capital
	Expenses	Services	Contributions and Grants	Contributions and Grants
<b>Functions/Programs</b>				
<b>Primary Government:</b>				
Governmental Activities:				
General government	\$ 7,297,652	\$ 1,765,913	\$ 1,058,222	\$ -
Public safety	31,372,155	1,282,646	765,571	-
Community development	3,010,978	1,577,964	288,287	-
Community services	7,267,829	3,021,505	308,245	-
Public works	13,544,061	1,257,168	978,986	2,336,984
Interest on long-term debt	435,207	-	-	-
<b>Total Governmental Activities</b>	<b>62,927,882</b>	<b>8,905,196</b>	<b>3,399,311</b>	<b>2,336,984</b>
Business-Type Activities:				
Urban Runoff	415,328	402,205	-	-
Water Utility	14,085,433	16,520,362	-	-
Sewer Utility	1,590,905	2,236,813	-	-
Sanitation	2,937,684	3,531,648	11,371	-
Information Technology External Support	1,312,899	1,807,305	-	-
<b>Total Business-Type Activities</b>	<b>20,342,249</b>	<b>24,498,333</b>	<b>11,371</b>	<b>-</b>
<b>Total Primary Government</b>	<b>\$ 83,270,131</b>	<b>\$ 33,403,529</b>	<b>\$ 3,410,682</b>	<b>\$ 2,336,984</b>

**General Revenues:**

## Taxes:

Property taxes, levied for general purpose

Transient occupancy taxes

Sales taxes

Franchise taxes

Business licenses taxes

Other taxes

Motor vehicle in lieu - unrestricted

Use of money and property

Rental Income

Other

Gain on sale of capital asset

**Transfers****Total General Revenues and Transfers**

Change in Net Position

Net Position at Beginning of Year

Restatement of Net Position

**Net Position at End of Year**

Net (Expenses) Revenues and Changes in Net Position		
Primary Government		
Governmental Activities	Business-Type Activities	Total
\$ (4,473,517)	\$ -	\$ (4,473,517)
(29,323,938)	-	(29,323,938)
(1,144,727)	-	(1,144,727)
(3,938,079)	-	(3,938,079)
(8,970,923)	-	(8,970,923)
(435,207)	-	(435,207)
<b>(48,286,391)</b>	<b>-</b>	<b>(48,286,391)</b>
-	(13,123)	(13,123)
-	2,434,929	2,434,929
-	645,908	645,908
-	605,335	605,335
-	494,406	494,406
<b>-</b>	<b>4,167,455</b>	<b>4,167,455</b>
<b>(48,286,391)</b>	<b>4,167,455</b>	<b>(44,118,936)</b>
16,656,050	-	16,656,050
1,605,590	-	1,605,590
21,611,873	-	21,611,873
1,589,950	-	1,589,950
1,101,915	-	1,101,915
797,475	-	797,475
72,551	-	72,551
1,602,076	303,514	1,905,590
951,705	-	951,705
2,939,847	328,378	3,268,225
83,139	73,188	156,327
1,590,527	(1,590,527)	-
<b>50,602,698</b>	<b>(885,447)</b>	<b>49,717,251</b>
2,316,307	3,282,008	5,598,315
151,832,665	48,174,365	200,007,030
7,755,792	521,450	8,277,242
<b>\$ 161,904,764</b>	<b>\$ 51,977,823</b>	<b>\$ 213,882,587</b>

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## GOVERNMENTAL FUNDS

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### Major Funds

The ***General Fund*** is used to account for fiscal resources which are dedicated to governmental operations of the City, and not required to be accounted for in another fund.

The ***Housing Successor Fund*** is used to account for revenues received and expenditures made for affordable housing. The primary sources of revenue are from loan repayments generated from the use of the former Agency's Low and Moderate Income Housing Funds.

The ***Capital Projects Fund Capital Improvements*** is used to account for the costs of constructing street improvements, parks and other public improvements not normally included within the other Capital Projects Funds. Financing is provided by Federal and State Grant Revenues and interfund transfers from the Special Revenue Funds and the General Fund.

### Non-Major Funds

Non-major governmental funds are those governmental funds which do not meet the criteria of a major fund. For reporting purposes in this section, they are combined together as Other Governmental Funds.

## CITY OF BREA

BALANCE SHEET  
GOVERNMENTAL FUNDS  
JUNE 30, 2016

		Special Revenue Fund	Capital Projects Fund
	General	Low and Moderate Income Housing Asset	Capital Improvements
<b>Assets:</b>			
Cash and investments	\$ 24,642,356	\$ 1,046,653	\$ 15,096,885
Receivables:			
Accounts	695,220	6,619	29,284
Taxes	156,361	-	-
Notes and loans	-	18,676,381	-
Interest	232,549	1,256,619	-
Due from other funds	604,309	-	-
Due from other governments	7,723,984	-	1,898,410
Due from Successor Agency	24,363	-	89,042
Advances to other funds	615,605	-	-
Restricted assets:			
Cash and investments	6,120,004	-	-
Cash and investments with fiscal agents	269,453	-	-
<b>Total Assets</b>	<b>\$ 41,084,204</b>	<b>\$ 20,986,272</b>	<b>\$ 17,113,621</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>			
<b>Liabilities:</b>			
Accounts payable	\$ 1,097,281	\$ 1,214	\$ 1,503,122
Accrued liabilities	1,546,405	6,915	15,875
Unearned revenues	941,903	-	53,520
Deposits payable	426,825	917	-
Due to other funds	-	-	-
Due to other governments	107,425	-	-
Advances from other funds	-	-	-
Due to Successor Agency	254	-	-
<b>Total Liabilities</b>	<b>4,120,093</b>	<b>9,046</b>	<b>1,572,517</b>
<b>Deferred Inflows of Resources:</b>			
Unavailable revenues	63,183	2,226,625	1,521,329
<b>Total Deferred Inflows of Resources</b>	<b>63,183</b>	<b>2,226,625</b>	<b>1,521,329</b>
<b>Fund Balances:</b>			
Nonspendable	615,605	-	-
Restricted	7,228,012	18,750,601	14,019,775
Committed	9,091,623	-	-
Assigned	590,815	-	-
Unassigned	19,374,873	-	-
<b>Total Fund Balances</b>	<b>36,900,928</b>	<b>18,750,601</b>	<b>14,019,775</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 41,084,204</b>	<b>\$ 20,986,272</b>	<b>\$ 17,113,621</b>

## CITY OF BREA

BALANCE SHEET  
GOVERNMENTAL FUNDS  
JUNE 30, 2016

	Other Governmental Funds	Total Governmental Funds
<b>Assets:</b>		
Cash and investments	\$ 14,048,411	\$ 54,834,305
Receivables:		
Accounts	1,217	732,340
Taxes	10,281	166,642
Notes and loans	1,961,167	20,637,548
Interest	-	1,489,168
Due from other funds	-	604,309
Due from other governments	255,903	9,878,297
Due from Successor Agency	-	113,405
Advances to other funds	-	615,605
Restricted assets:		
Cash and investments	-	6,120,004
Cash and investments with fiscal agents	-	269,453
<b>Total Assets</b>	<b>\$ 16,276,979</b>	<b>\$ 95,461,076</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>		
<b>Liabilities:</b>		
Accounts payable	\$ 37,126	\$ 2,638,743
Accrued liabilities	6,182	1,575,377
Unearned revenues	-	995,423
Deposits payable	-	427,742
Due to other funds	74,142	74,142
Due to other governments	1,748,167	1,855,592
Advances from other funds	24,227	24,227
Due to Successor Agency	-	254
<b>Total Liabilities</b>	<b>1,889,844</b>	<b>7,591,500</b>
<b>Deferred Inflows of Resources:</b>		
Unavailable revenues	55,324	3,866,461
<b>Total Deferred Inflows of Resources</b>	<b>55,324</b>	<b>3,866,461</b>
<b>Fund Balances:</b>		
Nonspendable	-	615,605
Restricted	14,410,982	54,409,370
Committed	-	9,091,623
Assigned	-	590,815
Unassigned	(79,171)	19,295,702
<b>Total Fund Balances</b>	<b>14,331,811</b>	<b>84,003,115</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 16,276,979</b>	<b>\$ 95,461,076</b>

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## CITY OF BREA

**RECONCILIATION OF THE BALANCE SHEET OF GOVERNMENTAL FUNDS  
TO THE STATEMENT OF NET POSITION  
JUNE 30, 2016**

Fund balances of governmental funds \$ 84,003,115

Amounts reported for governmental activities in the statement of net position are different because:

Capital assets net of depreciation have not been included as financial resources in governmental fund activity.

Capital assets	\$ 279,482,373	
Accumulated depreciation	<u>(112,315,109)</u>	167,167,264

Deferred outflows of resources reported for the pension plan for government-wide statements are as follows:

Pension contributions made subsequent to the measurement date	6,403,110	
Net difference between projected and actual earnings on pension plan investments	<u>9,367,527</u>	15,770,637

Long-term liabilities were not due and payable in the current period. Therefore, they were not reported in the governmental funds:

Lease revenue bonds long-term liabilities	(2,760,000)	
Capital leases payable	(4,503,972)	
Compensated absences	(2,447,867)	
Other post employment benefits obligation	<u>(5,652,602)</u>	(15,364,441)

Accrued interest payable for the current portion of interest due on Bonds has not been reported in the governmental funds. (94,436)

Governmental funds report all pension contributions as expenditures, however, in the the statement of net position, the excess of the total pension liability over the plan fiduciary net position is reported as a net pension liability. (82,531,270)

Deferred inflows of resources reported for the pension plan for government-wide statements are amortized over 4 years:

Differences between expected and actual experiences	2,232,003	
Changes in assumptions	3,466,651	
Net difference between projected and actual earnings on pension plan investments	<u>10,552,128</u>	(16,250,782)

Revenues reported as unavailable revenue in the governmental funds and recognized in the statement of activities. These are included in the intergovernmental revenues in the governmental fund activity. 3,866,461

Internal service funds are used by management to charge the costs of certain activities, such as equipment management and self-insurance, to individual funds. The assets and liabilities of the internal service funds must be added to the statement of net position. 5,338,216

**Net position of governmental activities \$ 161,904,764**

## CITY OF BREA

**STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016**

		Special Revenue Fund Low and Moderate Income	Capital Projects Fund  Capital Improvements
	General		
<b>Revenues:</b>			
Taxes	\$ 38,896,769	\$ -	\$ -
Licenses and permits	782,250	-	-
Intergovernmental	7,346,081	-	2,013,203
Charges for services	3,863,571	-	1,161,033
Investment income	736,385	41,252	307,197
Fines and forfeitures	630,420	-	-
Contributions	-	-	2,080
Rental income	1,403,685	-	-
Miscellaneous	2,678,722	36,101	38,784
<b>Total Revenues</b>	<b>56,337,883</b>	<b>77,353</b>	<b>3,522,297</b>
<b>Expenditures:</b>			
Current:			
General government	5,270,834	-	479,727
Public safety	32,555,433	-	-
Community development	2,833,357	259,787	-
Community services	7,048,955	-	-
Public works	5,241,976	-	-
Capital outlay	2,282,014	-	7,090,416
Debt service:			
Principal retirement	618,132	-	-
Interest and fiscal charges	420,772	-	-
<b>Total Expenditures</b>	<b>56,271,473</b>	<b>259,787</b>	<b>7,570,143</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	66,410	(182,434)	(4,047,846)
<b>Other Financing Sources (Uses):</b>			
Transfers in	1,050,000	-	3,328,333
Transfers out	(1,193,093)	-	-
Capital leases	1,952,104	-	-
<b>Total Other Financing Sources (Uses)</b>	<b>1,809,011</b>	<b>-</b>	<b>3,328,333</b>
Net Change in Fund Balances	1,875,421	(182,434)	(719,513)
Fund Balances, Beginning of Year	35,025,507	18,933,035	14,739,288
<b>Fund Balances, End of Year</b>	<b>\$ 36,900,928</b>	<b>\$ 18,750,601</b>	<b>\$ 14,019,775</b>

## CITY OF BREA

**STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016**

	<b>Other Governmental Funds</b>	<b>Total Governmental Funds</b>
<b>Revenues:</b>		
Taxes	\$ 1,629,540	\$ 40,526,309
Licenses and permits	-	782,250
Intergovernmental	1,175,887	10,535,171
Charges for services	426,848	5,451,452
Investment income	289,961	1,374,795
Fines and forfeitures	159,827	790,247
Contributions	-	2,080
Rental income	-	1,403,685
Miscellaneous	98,399	2,852,006
<b>Total Revenues</b>	<b>3,780,462</b>	<b>63,717,995</b>
<b>Expenditures:</b>		
Current:		
General government	477	5,751,038
Public safety	539,947	33,095,380
Community development	98,181	3,191,325
Community services	-	7,048,955
Public works	214,301	5,456,277
Capital outlay	-	9,372,430
Debt service:		
Principal retirement	-	618,132
Interest and fiscal charges	-	420,772
<b>Total Expenditures</b>	<b>852,906</b>	<b>64,954,309</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	2,927,556	(1,236,314)
<b>Other Financing Sources (Uses):</b>		
Transfers in	-	4,378,333
Transfers out	(1,633,788)	(2,826,881)
Capital leases	-	1,952,104
<b>Total Other Financing Sources (Uses)</b>	<b>(1,633,788)</b>	<b>3,503,556</b>
Net Change in Fund Balances	1,293,768	2,267,242
Fund Balances, Beginning of Year	13,038,043	81,735,873
<b>Fund Balances, End of Year</b>	<b>\$ 14,331,811</b>	<b>\$ 84,003,115</b>

**CITY OF BREA**

**RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS  
TO THE STATEMENT OF ACTIVITIES  
YEAR ENDED JUNE 30, 2016**

Net change in fund balances - total governmental funds \$ 2,267,242

Amounts reported for governmental activities in the statement of activities are different because:

Governmental funds report capital outlays as expenditures. However, in the statement of activities, the costs of those assets is allocated over their estimated useful lives as depreciation expense. This is the amount by which capital outlays exceeded depreciation in the current period.

Capital outlay	\$ 6,171,507	
Depreciation	(7,092,911)	
Disposals	<u>(19,179)</u>	(940,583)

The issuance of long-term debt (e.g., bonds, leases) provides current resources to governmental funds, while the repayment of long-term debt principal consumes the current financial resources of governmental funds. Issuance of bond principal is another financing source and repayment is an expenditure in the governmental funds, but the issuance increases long-term liabilities and the repayment reduces long-term liabilities in the statement of net position. Also, governmental funds report the effect of premiums, discounts and similar items when debt is first issued, whereas these amounts are amortized in the statement of activities.

Long-term debt issued:		
Capital lease	(1,952,104)	
Capital leases principal payments	<u>618,132</u>	(1,333,972)

Accrued interest for long-term liabilities. This is the net change in accrued interest for the current period. 3,786

Compensated absences expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds. (2,380)

Governmental funds report all contributions in relation to the annual required contribution (ARC) for OPEB as expenditures, however in the statement of activities only the ARC is an expense. (727,389)

Pension obligation expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds. 3,090,974

Revenues reported as unavailable revenue in the governmental funds and recognized in the statement of activities. These are included in the intergovernmental revenues in the governmental fund activity. (266,004)

Internal service funds are used by management to charge the costs of certain activities, such as equipment management and self-insurance, to individual funds. The net revenues (expenses) of the internal service funds is reported with governmental activities. 224,633

**Change in net position of governmental activities \$ 2,316,307**



## PROPRIETARY FUNDS

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### Business-type Activities

The ***Water Utility Fund*** is a Major Fund used to account for the operations of the City's water utility, which are operated in a manner similar to a private enterprise. The costs (expenses, including depreciation) of providing these services to the general public on a continuing basis are financed or recovered primarily through user charges.

The ***Sewer Utility Fund*** is a Major Fund used to account for the operations of the City's sewer distribution lines, which are operated in a manner similar to a private enterprise. The costs (expenses, including depreciation) of providing these services to the general public on a continuing basis are financed or recovered primarily through user charges.

### Non-Major Funds

Non-major proprietary funds are those proprietary funds which do not meet the criteria of a major fund. For reporting purposes in this section, they are combined together as Other Enterprise Funds.

### Governmental Activities

The ***Internal Service Funds*** are used to allocate the cost of providing goods and services by one department to other departments on a cost reimbursement basis.

## CITY OF BREA

STATEMENT OF NET POSITION  
PROPRIETARY FUNDS  
JUNE 30, 2016

	Business-Type Activities - Enterprise Funds				Governmental Activities- Internal Service Funds
	Water Utility	Sewer Utility	Other Enterprise Funds	Total	
<b>Assets:</b>					
Current:					
Cash and investments	\$ 7,072,923	\$ 1,929,192	\$ 1,014,993	\$ 10,017,108	\$ 5,811,938
Receivables:					
Accounts receivable	2,992,509	349,369	671,461	4,013,339	13,708
Due from other governments	-	-	359,891	359,891	-
Restricted:					
Cash and investments with fiscal agent	6,165,829	-	-	6,165,829	-
<b>Total Current Assets</b>	<b>16,231,261</b>	<b>2,278,561</b>	<b>2,046,345</b>	<b>20,556,167</b>	<b>5,825,646</b>
Noncurrent:					
Capital assets - net of accumulated depreciation	71,217,086	14,460,260	3,203	85,680,549	5,918,914
Other investments	15,606,946	-	-	15,606,946	-
Advances to other funds	-	-	-	-	1,440,795
<b>Total Noncurrent Assets</b>	<b>86,824,032</b>	<b>14,460,260</b>	<b>3,203</b>	<b>101,287,495</b>	<b>7,359,709</b>
<b>Total Assets</b>	<b>103,055,293</b>	<b>16,738,821</b>	<b>2,049,548</b>	<b>121,843,662</b>	<b>13,185,355</b>
<b>Deferred Outflows of Resources:</b>					
Deferred charge on refunding	819,020	-	-	819,020	-
Deferred pension related items	665,342	263,186	637,672	1,566,200	485,171
<b>Total Deferred Outflows of Resources</b>	<b>1,484,362</b>	<b>263,186</b>	<b>637,672</b>	<b>2,385,220</b>	<b>485,171</b>
<b>Total Assets &amp; Deferred Outflows of Resources</b>	<b>\$104,539,655</b>	<b>\$ 17,002,007</b>	<b>\$ 2,687,220</b>	<b>\$124,228,882</b>	<b>\$ 13,670,526</b>
<b>Liabilities:</b>					
Current:					
Accounts payable	\$ 1,642,692	\$ 39,279	\$ 214,175	\$ 1,896,146	\$ 561,385
Accrued liabilities	82,376	31,087	74,777	188,240	55,049
Accrued interest	1,408,029	-	-	1,408,029	5,079
Deposits payable	242,845	-	-	242,845	-
Due to other funds	-	-	530,167	530,167	-
Accrued compensated absences, due within one year	58,267	29,883	75,568	163,718	57,903
Accrued claims and judgments, due within one year	-	-	-	-	2,397,286
Bonds, notes, and capital leases, due within one year	1,425,000	-	-	1,425,000	160,784
<b>Total Current Liabilities</b>	<b>4,859,209</b>	<b>100,249</b>	<b>894,687</b>	<b>5,854,145</b>	<b>3,237,486</b>
Noncurrent:					
Advances from other funds	2,032,173	-	-	2,032,173	-
Accrued compensated absences, due in more than one year	19,422	9,961	25,188	54,571	19,301
Accrued claims and judgments, due in more than one year	-	-	-	-	1,823,634
Net pension liability	3,861,311	1,866,172	3,933,953	9,661,436	2,466,936
Bonds, notes, and capital leases, due in more than one year	51,900,495	-	-	51,900,495	168,315
<b>Total Noncurrent Liabilities</b>	<b>57,813,401</b>	<b>1,876,133</b>	<b>3,959,141</b>	<b>63,648,675</b>	<b>4,478,186</b>
<b>Total Liabilities</b>	<b>62,672,610</b>	<b>1,976,382</b>	<b>4,853,828</b>	<b>69,502,820</b>	<b>7,715,672</b>
<b>Deferred Inflows of Resources:</b>					
Deferred pension related items	1,070,904	519,346	1,092,272	2,682,522	682,355
<b>Total Deferred Inflows of Resources</b>	<b>1,070,904</b>	<b>519,346</b>	<b>1,092,272</b>	<b>2,682,522</b>	<b>682,355</b>
<b>Net Position:</b>					
Net investment in capital assets	18,710,611	14,460,260	3,203	33,174,074	5,589,815
Restricted for debt service	6,165,829	-	-	6,165,829	-
Unrestricted	15,919,701	46,019	(3,262,083)	12,703,637	(317,316)
<b>Total Net Position</b>	<b>40,796,141</b>	<b>14,506,279</b>	<b>(3,258,880)</b>	<b>52,043,540</b>	<b>5,272,499</b>
<b>Total Liabilities, Deferred Inflows of Resources and Net Position</b>	<b>\$104,539,655</b>	<b>\$ 17,002,007</b>	<b>\$ 2,687,220</b>	<b>\$124,228,882</b>	<b>\$ 13,670,526</b>
<b>Reconciliation of Net Position to the Statement of Net Position</b>					
Net Position per Statement of Net Position - Proprietary Funds				\$ 52,043,540	
Prior years' accumulated adjustment to reflect the consolidation of internal service funds activities related to the enterprise funds				(72,370)	
Current years' adjustments to reflect the consolidation of internal service activities related to enterprise funds				6,653	
<b>Net Position per Statement of Net Position</b>				<b>\$ 51,977,823</b>	

## CITY OF BREA

**STATEMENT OF REVENUES, EXPENSES  
AND CHANGES IN FUND NET POSITION  
PROPRIETARY FUNDS  
YEAR ENDED JUNE 30, 2016**

	<b>Business-Type Activities - Enterprise Funds</b>				<b>Governmental Activities- Internal Service Funds</b>
	<b>Water Utility</b>	<b>Sewer Utility</b>	<b>Other Enterprise Funds</b>	<b>Total</b>	
<b>Operating Revenues:</b>					
Charges for services	\$ 15,253,574	\$ 2,195,588	\$ 5,694,795	\$ 23,143,957	\$ 7,536,755
Connection fees	286,380	41,225	-	327,605	-
Miscellaneous	980,408	-	46,363	1,026,771	1,445,487
<b>Total Operating Revenues</b>	<b>16,520,362</b>	<b>2,236,813</b>	<b>5,741,158</b>	<b>24,498,333</b>	<b>8,982,242</b>
<b>Operating Expenses:</b>					
Personnel services	2,700,324	936,178	1,958,420	5,594,922	1,365,838
Maintenance and operation	1,293,134	227,242	2,708,761	4,229,137	3,527,849
Cost of purchased water	5,168,580	-	-	5,168,580	-
Claims and judgements	-	-	-	-	3,348,671
Depreciation expense	2,014,248	428,044	938	2,443,230	731,123
<b>Total Operating Expenses</b>	<b>11,176,286</b>	<b>1,591,464</b>	<b>4,668,119</b>	<b>17,435,869</b>	<b>8,973,481</b>
Operating Income (Loss)	5,344,076	645,349	1,073,039	7,062,464	8,761
<b>Nonoperating Revenues (Expenses):</b>					
Federal interest subsidy on debt	491,539	-	-	491,539	-
Intergovernmental	-	-	11,371	11,371	7,954
Interest revenue	255,095	38,815	9,604	303,514	119,730
Interest expense	(2,913,033)	-	-	(2,913,033)	(18,221)
Gain (loss) on disposal of capital assets	73,188	-	-	73,188	73,987
<b>Total Nonoperating Revenues (Expenses)</b>	<b>(2,256,372)</b>	<b>38,815</b>	<b>20,975</b>	<b>(2,196,582)</b>	<b>183,450</b>
Income (Loss) Before Transfers	3,087,704	684,164	1,094,014	4,865,882	192,211
Transfers in	-	-	-	-	238,250
Transfers out	(634,732)	(355,539)	(600,256)	(1,590,527)	(199,175)
Changes in Net Position	\$ 2,452,972	\$ 328,625	\$ 493,758	\$ 3,275,355	\$ 231,286
<b>Net Position:</b>					
Beginning of year	\$ 37,898,742	\$ 14,100,631	\$ (3,752,638)	\$ 48,246,735	\$ 4,523,186
Restatements	444,427	77,023	-	521,450	518,027
Beginning of year, as restated	38,343,169	14,177,654	(3,752,638)	48,768,185	5,041,213
Changes in Net Position	2,452,972	328,625	493,758	3,275,355	231,286
<b>End of Fiscal Year</b>	<b>\$ 40,796,141</b>	<b>\$ 14,506,279</b>	<b>\$ (3,258,880)</b>	<b>\$ 52,043,540</b>	<b>\$ 5,272,499</b>
<b>Reconciliation of Changes in Net Position to the Statement of Activities:</b>					
Changes in Net Position, per the Statement of Revenues, Expenses and Changes in Fund Net Position - Proprietary Funds				\$ 3,275,355	
Adjustment to reflect the consolidation of current fiscal year internal service funds activities related to enterprise funds				6,653	
<b>Changes in Net Position of Business-Type Activities per Statement of Activities</b>				<b>\$ 3,282,008</b>	

## CITY OF BREA

STATEMENT OF CASH FLOWS  
PROPRIETARY FUNDS  
YEAR ENDED JUNE 30, 2016

	Business-Type Activities - Enterprise Funds			Governmental Activities- Internal Service Funds
	Water Utility	Sewer Utility	Other Enterprise Funds	Total
<b>Cash Flows from Operating Activities:</b>				
Cash received from customers and users	\$ 15,799,115	\$ 2,231,562	\$ 5,700,572	\$ 23,731,249
Cash paid to suppliers for goods and services	(6,840,442)	(192,772)	(2,781,727)	(9,814,941)
Cash paid to employees for services	(2,901,779)	(994,835)	(2,100,837)	(5,997,451)
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>6,056,894</b>	<b>1,043,955</b>	<b>818,008</b>	<b>7,918,857</b>
<b>Cash Flows from Non-Capital Financing Activities:</b>				
Cash transfers out for noncapital financing activities	(634,732)	(355,539)	(600,256)	(1,590,527)
Cash transfers in for noncapital financing activities	-	-	-	238,250
Repayment from other funds	-	-	75,446	75,446
Advances received from other funds	-	-	-	572,498
Advances repaid to other funds	(807,482)	-	-	(807,482)
Grant subsidy	-	-	11,371	11,371
Federal interest subsidy on debt	491,539	-	-	491,539
<b>Net Cash Provided (Used) by Non-Capital Financing Activities</b>	<b>(950,675)</b>	<b>(355,539)</b>	<b>(513,439)</b>	<b>(1,819,653)</b>
<b>Cash Flows from Capital and Related Financing Activities:</b>				
Acquisition and construction of capital assets	(292,077)	(208,285)	-	(500,362)
Proceeds from sales of capital assets	73,188	-	-	73,188
Principal paid on capital debt	(1,315,000)	-	-	(1,315,000)
Interest paid on capital debt	(2,849,916)	-	-	(2,849,916)
<b>Net Cash Provided (Used) by Capital and Related Financing Activities</b>	<b>(4,383,805)</b>	<b>(208,285)</b>	<b>-</b>	<b>(4,592,090)</b>
<b>Cash Flows from Investing Activities:</b>				
Interest received	255,095	38,815	9,603	303,513
<b>Net Cash Provided (Used) by Investing Activities</b>	<b>255,095</b>	<b>38,815</b>	<b>9,603</b>	<b>303,513</b>
<b>Net Increase (Decrease) in Cash and Cash Equivalents</b>	<b>977,509</b>	<b>518,946</b>	<b>314,172</b>	<b>1,810,627</b>
Cash and Cash Equivalents at Beginning of Year	12,261,243	1,410,246	700,821	14,372,310
<b>Cash and Cash Equivalents at End of Year</b>	<b>\$ 13,238,752</b>	<b>\$ 1,929,192</b>	<b>\$ 1,014,993</b>	<b>\$ 16,182,937</b>
<b>Reconciliation of Operating Income to Net Cash Provided (Used) by Operating Activities:</b>				
Operating income (loss)	\$ 5,344,076	\$ 645,349	\$ 1,073,039	\$ 7,062,464
<b>Adjustments to reconcile operating income (loss) net cash provided (used) by operating activities:</b>				
Depreciation	2,014,248	428,044	938	2,443,230
(Increase) decrease in accounts receivable	(723,477)	(5,251)	(13,923)	(742,651)
(Increase) decrease in deposits receivable	-	-	-	-
(Increase) decrease in due from other governments	-	-	(26,663)	(26,663)
Increase (decrease) in accounts payable	(378,728)	34,470	(72,966)	(417,224)
Increase (decrease) in accrued liabilities	27,666	8,512	28,762	64,940
Increase (decrease) in deposits payable	2,230	-	-	2,230
Increase (decrease) in claims and judgments	-	-	-	-
Increase (decrease) in compensated absences	(57,774)	609	(6,958)	(64,123)
Increase (decrease) in net pension liability	(171,347)	(67,778)	(164,221)	(403,346)
<b>Total Adjustments</b>	<b>712,818</b>	<b>398,606</b>	<b>(255,031)</b>	<b>856,393</b>
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>\$ 6,056,894</b>	<b>\$ 1,043,955</b>	<b>\$ 818,008</b>	<b>\$ 7,918,857</b>
<b>Non-Cash Investing, Capital, and Financing Activities:</b>				
Amortization of bond discount and premium	\$ (76,469)	\$ -	\$ -	\$ (76,469)
Amortization of loss on refunding	163,804	-	-	163,804
Gain (loss) on other investments	(163,161)	-	-	(163,161)

## FIDUCIARY FUNDS

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**Agency Funds**, a type of Fiduciary Fund, are used to account for assets held by the City as an agent for other governmental entities, private organizations, or individuals.

**Private-Purpose Trust Fund**, a type of Fiduciary Fund, is used to account for assets held by the City as Successor Agency of the former Brea Redevelopment Agency.

## CITY OF BREA

STATEMENT OF FIDUCIARY NET POSITION  
 FIDUCIARY FUNDS  
 JUNE 30, 2016

	Agency Funds	Private- Purpose Trust Fund Successor Agency of the Former RDA
<b>Assets:</b>		
Cash and investments	\$ 4,460,921	\$ 1,159,693
Receivables:		
Accounts	19,111	-
Taxes	11,899	-
Accrued interest	-	149,454
Deferred loans	-	2,100,867
Due from other governments	60,756	426,000
Due from City	-	254
Land held for resale	-	2,244,117
Prepaid insurance	-	192,000
Restricted assets:		
Cash and investments with fiscal agents	1,474,841	32,156,756
Capital assets:		
Capital assets, not being depreciated	-	944,392
<b>Total Assets</b>	<b>\$ 6,027,528</b>	<b>39,373,533</b>
<b>Deferred Outflows of Resources:</b>		
Deferred charge on refunding		1,334,921
<b>Total Deferred Outflows of Resources</b>		<b>1,334,921</b>
<b>Liabilities:</b>		
Accounts payable	\$ 223,353	399,657
Accrued liabilities	538,920	-
Accrued interest	-	2,823,666
Due to other governments	19,111	-
Due to City	-	113,405
Due to external parties/other agencies	5,246,144	-
Long-term liabilities:		
Due in one year	-	9,205,000
Due in more than one year	-	165,572,862
<b>Total Liabilities</b>	<b>\$ 6,027,528</b>	<b>178,114,590</b>
<b>Net Position:</b>		
Held in trust for other purposes		(137,406,136)
<b>Total Net Position</b>		<b>\$ (137,406,136)</b>

## CITY OF BREA

STATEMENT OF CHANGES IN FIDUCIARY NET POSITION  
 FIDUCIARY FUNDS  
 YEAR ENDED JUNE 30, 2016

	Private-Purpose Trust Fund Successor Agency of the Former RDA
<b>Additions:</b>	
Taxes	\$ 17,479,764
Interest and change in fair value of investments	229,470
Rental income	418,083
Miscellaneous	15,028
<b>Total Additions</b>	<b>18,142,345</b>
<b>Deductions:</b>	
Administrative expenses	447,710
Contractual services	32,079
Interest expense	8,241,836
Contributions to other governments	13,916
Pass through agreement payments	1,506,944
Project expenditures	394,980
<b>Total Deductions</b>	<b>10,637,465</b>
<b>Changes in Net Position</b>	<b>7,504,880</b>
<b>Net Position:</b>	
Beginning of the year	(144,911,016)
<b>End of the Year</b>	<b>\$ (137,406,136)</b>

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**NOTES TO THE BASIC FINANCIAL STATEMENTS  
FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies**

The financial statements of the City of Brea, California (City) have been prepared in conformity with generally accepted accounting principles (GAAP) as applied to government units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The significant accounting policies of the City of Brea are described below.

**a. Description of the Reporting Entity**

The City of Brea was incorporated on February 23, 1917, under the general laws of the State of California. The City operates under the Council-Manager form of government and provides the following services: public safety (police and fire), highways and streets, cultural recreation, public improvements, planning and zoning, and general administrative services.

The accounting policies of the City conform to accounting principles generally accepted in the United States of America as applicable to governments.

As required by accounting principles generally accepted in the United States of America, these financial statements present the City of Brea and its component units, entities for which the City is considered to be financially accountable. The City is considered to be financially accountable for an organization if the City appoints a voting majority of that organization's governing body and the City is able to impose its will on that organization, or there is a potential for that organization to provide specific financial benefits to or impose specific financial burdens on the City. The City is also considered to be financially accountable for an organization if that organization is fiscally dependent (i.e., it is unable to adopt its budget, levy taxes, set rates or charges, or issue bonded debt without approval from the City). In certain cases, other organizations are included as component units if the nature and significance of their relationship with the City are such that their exclusion would cause the City's financial statements to be misleading or incomplete.

Based upon the above criteria, the component units of the City are the Brea Public Financing Authority, the Brea Community Benefit Financing Authority and the Midbury Assessment Authority.

Since City Council serves as the governing board for these component units, all of the City's component units are considered to be blended component units. Blended component units, although legally separate entities, are in substance, part of the City's operations, so data from these units is combined therein. A brief description of each component unit follows:

**City of Brea Public Financing Authority**

The City of Brea Public Financing Authority was created by a joint exercise of joint powers agreement between the City of Brea and the former Redevelopment Agency of the City of Brea on November 17, 1987. In April 1988, the Brea-Olinda Unified School District became an associate member of the Authority. The purpose of the Authority is to provide, through the issuance of debt, financing necessary for various capital improvements. The Authority is administered by the Board who are the members of the City Council and the Mayor. The Authority's primary source of income will be installment sale, loan and lease payments received from the City and

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

the Successor Agency to the former Brea Redevelopment Agency, which will be used to meet the debt service requirements on debt issues. The Authority does not have taxing power. Separate financial statements are not prepared for the City of Brea Public Financing Authority.

**Brea Community Benefit Financing Authority**

The Brea Community Benefit Financing Authority was created by a joint exercise of joint powers agreement between the City of Brea and the Industrial Development Authority of the City of Brea on July 22, 2014. The purpose of the Authority is to provide, through the issuance of debt, financing for various capital improvements. The Authority is administered by the Board who are the members of the City Council and the Mayor. The Authority's primary source of income will be installment sale, loan, and lease payments from the City, which will be used to meet the debt service requirements on debt issues. Separate financial statements are not prepared for the Brea Community Benefit Financing Authority.

**Midbury Assessment Authority**

The Midbury Assessment Authority was created by a joint exercise of joint powers agreement between the City of Brea, Los Angeles County, and Orange County on May 18, 1999. The purpose of the authority is to provide a means for each party to the agreement to contribute money to street improvement projects, to form an assessment district and to levy an assessment to finance the balance of the projects. The Authority is administered by the Board who are the members of the City Council and the Mayor. The Authority's primary source of income will be from new assessments that result in additional taxes. Separate financial statements are not prepared for the Midbury Assessment Authority.

**b. Government-Wide and Fund Financial Statements**

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the nonfiduciary activities of the primary government and its component units. All fiduciary activities are reported only in the fund financial statements. For the most part, the effect of interfund activity has been removed from these statements. Governmental activities, which normally are supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. Direct expenses are those that are clearly identifiable with a specific function or segment. Program revenues include: 1) charges to customers or applicants who purchase, use or directly benefit from goods, services or privileges provided by a given function or segment, and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Separate financial statements are provided for governmental funds, proprietary funds and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

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Note 1: Summary of Significant Accounting Policies (Continued)

c. Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting, as are the proprietary fund financial statements. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

The fund financial statements provide information about the government's funds, including its fiduciary funds and blended component units. Separate statements for each fund category – governmental, proprietary, and fiduciary – are presented.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period, with the exception of sales tax revenue, which are considered available if collected within 90 days of year end. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences and claims and judgments, are recorded only when payment is due.

Property taxes, franchise taxes, licenses and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of special assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the government.

The City's fiduciary funds consist of agency funds and a private purpose trust fund. Agency funds are custodial in nature (assets equal liabilities) and do not involve measurement of results of operations. Private purpose trust funds are accounted for using the "*economic resources*" measurement focus and the accrual basis of accounting. Under the accrual basis of accounting, revenues are recognized in the period in which they are earned while expenses are recognized in the period in which the liability is incurred.

The City reports the following major governmental funds:

- The **General Fund** is the City's primary operating fund. It accounts for all general revenues of the City not specifically levied or collected for other City funds, and for expenditures related to the rendering of general services by the City. The General Fund is used to account for all resources not required to be accounted for in another fund.
- The **Low and Moderate Income Housing Asset Fund** accounts for the housing assets as a result of the dissolution of the former Brea Redevelopment Agency. Resources generated from these assets are to be used for low to moderate income housing purposes.

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

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**Note 1: Summary of Significant Accounting Policies (Continued)**

- The **Capital Improvements Capital Projects Fund** accounts for the costs of constructing street improvements, parks and other public improvements not normally included within the other Capital Projects Funds. Financing is provided by federal, state and county grant revenues and interfund transfers from the General Fund, and Special Revenue Funds.

The City reports the following major proprietary funds:

- The **Water Utility Fund** accounts for the City's water utility operations, which are financed and operated in a manner similar to a private enterprise. The cost (expenses, including depreciation) of providing these services to the general public on a continuing basis is financed or recovered primarily through user charges.
- The **Sewer Utility Fund** accounts for the operations of the City's sewer distribution lines, which are operated in a manner similar to a private enterprise. The costs (expenses, including depreciation) of providing these services to the general public on a continuing basis are financed or recovered primarily through user charges.

Additionally, the City reports the following fund types:

- **Internal Service Funds** account for financial transactions related to repairs, replacement, and maintenance of City-owned buildings and vehicles and to account for the City's self-insurance programs. These services are provided to other departments or agencies of the City on a cost reimbursement basis.
- **Agency Funds** account for assets held by the City in a custodial capacity as a trustee or as an agent. These assets include deposits from assessment district's property owners. Agency funds are custodial in nature (assets equal liabilities) and do not involve measurement of results of operations.
- **Private-Purpose Trust Fund** accounts for the assets and liabilities of the former redevelopment agency and the allocated revenue to pay estimated installment payments of enforceable obligations until the obligations of the former redevelopment agency are paid in full and assets have been liquidated.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. Residual net position balances in internal service funds are allocated back to the governmental and enterprise funds that they originally charged.

Amounts reported as program revenues include: 1) charges to customers or applicants for goods, services or privileges provided, 2) operating grants and contributions, and 3) capital grants and contributions, including special assessments. Internally dedicated resources are reported as general revenues rather than as program revenues. Likewise, general revenues include all taxes.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

The principal operating revenues of the Enterprise Funds and of the Internal Service Funds are charges to customers for sales and services. Operating expenses for Enterprises Funds and Internal Service Funds include the cost of sales and services, administrative expenses and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

**d. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position**

**Cash and Investments**

Cash includes demand deposits, certificates of deposits and savings account balances. The California Government Code and the City of Brea's investment policy permit the City of Brea to invest in various instruments and pools. Investments are reported in the accompanying balance sheet at fair value, except for investment contracts that are reported at cost because they are not transferable and they have terms that are not affected by changes in market interest rates. The State Treasurer's Investment Pool operates in accordance with appropriate state laws and regulations. The reported value of the pool is the same as the fair value of the pool shares.

The City reports its investments at fair value in the balance sheet according to GASB Statement No. 31, *Accounting and Financial Reporting for Certain Investments and for External Investment Pools*. Interest earnings, realized gains and losses and, changes in the fair value of investments are recognized as revenue from the use of money and property in the operating statement.

The City pools cash and investments of all funds except for assets held by fiscal agents. Each fund's share in this pool is displayed in the accompanying financial statements as cash and investments. Investment income earned by the pooled investments is allocated to the various funds based on each fund's average cash and investment balance.

For purposes of the statement of cash flows, cash equivalents are defined as short-term, highly liquid investments that are both readily convertible to known amounts of cash or so near their maturity that they present insignificant risk of changes in value because of changes in interest rates. Cash equivalents also represent the proprietary funds' share in the cash and investment pool of the City of Brea. Cash equivalents have an original maturity date of three months or less from the date of purchase. For financial statement presentation purposes, cash and cash equivalents are shown as both restricted and unrestricted cash.

**Restricted Cash and Investments**

Certain proceeds of debt issues, as well as certain resources set aside for their repayment, are classified as restricted assets on the balance sheet because their use is limited by applicable bond covenants. In addition, funds have been restricted for future capital improvements by City resolution.

**Receivables and Payables**

Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year are referred to as either "due to/from other funds" (i.e., the current portion of interfund loans) or "advances to/from other funds" (i.e., the non-current portion of interfund loans). All other outstanding balances

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

between funds are reported as "due to/from other funds." Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as "internal balances."

The amounts recorded as a receivable due from other governments include sales taxes, property taxes and grant revenues collected or provided by federal, state, County and City governments and unremitted to the City as of June 30, 2016. The County of Orange assesses bills and collects property taxes for the City.

All trade and tax receivables are shown net of an allowance for uncollectibles.

**Prepaid Items**

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

**Inventories**

Inventories of materials and supplies are carried at cost. The City records inventory using a first-in-first-out (FIFO) basis and the consumption method.

**Land Held for Resale**

The former Brea Redevelopment Agency has acquired land as part of its primary purpose to develop blighted properties. The Successor Agency to the former Brea Redevelopment Agency records these parcels as land held for resale in its financial statements. The property is being carried at cost or, if lower, the estimated net realizable value upon entering into an agreement to sell the property. Values recorded on the balance sheet are net of allowances for decline in value.

**Capital Assets**

Capital assets, which include property, plant, equipment, intangible assets and infrastructure assets (e.g., roads, bridges, sidewalks and similar items), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets and infrastructure are defined by the City as assets with an initial, individual cost of more than \$5,000 and \$100,000 respectively (amount not rounded) and an estimated useful life in excess of four years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market value at the date of donation. The City elected to use the Basic Approach as defined by GASB Statement No. 34 for infrastructure reporting.

The costs of normal maintenance and repairs that do not add to the value of the assets or materially extend assets lives are not capitalized.



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

Major outlays for capital assets and improvements are capitalized as projects are constructed. Interest incurred during the construction phase of capital assets of business-type activities is included as part of the capitalized value of the assets constructed. The amount of interest to be capitalized is calculated by offsetting interest expense incurred from the date of the borrowing until completion of the project with interest earned on invested proceeds over the same period.

Property, plant and equipment of the primary government and its component units are depreciated using the straight-line method over the following estimated useful lives:

Asset	Years
Buildings	40 - 50
Computers	4 - 5
Equipment	4 - 10
Improvements	10 - 50
Infrastructure	40 - 50
Software	5 - 10
Vehicles	2 - 10

**Deferred Outflows/Inflows of Resources**

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/ expenditure) until then. The City has two items that qualify for reporting in this category. One is deferred charges on refunding reported in the government-wide statement of net position and the proprietary funds statement of net position. Deferred charges on refunding results from the difference in the carrying value of refunded debt and its reacquisition price. This amount is deferred and amortized over the shorter of the life of the refunded or refunding debt. The other item is deferred pension related items reported in the government-wide statement of net position and the proprietary funds statement of net position. The City reports deferred outflows of resources for pension contributions made after the actuarial measurement date, this amount is deferred and will be expensed in the following fiscal year, and deferred outflows of resources for the net difference between projected and actual earning on pension plan, this amount will be amortized over a five-year period on a straight-line basis.

In addition to liabilities, the balance sheet or statement of net position reports a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The City has two types of items. The item, unavailable revenue, which arises only under a modified accrual basis of accounting qualifies for reporting in this category. Accordingly, unavailable revenue, is reported only in the governmental funds balance sheet. These amounts are deferred and recognized as an inflow of resources in the period the amounts become available. The other item is deferred pension related items reported in the government-wide statement of net position and the proprietary funds statement of net position. This amount is the result of the net difference between projected and actual earnings on pension plan

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

investments and is being amortized over a five-year period on a straight-line basis. Deferred pension related items also include differences between expected and actual experience and changes in assumptions. These will be recognized as pension expense over the expected average remaining service lifetime.

**Compensated Absences**

It is the government's policy to permit employees to accumulate earned but unused vacation and sick benefits. Permanent City employees earn from 10 to 20 vacation days a year, depending upon their length of employment, and 12 sick days a year. Employees can carry forward unused sick leave indefinitely. Upon termination or retirement, permanent employees are entitled to receive compensation at their current base salary for all unused vacation leave. Any unused sick leave is forfeited upon termination of employment. All vacation pay is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured, for example, as a result of employee resignations and retirements.

**Long-Term Obligations**

In the government-wide financial statements, proprietary fund types in the fund financial statements and in the fiduciary funds financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, proprietary fund type statement of net position, or the statement of fiduciary net position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the effective interest method. Bonds payable are reported net of the applicable bond premium or discount.

In the fund financial statements, governmental fund types recognize bond premiums and discounts during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses.

**Claims and Judgments**

The City records a liability for litigation, judgments and claims when it is probable that an asset has been impaired or a liability has been incurred prior to year-end and the probable amount of loss (net of any insurance coverage) can be reasonably estimated. This liability is recorded in the Internal Service Funds that account for the City's self-insurance activities.

**Net Pension Liability**

For purposes of measuring the net pension liability, deferred outflows and inflows of resources related to pensions, and pension expense, information about the fiduciary net position and additions to/deductions from the fiduciary net position have been determined on the same basis as they are reported by the CalPERS Financial Office. For this purpose, benefit payments (including refunds of employee contributions) are recognized when currently due and payable in accordance with the benefit terms. Investments are reported at fair value. CalPERS audited financial statements are publicly available reports that can be obtained at CalPERS' website under Forms and Publications.



NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

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**Note 1: Summary of Significant Accounting Policies (Continued)**

**Fund Balances**

In the governmental fund financial statements, fund balances are classified as follows:

Nonspendable Fund Balance – This amount indicates the portion of funds balances which cannot be spent because they are either not in spendable form such as prepaid items, inventories, land held for resale or loans/notes receivable, or legally or contractually required to be maintained intact, such as the principal portion of an endowment. Only the general fund may report nonspendable fund balance for long-term interfund receivables and land held for resale.

Restricted Fund Balance – This amount indicates the portion of fund balances which has been restricted a) externally imposed by creditors (such as through debt covenants), grantors, contributors, or laws or regulations of other governments; or b) imposed by law through constitutional provisions or enabling legislation. Long-term interfund receivables and land held for resale in governmental funds other than the general fund are included within restricted fund balance.

Committed Fund Balance – This amount indicates the portion of fund balances which can only be used for specific purposes pursuant to formal resolution of the City Council.

Assigned Fund Balance – This amount indicates the portion of fund balances which is constrained by the City's intent to be used for specific purpose, but is neither restricted nor committed. The Administrative Services Director is authorized to determine and define the amount of assigned fund balances, which was established by City Council through resolution.

Unassigned Fund Balance – This amount indicates the portion of fund balances that do not fall into one of the above categories. The General Fund is the only City fund that can report a positive unassigned fund balance.

The City Council, as the City's highest level of decision-making authority, may commit fund balance for specific purposes pursuant to the adoption of a resolution. These committed amounts cannot be used for any other purpose unless the City Council removes or changes the specified use through the adoption of another resolution. City Council action to commit fund balance needs to occur within the fiscal reporting period; however, the amount can be determined subsequently.

**Fund balance flow assumptions**

Sometimes the government will fund outlays for a particular purpose from both restricted and unrestricted resources (the total of committed, assigned, and unassigned fund balance). In order to calculate the amounts to report as restricted, committed, assigned, and unassigned fund balance in the governmental fund financial statements a flow assumption must be made about the order in which the resources are considered to be applied. It is the government's policy to consider restricted fund balance to have been depleted before using any of the components of unrestricted fund balance. Further, when the components of unrestricted fund balance can be used for the same purpose, committed fund balance is depleted first, followed by assigned fund balance. Unassigned fund balance is applied last.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 1: Summary of Significant Accounting Policies (Continued)**

**Net Position**

In the governmental-wide financial statements and proprietary fund financial statements, net position is classified as follows:

Net Investment in Capital Assets – This amount consists of capital assets net of accumulated depreciation and reduced by outstanding debt that is attributed to the acquisition, construction, or improvement of the assets.

Restricted Net Position – This amount is restricted by external creditors, grantors, contributors, or laws or regulations of other governments.

Unrestricted Net Position – This amount is all net position that do not meet the definition of “net investment in capital assets” or “restricted net position.”

**Net position flow assumption**

Sometimes the government will fund outlays for a particular purpose from both restricted (e.g., restricted bond or grant proceeds) and unrestricted resources. In order to calculate the amounts to report as restricted – net position and unrestricted – net position in the government-wide and proprietary fund financial statements, a flow assumption must be made about the order in which the resources are considered to be applied. It is the government’s policy to consider restricted – net position to have been depleted before unrestricted – net position is applied.

**e. Property Tax**

Property tax revenue is recognized on the modified accrual basis, that is, in the fiscal year for which the taxes have been levied providing they become available. Available means when due, or past due and receivable within the current period and collected within the current period or expected to be collected soon enough thereafter to be used to pay liabilities of the current period. The County of Orange collects property taxes for the City. Tax liens attach annually as of 12:01 A.M. on the first day in January the preceding fiscal year for which the taxes are levied. Taxes are levied on both real and personal property, as it exists on that date. The tax levy covers the fiscal period July 1 to June 30. All secured personal property taxes and one-half of the taxes on real property are due November 1; the second installment is due February 1. All taxes are delinquent, if unpaid, on December 10 and April 10, respectively. Unsecured personal property taxes become due on the first of March each year and are delinquent, if unpaid, on August 31.

**f. Use of Estimates**

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosures of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 1: Summary of Significant Accounting Policies (Continued)****g. Effect of New Accounting Standards**

During the fiscal year ended June 30, 2016, the City implemented the following Governmental Accounting Standards Board (GASB) standards:

GASB Statement No. 72 – *Fair Value Measurement and Application*. This Statement addresses accounting and financial reporting issues related to fair value measurements. The definition of fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. This Statement provides guidance for determining a fair value measurement for financial reporting purposes. This Statement also provides guidance for applying fair value to certain investments and disclosures related to all fair value measurements. The requirements of this Statement are effective for financial statement for reporting periods beginning after June 15, 2015.

**Note 2: Stewardship, Compliance and Accountability****a. Deficit Fund Balances or Net Position**

The following nonmajor funds have a deficit at June 30, 2016:

Community Development Block Grant	\$ 59,743
Midbury	19,428
Sanitation	2,418,054
Information Technology External Support	1,100,535

For the Community Development Block Grant fund and the Midbury fund, the City expects to eliminate these deficits with anticipated future revenues from grants, special assessments and fee for services. For the Sanitation and Information Technology External Support funds, the fund balance deficits are the result of the implementation of GASB statement No. 68 in the prior year.

At June 30, 2016, the Successor Agency of the Former RDA had a deficit net position amount of \$137,406,136. The deficit balance will be eliminated with future property tax revenue.

**Note 3: Cash and Investments**

As of June 30, 2016, cash and investments are classified in the accompanying financial statements as follows:

	Statement of Net Position	Statement of Fiduciary Net Position	Total
Cash and Investments	\$ 70,663,351	\$ 5,620,614	\$ 76,283,965
Restricted assets:			
Cash and Investments	6,120,004	-	6,120,004
Cash and Investments with Fiscal Agents	6,435,282	33,631,597	40,066,879
Total Cash and Investments	<u>\$ 83,218,637</u>	<u>\$ 39,252,211</u>	<u>\$ 122,470,848</u>

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 3: Cash and Investments (Continued)**

Cash and investments as of June 30, 2016, consist of the following:

Cash on Hand	\$ 5,534
Deposits with Financial Institutions	3,639,228
Investments	72,639,203
Restricted Cash and Investments	6,120,004
Cash and Investments with Fiscal Agent	40,066,879
Total Cash and Investments	<u>\$ 122,470,848</u>

The City of Brea maintains a cash and investment pool that is available for use for all funds. Each fund type's position in the pool is reported on the combined balance sheet as cash and investments. The City has adopted an investment policy, which authorizes it to invest in various investments.

**a. Cash Deposits**

The carrying amount of the City's cash deposits was \$3,639,228 at June 30, 2016. Bank balances were \$4,026,614 at that date. The \$387,386 difference represents outstanding checks and other reconciling items. The total amount of which was collateralized or insured with securities held by the pledging financial institutions in the City's name as discussed below:

The California Government Code requires California banks and savings and loan associations to secure a City's deposits by pledging government securities with a value of 110% of a City's deposits. California law also allows financial institutions to secure a City's deposits by pledging first trust deed mortgage notes having a value of 150% of a City's total deposits. The City Treasurer may waive the collateral requirement for deposits that are fully insured up to \$250,000 by the FDIC. The collateral for deposits in federal and state chartered banks is held in safekeeping by an authorized Agent of Depository recognized by the State of California Department of Banking. The collateral for deposits with savings and loan associations is generally held in safekeeping by the Federal Home Loan Bank in San Francisco, California as an Agent of Depository. These securities are physically held in an undivided pool for all California public agency depositors. Under Government Code Section 53655, the placement of securities by a bank or savings and loan association with an "Agent of Depository" has the effect of perfecting the security interest in the name of the local governmental agency. Accordingly, all collateral held by California Agents of Depository are considered to be held for, and in the name of, the local governmental agency.

**b. Investments**
Investments Authorized by the California Government Code and the City's Investment Policy

Funds of the City, other than bond proceeds and cash deposits held in restricted accounts, may be invested in any instrument allowable under current legislation of the State of California (Government Code Section 53600 et sec.) so long as the investment is appropriate and consistent with the City's investment policy. The following investments are authorized:

- U.S. Treasury Obligations (Bills, Notes and Bonds)

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 3: Cash and Investments (Continued)**

- U.S. Government Agency Securities and Instrumentalities of Government Sponsored Corporations, including a maximum of 5% in callable bonds issued by such agencies
- Banker's Acceptances
- Commercial Paper
- Repurchase Agreements
- Certificates of Deposit
- Negotiable Certificates of Deposit
- Passbook Savings Accounts
- Interest Bearing Investment Accounts
- Medium Term Corporate Notes
- Bank Money Market Accounts
- Local Agency Investment Fund (State Pool)
- County of Orange Investment Fund (County Pool)
- Other investments that are, or may become, legal investments through the State of California Government Code
- Preferred stock/common stock of a private mutual water company

Provisions of Government Code Section 53601 are to be adhered to at all times. This includes, but is not limited to, the following restrictions:

- Bankers Acceptances cannot exceed 40% of the portfolio nor exceed 180 days;
- Commercial Paper cannot exceed 25% of the portfolio. Commercial Paper must be rated P-1 (Moody's), A-1 (Standard & Poor's) and cannot exceed 270 days;
- Money Market Funds cannot exceed 20% of the portfolio;
- Medium Term Corporate Notes cannot exceed 30% of the portfolio and must carry a minimum A rating;
- Pass-through securities including Collateralized Mortgage Obligations cannot exceed 20% of the portfolio and must pass the Federal Financial Institution Examination Council (FFIEC) liquidity test;
- Asset Backed Securities are limited to a maximum of 5% of the portfolio at time of purchase, maximum maturity of 5 years, must be rated AA or higher
- Additionally, the City will use the guidelines established by the joint committee of the California Municipal Treasurers Association and the California Society of Municipal Finance Officers as the basis for investing in government investment pools.

For purposes of complying with legal investment limitations, the percentage referenced in the preceding paragraph refers to the maturity value of the portfolio at the time of purchase.

Prohibited Investments

The City does not invest any funds in derivatives, inverse floaters, range notes, or interest-only strips that are derived from a pool of mortgages. The City does not invest any funds in any security that could result in a zero interest accrual if held to maturity.

Investments Authorized by Debt Agreements

The above investments do not address investment of debt proceeds held by a bond trustee. Investments of debt proceeds held by a bond trustee are governed by provisions of the debt agreements rather than the general provisions of the California Government Code or the City's investment policy.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 3: Cash and Investments (Continued)**

Investments in State Investment Pool

The City is a voluntary participant in the California Local Agency Investment Fund (LAIF) that is regulated by California Government Code Section 16429 under the oversight of the Treasurer of the State of California. LAIF is overseen by the Local Agency Investment Advisory Board, which consists of five members, in accordance with State statute. The State Treasurer's Office audits the fund annually. The fair value of the position in the investment pool is the same as the value of the pool shares.

Investments in Restricted Cash

The City has invested its restricted cash from its Employee Benefits Fund Pension Plan in various investments. In January 2016, the City adopted an investment policy for the pension plan. The following investments are authorized:

- Debt obligations of the U.S. Government, its agencies, and Government Sponsored Enterprises
- Mortgage-Backed Securities
- Asset Backed Securities
- Collateralized Mortgage Obligations
- Commercial Mortgage-Backed Securities
- Corporate debt securities issued by U.S. or foreign entities including, but not limited to, limited partnerships, equipment trust certificates and enhanced equipment trust certificates

The portfolio will maintain a minimum weighted average quality of A- at all times. Individual securities shall have a minimum quality rating of Baa3 by Moody's or BBB- by Standard & Poor's (S&P).

GASB Statement No. 31

The City adopted GASB Statement No. 31, *Accounting and Financial Reporting for certain investments and for External Investment Pools*, as of July 1, 1997. GASB Statement No. 31 establishes fair value standards for investments in participating interest earning investment contracts, external investment pools, equity securities, option contracts, stock warrants and stock rights that have readily determinable fair values.

Accordingly, the City reports its investments at fair value in the balance sheet. All investment income, including changes in the fair value of investments, is recognized as revenue in the operating statement.

**c. Risk Disclosures**

Disclosures Relating to Credit Risk

Generally, credit risk is the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Presented below is the minimum rating required by (where applicable) the California Government Code, the City's investment policy, or debt agreements, and the actual rating as of year-end for each investment type.

CITY OF BREA

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

Note 3: Cash and Investments (Continued)

Investment Type	Minimum legal rating	Not Rated	Rating as of Year-End			
			AAA	AA+	AA-	AA
U.S. Treasury obligations	N/A	\$ -	\$ -	\$ 15,862,495	\$ -	\$ -
U.S. government sponsored enterprise securities	N/A	-	-	28,233,128	-	-
Corporate bonds	A	1,347,700	1,799,747	1,639,153	3,709,667	1,110,155
Money market mutual funds	N/A	38,523	-	-	-	-
Asset backed securities	AA	1,520,819	1,234,154	-	-	-
Commercial paper	A	1,197,147	-	-	-	-
California local agency investment fund	N/A	8,654,090	-	-	-	-
Restricted Cash and Investments						
Corporate bonds	N/A	-	-	425,398	212,412	-
Money market mutual funds	N/A	4,403,844	-	-	-	-
Cash and investments with fiscal agents:						
Money market mutual funds	N/A	30,005,946	-	-	-	-
U.S. Treasury obligations	N/A	-	-	2,619,807	-	-
U.S. government sponsored enterprise securities	N/A	-	-	7,441,126	-	-
Total		\$ 47,168,069	\$ 3,033,901	\$ 56,221,107	\$ 3,922,079	\$ 1,110,155

Investment Type	Minimum legal rating	Rating as of Year-End				Total Market Value
		A+	A	BBB+	BBB	
U.S. Treasury obligations	N/A	\$ -	\$ -	\$ -	\$ -	\$ 15,862,495
U.S. government sponsored enterprise securities	N/A	-	-	-	-	28,233,128
Corporate bonds	A	3,574,143	2,718,282	-	-	15,898,847
Money market mutual funds	N/A	-	-	-	-	38,523
Asset backed securities	AA	-	-	-	-	2,754,973
Commercial paper	A	-	-	-	-	1,197,147
California local agency investment fund	N/A	-	-	-	-	8,654,090
Restricted Cash and Investments						
Corporate bonds	N/A	206,216	529,841	232,926	109,367	1,716,160
Money market mutual funds	N/A	-	-	-	-	4,403,844
Cash and investments with fiscal agents:						
Money market mutual funds	N/A	-	-	-	-	30,005,946
U.S. Treasury obligations	N/A	-	-	-	-	2,619,807
U.S. government sponsored enterprise securities	N/A	-	-	-	-	7,441,126
Total		\$ 3,780,359	\$ 3,248,123	\$ 232,926	\$ 109,367	\$ 118,826,086

Custodial Credit Risk

The custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover deposits or will not be able to recover collateral securities that are in the possession of an outside party. The custodial credit risk for investments is the risk that, in the event of the failure of the counterparty to a transaction, a government will not be able to recover the value of investment or collateral securities that are in the possession of an outside party. The City uses a third party investment manager to manage their investments. The third party investment manager has authority from City Council to execute purchases and sales of investments according to the parameters in their investment policy without the approval of management.



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 3: Cash and Investments (Continued)**Concentration of Credit Risk

The City's investment policy imposes restrictions for certain types of investments with any one issuer. In addition, GASB 40 requires a separate disclosure if any single issuer comprises more than 5% of the total investment value.

Investments in any one issuer that represents 5% or more of the total City's investments are as follows:

Issuer	Investment Type	Amount
FHLB	U.S. Government Sponsored Enterprise Securities	\$ 10,733,666
FHLMC	U.S. Government Sponsored Enterprise Securities	9,688,857
FNMA	U.S. Government Sponsored Enterprise Securities	13,674,528

Interest Rate Risk

The City's investment policy limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. The City's investment policy states that at least 25% of the City's portfolio will mature in one year or less. The only exception to these maturity limits will be the investment for the bond proceeds for the Reserve Fund, and funded/ capitalized interest fund. The City has elected to use the segmented time distribution method of disclosure for its interest rate risk.

As of June 30, 2016, the City had the following investments and original maturities:

	Investment Maturities (in Years)				Total Market Value
	12 months or less	13 to 24 Months	25 to 60 Months	More than 60 Months	
U.S. Treasury obligations	\$ -	\$ 2,559,368	\$ 13,303,127	\$ -	\$ 15,862,495
U.S. government sponsored enterprise securities	6,469,667	6,333,224	15,430,237	-	28,233,128
Corporate bonds	-	5,687,122	10,211,725	-	15,898,847
Money market mutual funds	38,523	-	-	-	38,523
Asset backed securities	-	1,241,908	1,513,065	-	2,754,973
Commercial Paper	1,197,147	-	-	-	1,197,147
California local agency investment fund	8,654,090	-	-	-	8,654,090
Restricted cash and investments:					
Corporate bonds	-	-	844,026	872,134	1,716,160
Money market mutual funds	4,403,844	-	-	-	4,403,844
Cash and investments with fiscal agents:					
Money market mutual funds	30,005,946	-	-	-	30,005,946
U.S. Treasury obligations	-	-	2,619,807	-	2,619,807
U.S. government sponsored enterprise securities	-	1,649,735	5,791,391	-	7,441,126
	<u>\$ 50,769,217</u>	<u>\$ 17,471,357</u>	<u>\$ 49,713,378</u>	<u>\$ 872,134</u>	<u>\$ 118,826,086</u>



**CITY OF BREA**

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

**Note 3: Cash and Investments (Continued)**

Fair Value Measurement and Application

The City categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs. The City has the following recurring fair value measurements as of June 30, 2016:

Investment Type	Totals	Investments not Measured at Fair Value	Level		
			1	2	3
U.S. Treasury obligations	\$ 15,862,495	\$ -	\$ -	\$ 15,862,495	\$ -
U.S. government sponsored enterprise securities	28,233,128	-	-	28,233,128	-
Corporate bonds	15,898,847	-	-	15,898,847	-
Money market mutual funds	38,523	-	-	38,523	-
Asset-Backed Securities	2,754,973	-	-	2,754,973	-
Commercial paper	1,197,147	-	-	1,197,147	-
California local agency investment fund	8,654,090	-	-	8,654,090	-
Restricted cash and investments:					
Corporate bonds	1,716,160	-	-	1,716,160	-
Money market mutual funds	4,403,844	-	285,876	4,117,968	-
Cash and investments with fiscal agents:					
Money market mutual funds	30,005,946	30,005,946	-	-	-
U.S. Treasury obligations	2,619,807	-	-	2,619,807	-
U.S. government sponsored enterprise securities	7,441,126	-	-	7,441,126	-
Total Investments	<u>\$ 118,826,086</u>	<u>\$ 30,005,946</u>	<u>\$ 285,876</u>	<u>\$ 88,534,266</u>	<u>\$ -</u>

**Note 4: Other Investments**

At June 30, 2016, the City holds 687.85 shares of Class A Preferred Stock in California Domestic Water Company valued at cost of \$8,444,404. In addition, the City holds 2,106.50 shares of Common Stock in California Domestic Water Company valued under the equity method at \$7,162,542. The City's total investment in California Domestic Water Company amounts to \$15,606,946 at June 30, 2016. The investments were made to secure water supply for the City of Brea. See Note 18, Related Party Transactions, for additional information.

As of the date of the audit report, the purchase of preferred stocks is under legal review and under review by the California Fair Political Practices Commission.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 5: Notes, Loans, and Deferred Loans Receivable**

Notes and loans receivable consist of rehabilitation loans made from Community Development Block Grant ("CDBG") and HOME grant funds to low income individuals that need assistance in rehabilitating their homes or mobile homes to meet current code standards. Amounts are due from the proceeds only upon the sale or transfer of the property. Loans made to mobile home owners are forgiven if the owner lives in the property 5 years or more. Repayments received by the City from homeowners are paid to the County. Thus, the City has offset the notes and loans receivable balance with a liability due to other governments on the accompanying balance sheet. Notes and loans receivable from each of these funds are comprised of the following at June 30, 2016:

CDBG Grant funds	\$ 1,712,926
HOME Grant funds	35,241
Total notes and loans receivable	<u>\$ 1,748,167</u>

The City (through the former redevelopment agency) has made long term loans to various developers and organizations to stimulate low and moderate income housing projects and to low and moderate income individuals to rehabilitate their homes to meet current code standards or to assist them in purchasing a home. Some assistance given gave the City rights to receive "silent seconds" on property when sold to a low and moderate income individual. These "silent seconds" gave the City the right to a portion of the proceeds from the sale of the property. In these cases, if the property has been sold by the developer, the Successor Agency has recorded their portion of the proceeds as notes receivable and deferred revenue. Collection terms of these loans vary and range from 5 years to 55 years. The majority of loans made to developers will be repaid from residual receipts and from monies earned on the property once they are built. Home buyer assistance loans begin repayment after 5 years and will be repaid over a 30-year period. For the remainder of loans and notes receivable, the Agency has classified fund balance as "restricted" indicating that these resources are not current available resources.

The outstanding balance of these notes and loans are reported in the Low and Moderate Income Housing Asset Fund and are comprised of the following at June 30, 2016:

Home Buyer Assistance Loans	\$ 5,365,316
Rehabilitation Loans	214,079
Developer/ Organization Loans:	
Acacia Apartments	1,498,986
Birch Hills Affordable Apartments	4,750,000
Bonterra Apartments	1,200,000
Imperial Apartments	2,853,000
La Habra Housing	637,000
South Walnut Bungalows	826,000
Olen Point Apartments	<u>1,332,000</u>
Total notes, loans and deferred loans receivable	<u>\$ 18,676,381</u>

The City made loans funded under its Homebuyer Assistance Program for the Summerwind residential development. The balance at June 30, 2016, amounts to \$213,000.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 6: Interfund Receivables, Payables and Transfers**

The composition of interfund balances as of June 30, 2016, is as follows:

**Due To/From Other Funds**

	Due From Other Funds
Due To Other Funds	General Fund
Other Governmental Funds	\$ 74,142
Other Enterprise Funds	530,167
Total	<u>\$ 604,309</u>

The interfund balances at June 30, 2016, were a result of routine transactions not cleared prior to the end of the fiscal year.

**Advances To/From Other Funds**

	Advances from Other Funds		
Advances To Other Funds	Water Utility Fund	Other Governmental Funds	Total
General Fund	\$ 591,378	\$ 24,227	\$ 615,605
Internal Service Funds	1,440,795	-	1,440,795
Total	<u>\$ 2,032,173</u>	<u>\$ 24,227</u>	<u>\$ 2,056,400</u>

The General Fund and the Internal Service Funds advanced \$2,032,173 to the Water Utility Fund in order to purchase water rights. The General Fund advanced to Other Governmental Funds \$24,227 to fund street improvements.

**Transfers In/Out from Other Funds**

	Transfers In			
Transfers Out	General Fund	Capital Improvements	Internal Service Funds	Total
Governmental Activities				
General Fund	\$ -	\$ 1,193,093	\$ -	\$ 1,193,093
Other Governmental Funds	400,000	1,233,788	-	1,633,788
Internal Service Funds	150,000	49,175	-	199,175
Business-type Activities				
Water Utility	-	515,607	119,125	634,732
Sewer Utility	-	236,414	119,125	355,539
Other Enterprise Funds	500,000	100,256	-	600,256
Total Transfers Out	<u>\$ 1,050,000</u>	<u>\$ 3,328,333</u>	<u>\$ 238,250</u>	<u>\$ 4,616,583</u>

- The General Fund transferred \$1,193,093 to the Capital Improvements Fund for reimbursement of capital improvement program projects.
- Other Non-Major Governmental Funds transferred \$400,000 to the General Fund for street maintenance purposes.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 6: Interfund Receivables, Payables and Transfers (Continued)**

- c. Other Non-Major Governmental Funds transferred \$1,233,788 to the Capital Improvements Fund for reimbursement of capital improvement program projects.
- d. The Internal Service Funds transferred \$150,000 to the General Fund for general purposes.
- e. The Internal Service Funds transferred \$49,175 to the Capital Improvements Fund for reimbursement of capital improvement program projects.
- f. The Water Utility Fund transferred \$515,607 to reimburse the Capital Improvements Fund for capital improvement program projects that are not subject to being capitalized.
- g. The Sewer Utility Fund transferred \$236,414 to reimburse the Capital Improvements Fund for capital improvement program projects that are not subject to being capitalized.
- h. The Other Enterprise Funds transferred \$500,000 to the General Fund which the majority of this transfer was from the Sanitation Fund for franchise fees collected from our contract refuse hauling company.
- i. The Other Enterprise Funds transferred \$100,256 to reimburse the Capital Improvements Fund for capital improvement program projects that are not subject to being capitalized.

**CITY OF BREA**

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

**Note 7: Capital Assets**

Summary of changes in capital assets for the governmental activities for the year ended June 30, 2016, is as follows:

	Beginning Balance	Adjustments	Transfers	Additions	Disposals	Ending Balance
<b>Governmental Activities:</b>						
Capital assets, not being depreciated:						
Land	\$ 44,742,843	\$ -	\$ -	\$ -	\$ -	\$ 44,742,843
Construction-in-progress	4,236,796	-	(530,115)	2,301,647	-	6,008,328
Total Capital Assets, not being depreciated	48,979,639	-	(530,115)	2,301,647	-	50,751,171
Capital assets, being depreciated:						
Structures and improvements	87,523,364	334,157	530,115	366,474	-	88,754,110
Equipment	20,988,911	285,446	-	4,364,791	(4,804,326)	20,834,822
Infrastructure	121,013,862	9,548,029	-	785,968	-	131,347,859
Total Capital Assets, being depreciated	229,526,137	10,167,632	530,115	5,517,233	(4,804,326)	240,936,791
Less accumulated depreciation:						
Structures and improvements	(41,487,838)	(2,483,707)	-	(3,025,647)	-	(46,997,192)
Equipment	(15,982,851)	203,167	-	(1,079,278)	4,750,357	(12,108,605)
Infrastructure	(55,645,578)	(131,300)	-	(3,719,109)	-	(59,495,987)
Total accumulated depreciation	(113,116,267)	(2,411,840)	-	(7,824,034)	4,750,357	(118,601,784)
Total capital assets, being depreciated, net	116,409,870	7,755,792	530,115	(2,306,801)	(53,969)	122,335,007
Governmental Activities Capital Assets, Net	\$ 165,389,509	\$ 7,755,792	\$ -	\$ (5,154)	\$ (53,969)	\$ 173,086,178

	Beginning Balance	Adjustments	Additions	Disposals	Ending Balance
<b>Business-Type Activities:</b>					
Capital assets, not being depreciated:					
Land	\$ 2,074,536	\$ -	\$ -	\$ -	\$ 2,074,536
Water rights	23,931,020	-	-	-	23,931,020
Construction-in-progress	2,837,322	-	141,295	-	2,978,617
Total Capital Assets, not being depreciated	28,842,878	-	141,295	-	28,984,173
Capital assets, being depreciated:					
Equipment	210,725	-	133,826	-	344,551
Infrastructure	107,186,677	-	225,240	(417,891)	106,994,026
Total Capital Assets, being depreciated	107,397,402	-	359,066	(417,891)	107,338,577
Less accumulated depreciation:					
Equipment	(210,725)	(16,535)	(19,555)	-	(246,815)
Infrastructure	(48,927,589)	537,987	(2,423,675)	417,891	(50,395,386)
Total Accumulated depreciation	(49,138,314)	521,452	(2,443,230)	417,891	(50,642,201)
Total capital assets, being depreciated, net	58,259,088	521,452	(2,084,164)	-	56,696,376
Business-Type Activities Capital Assets, Net	\$ 87,101,966	\$ 521,452	\$ (1,942,869)	\$ -	\$ 85,680,549

Adjustments are the result of reconciling infrastructure and accumulated depreciation balances.

**CITY OF BREA**

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

**Note 7: Capital Assets (Continued)**

Depreciation expense was charged to functions/programs of the primary government as follows:

Governmental Activities:

City:

General government	\$ 1,247,928
Public safety	221,215
Community development	19,928
Community services	527,368
Public works	<u>5,076,472</u>
Total City	<u>7,092,911</u>

Internal service:

Vehicle maintenance	624,928
Building occupancy	<u>106,195</u>
Total internal service	<u>731,123</u>
Total Governmental Activities	<u><u>\$ 7,824,034</u></u>

Business-Type Activities:

Water utility	\$ 2,014,248
Sewer utility	428,044
Urban runoff	<u>938</u>
Total Business-Type Activities	<u><u>\$ 2,443,230</u></u>

**Note 8: Long-Term Debt**

**a. Governmental Activities Long-Term Debt**

A summary of changes in governmental activities long-term debt for the year ended June 30, 2016, is noted below:

	Beginning Balance	Additions	Deletions	Ending Balance	Due Within One Year
Lease Revenue Bonds					
2010 lease revenue bonds	\$ 2,760,000	\$ -	\$ -	\$ 2,760,000	\$ -
Capital leases payable	3,652,690	1,952,104	(771,723)	4,833,071	571,195
Compensated absences payable	2,523,732	3,058,412	(3,057,073)	2,525,071	1,893,803
Claims and Judgments (Note 12)	<u>4,208,326</u>	<u>2,402,727</u>	<u>(2,390,133)</u>	<u>4,220,920</u>	<u>2,397,286</u>
	<u><u>\$ 13,144,748</u></u>	<u><u>\$ 7,413,243</u></u>	<u><u>\$ (6,218,929)</u></u>	<u><u>\$ 14,339,062</u></u>	<u><u>\$ 4,862,284</u></u>

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 8: Long-Term Debt (Continued)****Lease Revenue Bonds**

## 2010 Lease Revenue Bonds

The \$2,835,000 principal amount of the 2010 Lease Revenue Bonds was issued by the Brea Public Financing Authority in April 2010. The proceeds will be used to finance a portion of the costs of the installation of photovoltaic energy systems and energy efficient improvements on city property. The Authority elected to treat the bonds as "Build America Bonds" under Section 54AA(g)(2) of the Tax Code which made the Authority eligible for cash subsidy payments from the United States Treasury equal to 35% of the interest payable on the bonds. These are referred to as "refundable credits" in the bond indenture and are recorded as intergovernmental revenue in the accompanying basic financial statements. These refundable credits are pledged for the payment of the bonds.

Bonds maturing on April 1, 2011 are serial bonds payable in one annual installment of \$75,000 bearing interest of 1.31 %. Bonds maturing on April 1, 2030, in the amount of \$1,260,000 are term bonds and bear interest at 6.734%. Installments are \$380,000, \$420,000 and \$460,000 and are due in 2028, 2029 and 2030. Bonds maturing on April 1, 2036, in the amount of \$1,500,000, are term bonds and bear interest at 6.884%. Installments range from \$165,000 to \$510,000 every year from 2031 to 2036.

Bonds are payable from the lease payments to be made by the City of Brea for the leasing of certain real property pursuant to the lease agreement dated April 1, 2010. The required reserve for the 2010 lease revenue bonds is \$261,807. As of June 30, 2016, the reserve amount was \$263,421.

The outstanding balance at June 30, 2016, was \$2,760,000.

The debt service schedule of the 2010 Lease Revenue Bonds are as follows:

Fiscal Year Ending June 30	Principal	Interest	Total
2017	\$ -	\$ 188,108	\$ 188,108
2018	-	188,108	188,108
2019	-	188,108	188,108
2020	-	188,108	188,108
2021	-	188,108	188,108
2022-2026	-	940,540	940,540
2027-2031	1,770,000	776,232	2,546,232
2032-2036	990,000	216,503	1,206,503
Total	<u>\$ 2,760,000</u>	<u>\$ 2,873,815</u>	<u>\$ 5,633,815</u>

**Capital Leases**

In February 2006, the City entered into a lease agreement with LaSalle National Leasing Corporation to acquire new energy management equipment. Per the lease agreement, the semi-annual payments of \$87,091 are due in February and August of each year with the final payment due in February 2018. The outstanding balance at June 30, 2016, was \$329,099.

CITY OF BREA

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

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**Note 8: Long-Term Debt (Continued)**

In April 2010, the City entered into equipment lease purchase agreement with Banc of America Leasing & Capital, LLC to finance the Brea Civic and Cultural Center Project, the Brea Community Center Project and Berry Street Reservoir Project. Per the lease agreement, semi annual payments ranging from \$11,467 to \$492,288 are due in April and October of each year with the final payment due in April 2027. The outstanding balance at June 30, 2016, was \$2,775,000.

In August 2015, the City entered into an equipment lease purchase agreement with Banc of America Public Capital Corp in the amount of \$1,952,104 for the acquisition of public safety radio communication equipment in connection with the upgrade of the Orange County 800 Megahertz Countywide Coordinated Communication System. Per the lease agreement, semi annual payments ranging from \$111,566 to \$150,611 are due in June and December of each year with the final payment due in June 2022. The outstanding balance at June 30, 2016, was \$1,728,972.

The gross amount of assets acquired through capital lease is as follows:

Land	\$ 924,850
Equipment	<u>11,501,518</u>
Total	<u><u>\$ 12,426,368</u></u>

Total capital leases payable outstanding at June 30, 2016, was \$4,833,071.

The debt service schedules of these leases are as follows:

Fiscal Year Ending June 30,	
2017	\$ 793,735
2018	805,013
2019	645,818
2020	654,191
2021	666,271
2022-2026	2,258,909
2027	<u>377,933</u>
Total minimum lease payments	6,201,870
Less: amount representing interest	<u>(1,368,799)</u>
Present value of minimum lease payment	<u><u>\$ 4,833,071</u></u>

**Compensated Absences**

The City's policies relating to compensated absences are described in Note 1. The Governmental Activities' liability, at June 30, 2016, will be paid in future years from the General Fund, Vehicle Maintenance Fund, and Building Occupancy Fund in amounts of \$2,447,867, \$33,343 and \$43,861 respectively. Total compensated absences at June 30, 2016, were \$2,525,071.



CITY OF BREA

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

Note 8: Long-Term Debt (Continued)

b. Business-Type Activities Long-Term Debt

A summary of changes in business-type activities long-term debt for the year ended June 30, 2016, is noted below:

	Beginning Balance	Additions	Deletions	Ending Balance	Due Within One Year
Water Revenue Bonds					
2009 Water Revenue Bonds	\$ 23,405,000	\$ -	\$ (555,000)	\$ 22,850,000	\$ 570,000
2010 Water Revenue Bonds	10,930,000	-	(505,000)	10,425,000	540,000
2014 Water Revenue Bonds	18,555,000	-	(255,000)	18,300,000	315,000
Compensated absences payable	282,412	261,128	(325,251)	218,289	163,718
Totals	<u>\$ 53,172,412</u>	<u>\$ 261,128</u>	<u>\$ (1,640,251)</u>	51,793,289	<u>\$ 1,588,718</u>
			Bond discount	(290,942)	
			Bond premium	2,041,437	
			Total long-term debt	<u>\$ 53,543,784</u>	

Water Revenue Bonds

2009 Water Revenue Bonds

In May of 2009, the Brea Public Financing Authority issued \$25,800,000 of 2009 Water Revenue Bonds structured into two series. The \$12,855,000 2009 Water Revenue Refunding Bond Series A and the \$12,945,000 2009 Water Revenue Bonds, Series B. The proceeds from Series A bonds was used to current refund all of the remaining outstanding 1998 Water Revenue Bonds and proceeds from the Series B Bonds financed the acquisition of additional water rights and various capital projects relating to the Water System. Proceeds were also used to fund a debt service reserve fund and pay cost of issuance expenses.

Series A bonds consist of \$12,855,000 serial bonds and term bonds. Bonds maturing in the years 2010 through 2027 are serial bonds payable in annual installments of \$335,000 to \$885,000 and bear interest at 2.0% to 4.75%. Bonds maturing July 1, 2029, in the amount of \$1,375,000 are term bonds and bear interest at 4.75%. Series B bonds consist of \$12,945,000 term bonds. Bonds mature from 2029 through 2039 in annual installments of \$525,000 to \$1,495,000 and bear interest at 6.75%.

The required reserve for the 2009 Water Revenue Bonds is \$1,869,750. As of June 30, 2016, the reserve was \$1,913,136 being held in the Water Fund of the City of Brea. The outstanding balance at June 30, 2016, was \$22,850,000.

2010 Water Revenue Bonds

In April of 2010, the Brea Public Financing Authority sold \$12,295,000 of water revenue bonds into two series. Both Series A and B were issued to finance a portion of the costs of the installation of photovoltaic energy systems and energy efficient improvements at the City. Proceeds were also used to fund a debt service reserve fund and pay issuance costs and capitalized interest on the bonds through the end of the construction phase.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 8: Long-Term Debt (Continued)**

Series A bonds consist of \$2,410,000 of tax exempt serial bond maturing on July 1 of each year beginning in 2012 through 2016. Annual principal installments range from \$430,000 to \$540,000. Interest is payable July 1 and January 1 of each year and range from Series B bonds consist of \$9,885,000 of federally taxable "Build America Bonds." \$2,195,000 of these bonds are serial bonds maturity on July 1 of each year beginning in 2017 through 2025. Annual principal installments range from \$125,000 to \$385,000. Interest payments are due July 1 and January 1 of each year and range from 4.37% to 5.99%. The remaining \$7,690,000 are term bonds due maturing on July 1, 2030 and July 1, 2036 in the amounts of \$2,685,000 and \$5,005,000. The Series B bonds are also subject to mandatory sinking fund requirements. These "Build America Bonds" under Section 54AA(g)(1) of the Tax Code make the Authority eligible for cash subsidy payments from the United States Treasury equal to 35% of the interest payable on the bonds. These are referred to as "refundable credits" in the bond indenture and are recorded as federal interest subsidy revenue in the accompanying basic financial statements. These refundable credits are pledged for the payment of the bonds.

The required reserve for the 2010 Water Revenue Bonds, Series A and B is \$233,579 and \$958,060, respectively. As of June 30, 2016, the reserve amount was \$264,903 and \$1,086,003, respectively. The outstanding balance at June 30, 2016, was \$10,425,000.

**2014 Water Revenue Bonds**

In August of 2014, the Brea Community Benefit Financing Authority issued \$18,555,000 of 2014 Water Revenue Bonds. The proceeds will be used to repay an interfund loan made by the City of Brea to its Water Utility Fund from other available funds for the purchase of water rights completed in May 2014 for the benefit of the City's water system. Proceeds were also used to pay cost of issuance expenses.

The bonds consist of \$9,440,000 serial bonds maturing in the years 2015 to 2034, payable July 1 in annual installments of \$255,000 to \$700,000 and bear interest at 3.50% to 4.00%. Bonds maturing July 1, 2039, in the amount of \$4,005,000 are term bonds and bear interest at 5.00%. Bonds maturing July 1, 2044, in the amount of \$5,110,000 are term bonds and bear interest at 5.00%. The outstanding balance at June 30, 2016, was \$18,300,000.

**Water Revenue Bonds Debt Coverage Requirement**

The City has covenanted that gross revenues (including interest revenue and excluding connection fees) less operation and maintenance costs as defined in the bond document shall be at least 1.25 times the sum of all debt service on all parity obligations. Gross revenues for the year ended June 30, 2016, were \$17,340,181. Operation and maintenance costs for the year ended June 30, 2016, were \$9,162,038, excluding depreciation. This resulted in a debt coverage ratio of 1.89 for the year ended June 30, 2016.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 8: Long-Term Debt (Continued)**

## Pledged Revenues

Future net revenues of the Water Utility Fund for each year's debt service payment are pledged until the extinguishment of the debt in 2044 and are not available for other uses. Remaining principal and interest payments on this debt as of June 30, 2016, is \$96,179,835.

The debt service schedules of these Water Revenue Bonds are as follows:

<u>Fiscal Year Ending June 30</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2017	\$ 1,425,000	\$ 2,788,982	\$ 4,213,982
2018	1,040,000	2,741,609	3,781,609
2019	1,100,000	2,698,827	3,798,827
2020	1,165,000	2,652,304	3,817,304
2021	1,235,000	2,600,695	3,835,695
2022-2026	7,395,000	12,061,031	19,456,031
2027-2031	10,035,000	9,841,904	19,876,904
2032-2036	13,235,000	6,385,338	19,620,338
2037-2041	10,760,000	2,402,770	13,162,770
2042-2046	4,185,000	431,375	4,616,375
Total	<u>\$ 51,575,000</u>	<u>\$ 44,604,835</u>	<u>\$ 96,179,835</u>

**Compensated Absences**

The City's policies relating to compensated absences are described in Note 1. This liability at June 30, 2016, will be paid in future years by the enterprise funds. Total compensated absences at June 30, 2016, were \$218,289.

**c. Debt Without Government Commitment****Assessment District Bonds**

The special assessment bonds are secured by valid assessment liens upon certain lands within the special assessment district and are not direct liabilities of the City and, accordingly, are not included in the accompanying general purpose financial statements. The City has no obligation beyond the balances in the designated agency funds for any delinquent assessment district bond payments. If delinquencies occur beyond the amounts held in the reserve funds created from bond proceeds, the City has no duty to pay the delinquency out of any available funds of the City. Neither the full faith and credit nor taxing power of the City is pledged to the payment of the bonds. The City acts solely as an agent for those paying assessments and for the bondholders.

In December 1999, the City borrowed for and on behalf of the Community Facilities District No. 1990-1 (Imperial Center East) \$1,478,000 principal amount of 1999 Special Tax Refunding Note to current refund the District's 1990 Special Tax Bonds. The money borrowed was pursuant to the Mello-Roos Community Facilities Act of 1982 and is payable from the proceeds of an annual special tax levied on the property within the District. The note matures from 2000 to 2015, with annual installments ranging from \$99,000 to \$122,000 per year. The interest rate on the note is 5.780%. The outstanding balance was paid in full as of June 30, 2016.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 8: Long-Term Debt (Continued)**

In June 2005, the Brea Public Financing Authority issued \$15,405,000 Brea Public Financing Authority 2005 Series A Local Agency Revenue Bonds for and on behalf of the City of Brea Community Facilities District No. 1997-1 (Olinda Heights Public Improvements) and the Brea Olinda Unified School District Community Facilities District No. 95-1 (Olinda Heights). The Brea Olinda Unified School District Community Facilities District Bonds are not part of the City; therefore, additional information is not provided. \$6,665,000 of the City of Brea Community Facilities District Bonds were to current refund in full of the Community Facilities District No. 1997-1 (Olinda Heights Public Improvements) 1998 Special Tax Bonds. The bonds were issued pursuant to the Mello-Roos Community Facilities Act of 1982, and are payable from the proceeds of annual special tax to be levied on property. The bonds mature from 2006 to 2028, with annual installments ranging from \$195,000 to \$430,000 per year. The interest rates on the bonds range from 2.500% to 4.125%. The outstanding balance at June 30, 2016, was \$3,925,000.

In December 2009, the City of Brea on behalf of the City of Brea Community Facilities District No. 2008- 2 issued \$8,145,000 in bonds known as the Brea Plaza Area Public Improvements 2009 Special Tax Bonds to finance acquisition and construction of certain public capital improvements in Brea Plaza. Proceeds will also be used to pay administrative expenses of the Community Facilities District, bond issuance costs, and capitalized interest on the bonds through the end of the construction. These bonds are not obligations of the City and will be paid solely from special tax revenues levied on certain property within the Community Facilities District. The bonds mature from 2012 to 2039, with annual installments including sinking fund requirements range from \$50,000 to \$765,000 per year. The interest rates on the bonds range from 4% to 7%. The outstanding balance at June 30, 2016, was \$7,910,000.

In February 2014, the City issued for and on in behalf of the Community Facilities District No. 1996-1 (Downtown Brea Public Improvements) \$1,630,000 aggregate principal amount of 2014 Special Tax Refunding Bonds to current refund in full the Community Facilities District No. 1996-1 (Downtown Brea Public Improvements) 1997 Special Tax Bonds. The bonds were issued pursuant to the Mello-Roos Community Facilities Act of 1982 and are payable from the proceeds of an annual special tax levied on property within the District. The bonds mature from 2014 to 2021, with annual installments ranging from \$165,000 to \$225,000 per year. The annual interest rate on the bonds is 2.580%. The outstanding balance at June 30, 2016, was \$1,270,000.

**Note 9: Defined Benefit Pension Plan****General Information about the Pension Plans*****Plan Description***

The City of Brea contributes to the California Public Employees Retirement System (PERS), an agent multiple-employer public employee defined benefit pension plan. PERS provides retirement and disability benefits, annual cost-of-living adjustments and death benefits to plan members and beneficiaries. PERS acts as a common investment and administrative agent for participating public entities within the State of California. Benefit provisions and all other requirements are established by state statute and City ordinance. Copies of PERS' annual financial report may be obtained from its executive office: 400 P Street, Sacramento, California 95814.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 9: Defined Benefit Pension Plan (Continued)****Benefits Provided**

CalPERS provides service retirement and disability benefits, annual cost of living adjustments and death benefits to plan members, who must be public employees and beneficiaries. Benefits are based on years of credited service, equal to one year of full time employment. Members with five years of total service are eligible to retire at age 50 with statutorily reduced benefits. All members are eligible for non-duty disability benefits after 10 years of service. The death benefit is one of the following: the Basic Death Benefit, the 1957 Survivor Benefit, or the Optional Settlement 2W Death Benefit. The cost of living adjustments for each plan are applied as specified by the Public Employees' Retirement Law.

	<b>Miscellaneous Plan</b>		
	<b>Tier 1 *</b>	<b>Tier 2</b>	<b>PEPRA (Tier 3)</b>
Hire date	Prior to September 17, 1999	September 17, 1999 to December 31, 2012 and Non-PEPRA hired on or after January 1, 2013	January 1, 2013 and after
Benefit formula	2.0% @ 55	2.0% @ 55	2.0% @ 62
Benefit vesting schedule	5 years service	5 years service	5 years service
Benefit payments	monthly for life	monthly for life	monthly for life
Retirement age	minimum 50 years	minimum 50 years	minimum 52 years
Monthly benefits, as a % of eligible compensation	1.426% - 2.418%, 50 yrs - 55+ yrs, respectively	1.426% - 2.418%, 50 yrs - 55+ yrs, respectively	1.000% - 2.500%, 52 yrs - 67+ yrs, respectively
Required employee contribution rates	7.000%	7.000%	6.250%
Required employer contribution rates	15.656%	15.656%	15.656%

\* Closed to new entrants

	<b>Safety Plan</b>			
	<b>Tier 1 *</b>	<b>Tier 2 *</b>	<b>Tier 3</b>	<b>PEPRA (Tier 4)</b>
Hire date	Prior to June 30, 1984	On June 30, 1984 and prior to September 17, 2011	September 17, 2011 to December 31, 2012 and Non-PEPRA hired on or after January 1, 2013	January 1, 2013 and after
Benefit formula	3.0% @ 50	3.0% @ 50	2.0% @ 50	2.7% @ 57
Benefit vesting schedule	5 years service	5 years service	5 years service	5 years service
Benefit payments	monthly for life	monthly for life	monthly for life	monthly for life
Retirement age	minimum 50 years	minimum 50 years	minimum 50 years	minimum 50 years
Monthly benefits, as a % of eligible compensation	3.000% 50 yrs - 55+ yrs, respectively	3.000% 50 yrs - 55+ yrs, respectively	2.000 - 2.700% 50 yrs - 57+ yrs, respectively	2.000 - 2.700% 50 yrs - 57+ yrs, respectively
Required employee contribution rates	9.000%	9.000%	9.000%	11.500%
Required employer contribution rates	41.193%	41.193%	41.193%	41.193%

\* Closed to new entrants

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 9: Defined Benefit Pension Plan (Continued)*****Employees Covered***

At June 30, 2016, the following employees were covered by the benefit terms of the Plan:

<b>Description</b>	<b>Number of members</b>	
	<b>Miscellaneous Plan</b>	<b>Safety Police Plan</b>
Active members	199	100
Transferred members	165	63
Terminated members	109	13
Retired members and beneficiaries	241	193
<b>Total</b>	<b>714</b>	<b>369</b>

***Contributions***

Section 20814(c) of the California Public Employees' Retirement Law (PERL) requires that the employer contribution rates for all public employers be determined on an annual basis by the actuary and shall be effective on the July 1 following notice of a change in the rate. Funding contributions for both plans are determined annually on an actuarial basis as of June 30 by CalPERS. The actuarially determined rate is the estimated amount necessary to finance the costs of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. The City is required to contribute the difference between the actuarially determined rate and the contribution rate of employees.

For the year ended June 30, 2016, the employer contributions recognized as a reduction to the net pension liability for the Miscellaneous Plan and the Safety Plan were \$2,133,735 and \$3,589,221 respectively.

***Net Pension Liability***

The City's net pension liability is measured as the total pension liability, less the pension plan's fiduciary net position. The net pension liability of each plan is measured as of June 30, 2015 using an annual actuarial valuation as of June 30, 2014 rolled forward to June 30, 2015 using standard update procedures. A summary of principal assumptions and methods used to determine the net pension liability is shown below.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 9: Defined Benefit Pension Plan (Continued)*****Actuarial Methods and Assumptions Used to Determine Total Pension Liability***

The total pension liabilities in the June 30, 2014 actuarial valuations were determined using the following actuarial assumptions:

Valuation Date	June 30, 2014
Measurement Date	June 30, 2015
Actuarial Cost Method	Entry Age Normal Cost Method
Actuarial Assumptions	
Discount Rate	7.65%
Inflation	2.75%
Projected Salary Increase	Varies by Entry Age and Service
Payroll Growth	3.00%
Investment Rate of Return*	7.50%
Mortality Rate Table**	Derived using CalPERS' Membership Data for all Funds

\* Net of pension plan investment and administrative expenses, including inflation.

\*\* The mortality table used was developed based on CalPERS' Experience Study. The table includes 5 years of projected mortality improvements using Society of Actuaries Scale AA.

***Change of Assumptions***

GASB 68, paragraph 68 states that the long long-term expected rate of return should be determined net of pension plan investment expense but without reduction for pension plan administrative expense. The discount rate of 7.50 percent used for the June 30, 2014 measurement date was net of administrative expenses. The discount rate of 7.65 percent used for the June 30, 2015 measurement date is without reduction of pension plan administrative expense.

***Discount Rate***

The discount rate used to measure the total pension liability was 7.65 percent. To determine whether the municipal bond rate should be used in the calculation of a discount rate for each plan, CalPERS stress tested plans that would most likely result in a discount rate that would be different from the actuarially assumed discount rate. Based on the testing of the plans, the tests revealed the assets would not run out. Therefore, the current 7.65 percent discount rate is appropriate and the use of the municipal bond rate calculation is not deemed necessary. The long-term expected discount rate of 7.65 percent is applied to all plans in the Public Employees Retirement Fund. The stress test results are presented in a detailed report called "GASB Crossover Testing Report" that can be obtained at CalPERS' website under the GASB 68 section.

The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class.



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 9: Defined Benefit Pension Plan (Continued)**

In determining the long-term expected rate of return, staff took into account both short-term and long-term market return expectations as well as the expected pension fund (Public Employees' Retirement Fund) cash flows. Such cash flows were developed assuming that both members and employers will make their required contributions on time and as scheduled in all future years. Using historical returns of all the funds' asset classes, expected compound (geometric) returns were calculated over the short-term (first 10 years) and the long-term (11-60 years) using a building-block approach. Using the expected nominal returns for both short-term and long-term, the present value of benefits was calculated for each fund. The expected rate of return was set by calculating the single equivalent expected return that arrived at the same present value of benefits for cash flows as the one calculated using both short-term and long-term returns. The expected rate of return was then set equivalent to the single equivalent rate calculated above and rounded down to the nearest one quarter of one percent.

The table below reflects long-term expected real rate of return by asset class. The rate of return was calculated using the capital market assumptions applied to determine the discount rate and asset allocation. The target allocation shown was adopted by the Board effective on July 1, 2014.

<b>Asset Class</b>	<b>New Strategic Allocation</b>	<b>Real Return Years 1 - 10 (1)</b>	<b>Real Return Years 11+ (2)</b>
Global Equity	51.00%	5.25%	5.71%
Global Fixed Income	19.0	0.99	2.43
Inflation Sensitive	6.0	0.45	3.36
Private Equity	10.0	6.83	6.95
Real Estate	10.0	4.50	5.13
Infrastructure and Forestland	2.0	4.50	5.09
Liquidity	2.0	-0.55	-1.05

(1) An expected inflation of 2.5% used for this period

(2) An expected inflation of 3.0% used for this period



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

**Note 9: Defined Benefit Pension Plan (Continued)**

***Changes in the Net Pension Liability***

The changes in Net Pension Liability for each Plan follows:

Miscellaneous Plan	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
<b>Balance at: 6/30/2015 (Valuation Date of 6/30/14)</b>	<b>\$ 119,065,216</b>	<b>\$ 94,105,744</b>	<b>\$ 24,959,472</b>
<b>Changes recognized for the Measurement Period:</b>			
Service Cost	2,062,984	-	2,062,984
Interest on TPL	8,692,445	-	8,692,445
Changes in benefit terms	-	-	-
Differences between expected and actual experience	(1,784,268)	-	(1,784,268)
Changes in assumptions	(2,142,611)	-	(2,142,611)
Contributions from the employer	-	2,133,735	(2,133,735)
Contributions from the employees	-	1,087,960	(1,087,960)
Net investment income	-	2,140,976	(2,140,976)
Benefit payments, including refunds of employee contributions	(5,086,167)	(5,086,167)	-
Administrative expenses	-	(106,071)	106,071
<b>Net changes during 2014-15</b>	<b>1,742,383</b>	<b>170,433</b>	<b>1,571,950</b>
<b>Balance at: 6/30/16 (Measurement Date of 6/30/15)</b>	<b>\$ 120,807,599</b>	<b>\$ 94,276,177</b>	<b>\$ 26,531,422</b>

Safety Plan	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
<b>Balance at: 6/30/2015 (Valuation Date of 6/30/14)</b>	<b>\$ 222,230,032</b>	<b>\$ 158,850,236</b>	<b>\$ 63,379,796</b>
<b>Changes recognized for the Measurement Period:</b>			
Service Cost	2,865,433	-	2,865,433
Interest on TPL	16,223,231	-	16,223,231
Changes in benefit terms	-	-	-
Differences between expected and actual experience	(2,307,435)	-	(2,307,435)
Changes in assumptions	(3,994,113)	-	(3,994,113)
Contributions from the employer	-	3,589,221	(3,589,221)
Contributions from the employees	-	1,084,088	(1,084,088)
Net investment income	-	3,541,260	(3,541,260)
Benefit payments, including refunds of employee contributions	(10,585,623)	(10,585,623)	-
Administrative expenses	-	(175,877)	175,877
<b>Net changes during 2014-15</b>	<b>2,201,493</b>	<b>(2,546,931)</b>	<b>4,748,424</b>
<b>Balance at: 6/30/16 (Measurement Date of 6/30/15)</b>	<b>\$ 224,431,525</b>	<b>\$ 156,303,305</b>	<b>\$ 68,128,220</b>

***Sensitivity of the Net Pension Liability to Changes in the Discount Rate***

The following presents the net pension liability of each Plan, calculated using the discount rate of 7.65%, as well as what the net pension liability would be if it were calculated using a discount rate that is 1% point lower (6.65%) or 1% point higher (8.65%) than the current rate:

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

**Note 9: Defined Benefit Pension Plan (Continued)**

	Discount Rate - 1% (6.65%)	Current Discount Rate (7.65%)	Discount Rate +1% (8.65%)
Miscellaneous Plan's Net Pension Liability	\$ 42,824,752	\$ 26,531,422	\$ 13,055,709
Safety Police Plan's Net Pension Liability	98,280,025	68,128,220	43,294,831
<b>Total Net Pension Liability</b>	<b>\$ 141,104,777</b>	<b>\$ 94,659,642</b>	<b>\$ 56,350,540</b>

***Pension Plan Fiduciary Net Position***

The plan fiduciary net position disclosed in the GASB 68 accounting valuation report may differ from the plan assets reported in the funding actuarial valuation report due to several reasons. First, for the accounting valuations, CalPERS must keep items such as deficiency reserves, fiduciary self-insurance and OPEB expense included as assets. These amounts are excluded for rate setting purposes in the funding actuarial valuation. In addition, differences may result from early Comprehensive Annual Financial Report closing and final reconciled reserves. Detailed information about each pension plan's fiduciary net position is available in the separately issued CalPERS financial reports. See CalPERS website for additional information.

***Pension Expense and Deferred Outflows and Deferred Inflows of Resources Related to Pensions***

As of the start of the measurement period (July 1, 2014), the combined net pension liability for the Miscellaneous Plan and the Safety Police Plan was \$88,339,268. For the measurement period ending June 30, 2015 (the measurement date), the City of Brea incurred an aggregate pension expense of \$3,539,495 for the plans. Note that no adjustments have been made for contributions subsequent to the measurement date. As of June 30, 2015, the City of Brea has deferred outflows and deferred inflows of resources related to pensions as follows:

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

**Note 9: Defined Benefit Pension Plan (Continued)**

	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>
<b><u>Miscellaneous Plan</u></b>		
Contributions made after the measurement date	\$ 2,164,579	\$ -
Difference between expected and actual experience	-	(1,123,428)
Change in assumptions	-	(1,349,050)
Net difference between projected and actual earnings on pension plan investments	3,984,616	(4,837,748)
<b>Miscellaneous Plan Total</b>	<b>6,149,195</b>	<b>(7,310,226)</b>
<b><u>Safety Police Plan</u></b>		
Contributions made after the measurement date	4,960,634	-
Difference between expected and actual experience	-	(1,483,351)
Change in assumptions	-	(2,567,644)
Net difference between projected and actual earnings on pension plan investments	6,712,179	(8,254,438)
<b>Safety Police Plan Total</b>	<b>11,672,813</b>	<b>(12,305,433)</b>
<b>Total</b>	<b>\$ 17,822,008</b>	<b>\$ (19,615,659)</b>

\$7,125,213 reported as deferred outflows of resources related to contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended June 30, 2016. Other amounts reported as deferred outflows or deferred inflows of resources related to pensions will be recognized as pension expense as follows:

Measurement Period Ended June 30,	Deferred Outflows/(Inflows) or Resources
2016	\$ (5,394,816)
2017	(4,508,384)
2018	(1,689,863)
2019	2,674,199
	<u>\$ (8,918,864)</u>

**Note 10: PARS Post-Employment Benefits Trust**

The City established the PARS Post-Employment Benefits Trust as a tax-exempt trust within the meaning of Section 115 of the IRS Code to accumulate resources to “stabilize” the amount of its general fund resources that it will need to meet future contribution requirements to the California Public Employees Retirement System (PERS). The balances and activities of the Trust are not part of the pension plan. Instead, the assets will benefit the employer through reduced future cash flow demands on the City’s general fund resources and continue to be assets of the individual employer. At June 30, 2016, \$6,120,004 in restricted cash and investment in the General fund is restricted for pension contribution stabilization.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 11: Other Post-Employment Benefits*****Plan Description***

In addition to providing pension benefits, the City provides medical insurance for certain employees after they separate from the City, through a single-employer defined benefit plan as provided under the City's contractual agreements with members from each unit. Members who retire from the City on or after attaining the age of 50 with at least five years of service are eligible for these benefits. A separate annual financial report is not available for this plan.

***Funding Policy***

Currently the City funds retiree healthcare benefits on a pay-as-you-go basis, paying a maximum of \$350 per month for retiree benefits from the City funds as they are due with no pre-funding for future years. The City recognizes expenditure for its share of the annual premiums as these benefits become due. For fiscal year ended June 30, 2016, the City paid \$820,611 for benefits of 201 retired employees.

***Annual OPEB Cost and Net OPEB Obligation***

The City's annual other post-employment benefit ("OPEB") cost is calculated based on the annual required contribution of the employer ("ARC"), an amount actuarially determined in accordance with the parameters of GASB Statement 45. The ARC represents a level of funding that, if paid on an ongoing basis, is projected to cover normal cost each year and amortize any unfunded actuarial liabilities over a period not to exceed thirty years.

The following table shows the components of the City's annual OPEB cost for the year, the amount actually contributed to the plan, and changes in the City's net OPEB obligation:

Annual required contribution (ARC)	\$ 1,740,000
Interest on net pension obligation	179,000
Adjustment to ARC	(371,000)
Annual OPEB cost	1,548,000
Contribution made	820,611
Increase (decrease) in net OPEB obligation	727,389
Net OPEB obligation - July 1, 2015	4,925,213
Net OPEB obligation - June 30, 2016	\$ 5,652,602

The City's annual OPEB cost, the percentage of annual OPEB cost contributed to the plan, and the net OPEB obligation for the year ended June 30, 2016, and the two preceding years were as follows:

Fiscal Year	Annual OPEB Cost	OPEB Cost Contributed	Percentage of Annual OPEB Cost Contributed	Net OPEB Obligation
6/30/2014	\$ 1,385,000	\$ 811,722	58.61%	\$ 4,263,288
6/30/2015	1,479,000	817,075	55.25%	4,925,213
6/30/2016	1,548,000	820,611	53.01%	5,652,602

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 11: Other Post-Employment Benefits (Continued)*****Funded Status and Funding Progress***

The required contribution is based on projected pay-as-you-go financing requirements with additional amount to prefund benefits as determined annually by the City under an actuarial valuation. Actuarial valuations of an ongoing plan involve estimates of the value of reported amounts and assumptions about the probability of occurrence of events far into the future. Examples include assumptions about future employment, mortality, and the healthcare cost trends.

Amounts determined regarding the funded status of the plan and the annual required contributions of the employer are subject to continual revision as actual results are compared with past expectations and new estimates are made about the future. The schedule of funding progress below presents multiyear trend information about whether the actuarial value of plan assets is increasing or decreasing over time relative to the actuarial accrued liabilities for benefits. This is the latest information available:

Schedule of Funding Progress for OPEB						
Actuarial Valuation Date	Actuarial Accrued Liability	Actuarial Value of Assets	Unfunded Actuarial Accrued Liability	Funded Ratio	Annual Covered Payroll	Unfunded Liability as % of Payroll
6/30/2009	\$ 17,269,000	\$ -	\$ 17,269,000	0.0%	\$ 27,603,000	62.6%
6/30/2011	18,197,000	-	18,197,000	0.0%	24,983,000	72.8%
6/30/2013	20,560,000	-	20,560,000	0.0%	26,674,000	77.1%

Projections of benefits for financial reporting purposes are based on the substantive plan (the plan as understood by the employer and the plan members) and include the types of benefits provided at the time of each valuation and the historical pattern of sharing of benefit costs between the employer and plan members to that point.

The actuarial methods and assumptions used include techniques that are designed to reduce the effects of short-term volatility in actuarial accrued liabilities and the actuarial value of assets, consistent with the long-term perspective of the calculations.

The actuarial valuation, dated June 30, 2013, used the Entry Age Normal actuarial cost method, a discount rate of 4.00% which is the long-term expected rate of return on the City's investment fund, an annual general inflation rate of 3.00%, and an annual aggregate payroll increase of 3.25%. Annual healthcare cost trend 7.0% to 7.2% beginning in 2017, reduced by decrements of 0.5% per year to an ultimate rate of 5% after 2021. The unfunded accrued actuarial liability (UAAL) is being amortized over a closed 23-year period as a level percentage of payroll. As of the actuarial valuation date, the City had 302 active participants and 201 retirees receiving benefits.

**Note 12: Self-Insurance Program**

The City is a member of the California Insurance Pool Authority ("CIPA"). CIPA, a consortium of 11 cities in Los Angeles County and Orange County, California, that was established to pool resources, share risks, purchase excess insurance and to share costs for professional risk management and claims administration.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 12: Self-Insurance Program (Continued)**

At June 30, 2016, the City was self-insured for workers' compensation up to \$400,000 per occurrence and general liability and auto liability insurance up to \$350,000 per occurrence. The coverage for general and auto liability extends to \$20,000,000 per occurrence with a \$20,000,000 annual pooled aggregate. Member agencies may be assessed the difference between funds available and the \$20,000,000 annual pooled aggregate in proportion to their annual premium. Settled claims have not exceeded this commercial coverage in the past three years.

The Governing Board is comprised of one member from each participating city and is responsible for the selection of management and for the budgeting and financial management of CIPA. At the termination of the risk pool agreement and after all claims have been settled, any excess or deficit will be divided among the cities in proportion to the aggregate amount of contribution made by each.

At June 30, 2016, \$4,220,920 has been accrued for general liability and workers' compensation claims in the Internal Service Risk Management Fund. These amounts represent estimates of amounts to be paid for reported claims and incurred but not yet reported claims based upon past experience, modified for current trends and information. While the ultimate amount of losses incurred through June 30, 2016, is dependent on future developments, based upon information from the City Attorney, the City's claims administrators and others involved with the administration of the programs, City management believes the accrual is adequate to cover such losses.

Changes in the claims liability amounted to the following for the years ended June 30:

Fiscal Year Ended	Beginning Balance	Claims and Changes in Estimates	Claim Payments	Ending Balance
2014	\$ 5,071,498	\$ 629,798	\$ (1,418,889)	\$ 4,282,407
2015	4,282,407	1,342,587	(1,416,668)	4,208,326
2016	4,208,326	2,402,727	(2,390,133)	4,220,920

During the past three fiscal years, none of the above programs of protection have had settlements or judgments that exceeded pooled or insured coverage. There have been no significant reductions in pooled or insured liability coverage from coverage in the prior year.

## CITY OF BREA

NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016

## Note 13: Fund Balance Classifications

Fund balances in the governmental funds at June 30, 2016, have been classified as follows:

	General	Special Revenue Fund Housing Successor	Capital Projects Fund Capital Improvements	Other Governmental Funds	Total
<b>Nonspendable:</b>					
Advances to other funds	\$ 615,605	\$ -	\$ -	\$ -	\$ 615,605
<b>Total nonspendable</b>	<u>615,605</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>615,605</u>
<b>Restricted:</b>					
Debt service	269,453	-	-	-	269,453
Prop 172	440,760	-	-	-	440,760
COPS	28,975	-	-	-	28,975
Lighting and maintenance districts	354,864	-	-	-	354,864
Low and moderate income housing	-	18,750,601	-	-	18,750,601
Capital projects	-	-	14,019,775	-	14,019,775
Gas tax	-	-	-	1,287,356	1,287,356
Narcotic enforcement	-	-	-	370,217	370,217
Air quality improvement	-	-	-	217,815	217,815
Park development	-	-	-	83,324	83,324
Measure M	-	-	-	2,040,615	2,040,615
Affordable housing trust	-	-	-	2,319,807	2,319,807
Blackstone CFD	-	-	-	2,347,760	2,347,760
La Floresta CFD	-	-	-	185,244	185,244
Taylor-Morrison CFD	-	-	-	71,748	71,748
Capital and mitigation improvement	-	-	-	5,230,740	5,230,740
Storm drain	-	-	-	256,356	256,356
Pension stabilization	6,133,960	-	-	-	6,133,960
<b>Total restricted</b>	<u>7,228,012</u>	<u>18,750,601</u>	<u>14,019,775</u>	<u>14,410,982</u>	<u>54,409,370</u>
<b>Committed:</b>					
Asset replacement	9,091,623	-	-	-	9,091,623
<b>Total committed</b>	<u>9,091,623</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>9,091,623</u>
<b>Assigned:</b>					
Community center	590,815	-	-	-	590,815
<b>Total assigned</b>	<u>590,815</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>590,815</u>
<b>Unassigned:</b>					
General Fund	19,374,873	-	-	-	19,374,873
Other Governmental Funds	-	-	-	(79,171)	(79,171)
<b>Total unassigned</b>	<u>19,374,873</u>	<u>-</u>	<u>-</u>	<u>(79,171)</u>	<u>19,295,702</u>
<b>Total</b>	<u>\$ 36,900,928</u>	<u>\$ 18,750,601</u>	<u>\$ 14,019,775</u>	<u>\$ 14,331,811</u>	<u>\$ 84,003,115</u>

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 14: Net Position Restatements**

## Governmental Activities:

To reconciling infrastructure and adjust accumulated depreciation balances due to misrecording in prior years	\$ 7,755,792
	<u>\$ 7,755,792</u>

## Business-Type Activities

To reconciling infrastructure and adjust accumulated depreciation balances due to misrecording in prior years	\$ 521,450
	<u>\$ 521,450</u>

## Proprietary funds:

## Water Fund

To adjust accumulated depreciation balances due to misrecording in prior years	\$ 444,427
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## Sewer Fund

To adjust accumulated depreciation balances due to misrecording in prior years	77,023
	<u>\$ 521,450</u>

## Internal Service Funds

To reconciling capital assets and adjust accumulated depreciation balances due to misrecording in prior years	\$ 518,027
	<u>\$ 518,027</u>

**Note 15: Construction and Other Significant Commitments**

The following material construction commitments existed at June 30, 2016:

Project Name	Contract Amount	Expenditures to date as of June 30, 2016	Remaining Commitments
<b>Capital Improvements Fund:</b>			
57 Freeway & Lamber Road Interchange Improvement Project	\$ 3,420,000	\$ 1,364,428	\$ 2,055,572
The Track at Brea Trail Project - EPA RLF	1,153,000	-	1,153,000
Glenbrook Tract Waterline Improvements	2,636,763	141,295	2,495,468
Super Block I Parking Structure	8,381,880	-	8,381,880
Total			<u>\$ 14,085,920</u>

**Note 16: Contingencies**

The City is a defendant in several pending lawsuits of a nature common to many similar jurisdictions. City management estimates that the potential claims against the City not covered by insurance resulting from such litigation would not materially affect the financial position of the City.

The City incurs various costs under federal and state grant reimbursement programs and records the related revenue and receivables for grant claims. Such grant claims are subject to final audit by federal and state agencies.



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 17: California Redevelopment Agency Dissolution**

On December 29, 2011, the California Supreme Court upheld Assembly Bill X1 26 ("the Bill") that provides for the dissolution of all redevelopment agencies in the State of California. This action impacted the reporting entity of the City of Brea that previously had reported a redevelopment agency within the reporting entity of the City as a blended component unit.

The Bill provides that upon dissolution of a redevelopment agency, either the city or another unit of local government will agree to serve as the "successor agency" to hold the assets until they are distributed to other units of state and local government. On August 25, 2011, the City Council elected to become the Successor Agency for the former redevelopment agency in accordance with the Bill as part of City resolution number 2011-085.

After enactment of the law, which occurred on June 28, 2011, redevelopment agencies in the State of California cannot enter into new projects, obligations or commitments. Subject to the control of a newly established oversight board, remaining assets can only be used to pay enforceable obligations in existence at the date of dissolution (including the completion of any unfinished projects that were subject to legally enforceable contractual commitments).

In future fiscal years, successor agencies will only be allocated revenue in the amount that is necessary to pay the estimated annual installment payments on enforceable obligations of the former redevelopment agency until all enforceable obligations of the prior redevelopment agency have been paid in full and all assets have been liquidated.

The Bill directed the State Controller of the State of California to review the propriety of any transfers of assets between redevelopment agencies and other public bodies that occurred after January 1, 2011. If the public body that received such transfers was not contractually committed to a third party for the expenditure or encumbrance of those assets, the State Controller was required to order the available assets to be transferred to the public body designated as the successor agency by the Bill.

Management believes, in consultation with legal counsel, that the obligations of the former redevelopment agency due to the City are valid enforceable obligations payable by the successor agency trust under the requirements of the Bill. The City's position on this issue is not a position of settled law and there is considerable legal uncertainty regarding this issue. It is reasonably possible that a legal determination may be made at a later date by an appropriate judicial authority that would resolve this issue unfavorably to the City.

In accordance with the timeline set forth in the Bill (as modified by the California Supreme Court on December 29, 2011) all redevelopment agencies in the State of California were dissolved and ceased to operate as a legal entity as of February 1, 2012. After the date of dissolution, the assets and activities of the dissolved redevelopment agency are reported in a fiduciary fund (private purpose trust fund) in the financial statements of the City.

**a. Cash and investments**

Cash and investments reported in the accompanying financial statements consisted of the following:

Cash and investments	\$ 1,159,693
Cash and investments with fiscal agent	<u>32,156,756</u>
	<u><u>\$ 33,316,449</u></u>

**CITY OF BREA**

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

**Note 17: California Redevelopment Agency Dissolution (Continued)**

**b. Loans Receivable**

The City (through the former redevelopment agency) has made long term loans to various developers and organizations to stimulate development in the City and remove blight in designated project areas. The outstanding balance at June 30, 2016, is as follows:

Rehabilitation Loans	\$ 16,000
Developer/ Organization Loans:	
Brea Improv	376,312
Brea Olinda Unified School District	1,708,555
Total notes, loans and deferred loans receivable	<u>\$ 2,100,867</u>

**c. Capital Assets**

Summary of changes in capital assets of the Successor Agency for the year ended June 30, 2016, is as follows:

	Beginning Balance	Additions	Disposals	Ending Balance
Capital assets, not being depreciated:				
Land	\$ 944,392	\$ -	\$ -	\$ 944,392
Total Capital Assets, not being depreciated	944,392	-	-	944,392
Capital Assets, Net	<u>\$ 944,392</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 944,392</u>

**d. Long-Term Debt**

A description of long-term debt outstanding (excluding defeased debt) of the Successor Agency as of June 30, 2016, follows:

	Beginning Balance	Additions	Repayments	Ending Balance	Due Within One Year
Tax Allocation Bonds					
2003 Tax Allocation Bonds	\$ 27,287,014	\$ 566,858	\$ -	\$ 27,853,872	\$ -
2008 Tax Allocation Bonds Series A	14,120,000	-	(905,000)	13,215,000	955,000
2008 Tax Allocation Bonds Series B	1,620,000	-	(80,000)	1,540,000	90,000
2011 Tax Allocation Bonds Series A	23,029,392	1,378,490	(25,000)	24,382,882	25,000
2011 Tax Allocation Bonds Series B	10,125,000	-	(90,000)	10,035,000	95,000
2013 Tax Allocation Bonds	88,450,000	-	(6,650,000)	81,800,000	6,920,000
Lease Revenue Bonds					
2004 Refunding Lease Revenue Bonds	2,150,000	-	(270,000)	1,880,000	285,000
2010 Refunding Lease Revenue Bonds	6,350,000	-	(805,000)	5,545,000	835,000
	<u>\$ 173,131,406</u>	<u>\$ 1,945,348</u>	<u>\$ (8,825,000)</u>	<u>166,251,754</u>	<u>\$ 9,205,000</u>
Unamortized bond discounts and premiums				8,526,108	
				<u>\$ 174,777,862</u>	

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 17: California Redevelopment Agency Dissolution (Continued)**

**Tax Allocation Bonds**

2003 Tax Allocation Bonds

In July 2003, the former Brea Redevelopment Agency issued \$120,497,866 principal amount of 2003 Redevelopment Project AB Tax Allocation Bonds. The proceeds were used to: 1) current refund the Agency's Brea Redevelopment Agency 1993 Tax Allocation Refunding Bonds, 2) pay the costs of additional redevelopment activities with respect to Project Area AB, 3) pay the cost of a reserve fund security instrument, and 4) pay costs of issuance related to the bonds.

Bonds in the years 2014 to 2026, are current interest bonds payable with no annual installments, while bonds maturing in the years 2028 to 2030, are capital appreciation bonds payable August 1 in annual installments of \$2,151,714 to \$1,801,707. Bonds maturing in the years 2027, 2031 and 2032, in the amount of \$16,475,000 are term bonds.

The current interest bonds bear interest at 4.450% due February 1 and August 1, of each year. The term bonds bear interest at 4.45% and are due August 1, 2032. The capital appreciation bonds have a face value of \$22,640,000. By their nature, there is no regular interest payments associated with capital appreciation bonds. The "interest" on the debt results from the difference between the amounts paid by the investors when the debt was issued and the significantly larger value at maturity. The \$22,640,000 of face value capital appreciation bonds were initially recorded at the amount of proceeds received, \$5,987,866. Each year, the outstanding balance is increased for the accretion of interest associated with the bonds.

A financial guaranty insurance policy has been issued and, accordingly, no cash reserve balance is required. Bond payments are secured by a first pledge on all of the tax revenues on parity with the 2011 and 2013 bonds.

In December 2013, the Successor Agency issued the 2013 Tax Allocation Refunding Bonds to redeem the current interest bonds and term bonds outstanding balance of the 2003 Tax Allocation Bonds. Upon issuance of the 2013 Bonds, a portion of the sale proceeds of the 2013 Bonds was transferred to the 2003 Escrow Fund. On the redemption date, moneys deposited in the escrow funds was used to pay the redemption price for the refunded bonds. As a result, except for the capital appreciation bonds, the liability for current interest bonds and term bonds has been removed. The outstanding balance of the capital appreciation bonds at June 30, 2016, was \$27,853,872.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 17: California Redevelopment Agency Dissolution (Continued)**

2008 Tax Allocation Revenue Bonds, Series A and B

In October 2008, the Brea Public Financing Authority issued its 2008 Tax Allocation Revenue Bonds, Series A and 2008 Tax Allocation Revenue Bonds, Series B in the amount of \$18,900,000 and \$2,025,000 respectively to make three separate loans to the Brea Redevelopment Agency pursuant to three loan agreements dated November 1, 2008. The proceeds of the loans were used to current refund the Agency's outstanding 1997 Senior Lien Tax Allocation Bonds in the amount of \$9,825,000, to current refund the 1997 Subordinate Lien Tax Allocation Bonds in the amount of \$2,235,000, to finance additional projects benefiting the Agency's Project Area C including low and moderate income housing programs.

The Series A Serial Bonds totaling \$9,715,000 have principal repayments ranging from \$710,000 to \$1,070,000 with interest rates ranging from 4.25% to 6.5%. The Series A Term Bonds totaling \$4,710,000 due September 1, 2023, have sinking fund maturities ranging from \$1,060,000 to \$1,300,000 with interest at 7.0%. The Series A Term Bonds totaling \$4,475,000 due September 1, 2026, have sinking fund maturities ranging from \$1,390,000 to \$1,595,000 with interest at 7.125%. The outstanding balance at June 30, 2016, was \$13,215,000.

The Series B Term Bonds totaling \$330,000 due September 1, 2013, have sinking fund maturities ranging from \$55,000 to \$80,000 with interest at 7.25%; the Series B Term Bonds totaling \$445,000 due September 1, 2018, have sinking fund maturities ranging from \$75,000 to \$105,000 with interest at 8.375%; and the Series B Term Bonds totaling \$1,250,000 due September 1, 2026, have sinking fund maturities ranging from \$115,000 to \$205,000 with interest at 9.0%. The outstanding balance at June 30, 2016, was \$1,540,000.

The required reserve for the Series A and Series B bonds is \$1,829,853 and \$202,500, respectively. As of June 30, 2016, the reserve amount was \$1,939,553 and \$206,494, respectively.

2011 Tax Allocation Bonds, Series A

In June 2011, the former Brea Redevelopment Agency issued \$18,839,323 principal amount of Brea Redevelopment Agency 2011 Tax Allocation Bonds, Series A. The proceeds were used to: 1) refund all of the Agency's remaining outstanding 2001 Subordinate Tax Allocation Refunding Bonds, Series B, 2) finance projects benefiting the Agency's Redevelopment Project AB, 3) fund a reserve account, and 4) pay costs of issuance.

Bonds maturing in the years 2031 are current interest bonds payable August 1 in one installment of \$4,315,000, while bonds maturing in the years 2013 to 2036, are capital appreciation bonds payable August 1 in annual installments of \$28,489 to \$1,958,307. The Series A Capital Appreciation Bonds maturing on August 1, 2025 and August 1, 2034 are subject to special mandatory redemption in whole by the Agency on July 1, 2025 and May 15, 2034, respectively, at redemption price equal to 100 percent of the accreted value of the Series A Capital Appreciation Bonds to be redeemed, without premium.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 17: California Redevelopment Agency Dissolution (Continued)**

The current interest bonds maturing on August 1, 2031, are subject to redemption in whole or in part at the option of the Agency from any available source of funds. The capital appreciation bonds maturing on or after August 1, 2022, are subject to redemption in whole or in part at the option of the Agency, from any available source of funds.

The current interest bonds bear interest at 5.00% due February 1 and August 1, of each year. The capital appreciation bonds have a face value of \$57,725,000. By their nature, there is no regular interest payments associated with capital appreciation bonds. The "interest" on the debt results from the difference between the amounts paid by the investors when the debt was issued and the significantly larger value at maturity. The \$57,725,000 of face value capital appreciation bonds were initially recorded at the amount of proceeds received, \$14,524,323. Each year, the outstanding balance is increased for the accretion of interest associated with the bonds.

Series A bonds are secured by a pledge of and lien on all the surplus tax revenues. The bonds are further secured by a required cash reserve of \$1,883,932 deposited with the trustee. As of June 30, 2016, the reserve was \$1,929,100.

Bond payments are secured by a first pledge on all of the tax revenues on parity with 2003 and 2013 bonds.

The outstanding balance at June 30, 2016, was \$24,382,882.

**2011 Taxable Tax Allocation Housing Bonds, Series B**

In June 2011, the former Brea Redevelopment Agency issued \$10,295,000 principal amount of Brea Redevelopment Agency 2011 Taxable Tax Allocation Housing Bonds, Series B. The proceeds were used to: 1) finance projects in the Agency's low and moderating income housing program of benefit to the project area, 2) fund a reserve account, and 3) pay costs of issuance.

Series B bonds consist of \$5,045,000 serial bonds maturing in the years 2013 to 2025, payable August 1 in annual installments of \$85,000 to \$1,735,000. The bonds bear interest at 2.126% to 6.862%. Bonds maturing in the year 2026 to 2029, in the amount of \$5,250,000 are term bonds and bear interest at 7.392%. The Series B Bonds maturing on August 1, 2025 are subjected to special mandatory redemption in whole by the Agency on July 1, 2025, at redemption price equal to 100 percent of the principal amount, together with accrued interest, without premium.

Serial bonds maturing on or after August 1, 2022, are subject to redemption in whole or in part at the option of the Agency from any available source of funds. Term bonds are subject to mandatory redemption in part by lot on August 1, 2026, August 1, 2027, August 1, 2028 and August 1, 2029, in the amount of \$1,410,000, \$1,515,000, \$1,625,000, \$700,000, respectively, from sinking fund payments made by the Agency.

Series B bonds are secured by a pledge of and lien on housing tax revenues. The bonds are further secured by a required cash reserve of \$1,029,500 deposited with the trustee. As of June 30, 2016, the reserve was \$1,048,215.

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 17: California Redevelopment Agency Dissolution (Continued)**

Bond payments are secured by a first pledge on all of the tax revenues on parity with 2003 and 2013 bonds.

The outstanding balance at June 30, 2016, was \$10,035,000.

**2013 Tax Allocation Refunding Bonds**

In December 2013, the Successor Agency to the Brea Redevelopment Agency issued its \$96,620,000 Successor Agency to the Brea Redevelopment Agency Redevelopment Project AB 2013 Tax Allocation Refunding Bonds to refund the outstanding balance of the Brea Redevelopment Agency 2001 Tax Allocation Refunding Bonds, Series A in the amount of \$36,205,000 and to refund the current interest bonds and term bonds outstanding of the 2003 Tax Allocation Bonds in the amount of \$68,390,000. Upon issuance of the 2013 Bonds, a portion of the sale proceeds of the 2013 Bonds was transferred to the 2001A Escrow Fund and to the 2003 Escrow Fund. On the Redemption Date, moneys deposited in the Escrow Funds were used to pay the redemption price for the Refunded Bonds.

The refunding resulted in the recognition of an accounting loss of \$1.83 million for the year ended June 30, 2016. The Successor Agency in effect reduced its aggregate debt service payments by almost \$10.47 million over the next 22 years and obtained an economic gain (difference between the present values of the old and new debt service payments) of \$8.85 million.

Bonds Maturing in the years 2014 to 2026 are payable in August 1, of each year with annual installments ranging from \$1,500,000 to \$8,595,000. The interest rates on the bonds range from 4.00% to 5.00%.

A financial guaranty insurance policy has been issued and, accordingly, no cash reserve balance is required. Bond payments are secured by a first pledge on all tax revenues on parity with the 2003 and 2011 Tax Allocation Bonds.

The outstanding balance at June 30, 2016, was \$81,800,000.

Total Tax Allocation Bonds outstanding at June 30, 2016, was \$158,826,754. The debt service schedules of these Lease Revenue Bonds are as follows:

Fiscal Year Ending June 30	Principal	Interest	Total
2017	\$ 8,085,000	\$ 6,456,063	\$ 14,541,063
2018	8,424,178	6,073,635	14,497,813
2019	8,831,720	5,668,187	14,499,907
2020	9,122,240	5,234,315	14,356,555
2021	9,559,548	4,775,057	14,334,605
2022-2026	55,451,908	20,146,160	75,598,068
2027-2031	39,509,549	20,690,731	60,200,280
2032-2036	19,238,411	26,181,014	45,419,425
2037	604,200	2,400,800	3,005,000
Total	<u>\$ 158,826,754</u>	<u>\$ 97,625,962</u>	<u>\$ 256,452,716</u>

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)  
FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 17: California Redevelopment Agency Dissolution (Continued)**

**Pledged Revenues**

The Successor Agency pledged, as security for bonds issued, either directly or through the Financing Authority, a portion of tax increment revenue (including Low and Moderate Income Housing set-aside and pass through allocations) that it receives. The bonds issued were to provide financing for various capital projects, accomplish Low and Moderate Income Housing projects and to defease previously issued bonds. Assembly Bill X1 26 provided that upon dissolution of the Redevelopment Agency, property taxes allocated to redevelopment agencies no longer are deemed tax increment but rather property tax revenues and will be allocated first to successor agencies to make payments on the indebtedness incurred by the dissolved redevelopment agency. Total principal and interest remaining on the debt is \$256,452,716, with annual debt service requirements as indicated above. For the current year, the total property tax revenue recognized by the Successor Agency for the payment of indebtedness incurred by the dissolved redevelopment agency was \$17,479,764 and the debt service obligation was \$14,541,787.

**Refunding Lease Revenue Bonds**

**2004 Refunding Lease Revenue Bonds**

The \$4,330,000 principal amount of the 2004 Refunding Lease Revenue Bonds was issued by the Brea Public Financing Authority in November 2004, to advance refund the Brea Public Financing Authority's 1995 Lease Revenue Bonds.

Bonds maturing in the years 2005 to 2021 are serial bonds payable in annual installments ranging from \$165,000 to \$345,000. The bonds bear interest at 3.000% to 4.500%. Bonds maturing on or after July 1, 2015, may be called before maturity and redeemed at the option of the Authority in whole or in part on any date after July 1, 2014, at a redemption price equal to 100% of the principal amount of the bonds redeemed.

Bonds are payable from the lease payments to be made by the City of Brea for the subleasing of certain real property pursuant to a lease agreement dated November 1, 2004. A financial guarantee insurance policy has been issued, and accordingly, no cash reserve balance is required to be established. Simultaneously, the City and the Agency entered into the Fourth Supplement to the Amended and Restated Reimbursement Agreement.

The outstanding balance at June 30, 2016, was \$1,880,000.

**2010 Refunding Lease Revenue Bonds**

The \$9,460,000 principal amount of the 2010 Refunding Lease Revenue Bonds was issued by the Brea Public Financing Authority in December 2010, to current refund the Brea Public Financing Authority's 1998 Lease Revenue Refunding Bonds.

Bonds maturing in the years 2011 to 2021 are serial bonds payable in annual installments ranging from \$865,000 to \$1,015,000. The bonds bear interest at 2% to 4%, due semi-annually on January 1 and July 1. Bonds maturing on



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**
**Note 17: California Redevelopment Agency Dissolution (Continued)**

July 1, 2021, may be redeemed at the option of the Authority in whole or in part on any date after July 1, 2020, at a redemption price equal to 100% of the principal amount of the bonds redeemed.

Bonds are payable from the lease payments to be made by the City of Brea for the right to use and occupy certain property pursuant to a lease agreement dated December 1, 1998, and further amended by Amended and Restated Sublease Agreement dated December 1, 2010. Simultaneously, the City and the Agency entered into the Fourth Supplement to the Amended and Restated Reimbursement Agreement.

The outstanding balance at June 30, 2016, was \$5,545,000.

Total Refunding Lease Revenue Bonds outstanding at June 30, 2016, was \$7,425,000. The debt service schedules of these Lease Revenue Bonds are as follows:

Fiscal Year Ending June 30	Principal	Interest	Total
2017	\$ 1,120,000	\$ 274,769	\$ 1,394,769
2018	1,165,000	229,611	1,394,611
2019	1,210,000	182,484	1,392,484
2020	1,260,000	133,275	1,393,275
2021	1,310,000	81,669	1,391,669
2021-2022	1,360,000	27,631	1,387,631
Total	<u>\$ 7,425,000</u>	<u>\$ 929,439</u>	<u>\$ 8,354,439</u>

**Pledged Revenues**

The Successor Agency pledged, as security for the lease revenue bonds issued, direct General Fund contribution and indirect tax increment revenue via a lease reimbursement agreement. The bonds issued were to defease previously issued bonds. Assembly Bill X1 26 provided that upon dissolution of the Redevelopment Agency, property taxes allocated to redevelopment agencies no longer are deemed tax increment but rather property tax revenues and will be allocated first to successor agencies to make payments on the indebtedness incurred by the dissolved redevelopment agency. Total principal and interest remaining on the debt is \$8,354,439 with annual debt service requirements as indicated above. For the current year, the General Fund contribution was \$1,392,773 and total property tax revenue recognized by the Successor Agency for the payment of indebtedness incurred by the dissolved redevelopment agency was \$17,479,764. The debt service obligation on the lease revenue bonds for the current year was \$1,392,772.

**Multifamily Housing Revenue Bonds**

In July 2010, the Agency on behalf of Tonner Hills Housing Partners, LP (the "Borrower"), was authorized to issue \$5,858,319 and \$7,741,681 Brea Redevelopment Agency Multifamily Housing Revenue Bonds (Tonner Hills Apartment Homes) 2010 Series A-1 and A-2, respectively, for the purpose of providing funding



**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**


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**Note 17: California Redevelopment Agency Dissolution (Continued)**

necessary for the acquisition, construction and equipping of a 94-unit multifamily rental housing project in the City. The Agency and the Borrower also entered into a non-interest bearing loan agreement in amount of \$1,200,000 (See Note 4). These bonds are not the obligations of the Agency and will be paid solely from future rent revenue. The outstanding balance is determined when a construction draw requisition is submitted to the bank for payment, limited up to the authorized amounts for each of the series. Currently, the bonds are only paying interest to bondholder for debt service payment. When the bonds are converted, then the Borrower will pay principal and interest per bond conversion. The outstanding balance at June 30, 2016, was \$3,816,445 and \$0 for Series A-1 and Series A-2, respectively.

**e. Insurance**

The Successor Agency of the former Redevelopment Agency is covered under the insurance policy of the City of Brea at June 30, 2016.

**f. Other Significant Commitments**
**Owner Participation Agreements**

In 1987, the Brea Redevelopment Agency entered into an owner participation agreement with the owners of the Brea Mall. This agreement obligates the Agency to pay the owners 80% of the tax increment revenues generated by the Brea Mall above the 1987-1988 base year tax increment, plus \$15,000. The agreement's term is for 33 years beginning the year ended June 30, 1990. The tax increment revenue sharing payments are senior to bond payments.

The amount paid by the Agency as a result of this agreement for the fiscal year ended June 30, 2016, was \$1,506,944. Future minimum payments for the next 5 years and thereafter are estimated as follows:

Fiscal Year Ending June 30	Amount
2017	\$ 1,575,641
2018	1,583,169
2019	1,628,662
2020	1,675,065
2021	1,722,395
2021-22	1,770,673
Total	<u>\$ 9,955,605</u>

**NOTES TO THE BASIC FINANCIAL STATEMENTS (CONTINUED)**  
**FOR THE YEAR ENDED JUNE 30, 2016**

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**Note 18: Related Party Transactions**

During the fiscal year, the City's Water Utility fund purchased from the California Domestic Water Company water for resale to residential and commercial customers. At June 30, 2016, the City's Water Utility owns 2,106.50 shares of Common Stocks or 26.3% of the total Common Stocks issued and 687.85 shares of Class A Preferred Stocks or 40.8% of the total Class A Preferred Stock in California Domestic Water Company. The shares of Common Stocks and Preferred Stocks are reported as Other Investments in the Water Utility Fund. The latest information available from California Domestic Water Company is as of June 30, 2016.

**Note 19: Subsequent Events**

On October 18, 2016, the Successor Agency to the Brea Redevelopment Agency issued the 2016 Tax Allocation Refunding Bonds, Series A and B, in the amount of \$10,425,000 and \$1,540,000, respectively. The proceeds were used to refund the 2008 Tax Allocation Revenue Bonds, Series A and B.

In January 2017, the City purchased 6000 acre feet of Metropolitan Water District Tier 1 water in the amount of \$4,182,000 to be applied toward the City's future over entitlement water purchases from California Domestic Water Company.

In March 2017, the Successor Agency sold a property in the amount of \$364,015

## **REQUIRED SUPPLEMENTARY INFORMATION**

## CITY OF BREA

## MISCELLANEOUS PLAN

SCHEDULE OF CHANGES IN NET PENSION LIABILITY AND RELATED RATIOS  
AS OF JUNE 30, FOR THE LAST TEN FISCAL YEARS (1)

	2015	2016
<b>TOTAL PENSION LIABILITY</b>		
Service Cost	\$ 2,192,940	\$ 2,062,984
Interest	8,386,263	8,692,445
Changes of Benefits Terms	-	-
Difference Between expected and Actual Experience	-	(1,784,268)
Changes in Assumptions	-	(2,142,611)
Benefit Payments, Including Refunds of employee Contributions	(4,468,721)	(5,086,167)
<b>Net Change in Total Pension Liability</b>	<b>6,110,482</b>	<b>1,742,383</b>
<b>Total Pension Liability - Beginning</b>	<b>112,954,734</b>	<b>119,065,216</b>
<b>Total Pension Liability - Ending (a)</b>	<b>\$ 119,065,216</b>	<b>\$ 120,807,599</b>
<b>PLAN FIDUCIARY NET POSITION</b>		
Contribution - Employer	\$ 1,957,360	\$ 2,133,735
Contribution - Employee	1,140,919	1,087,960
Net Investment Income	14,101,824	2,140,976
Benefit Payments, Including Refunds of Employee Contributions	(4,468,721)	(5,086,167)
Administrative Expense	-	(106,071)
<b>Net Change in Fiduciary Net Position</b>	<b>12,731,382</b>	<b>170,433</b>
<b>Plan Fiduciary Net Position - Beginning</b>	<b>81,374,362</b>	<b>94,105,744</b>
<b>Plan Fiduciary Net Position - Ending (b)</b>	<b>\$ 94,105,744</b>	<b>\$ 94,276,177</b>
<b>Plan Net Pension Liability/(Assets) - Ending (a) - (b)</b>	<b>\$ 24,959,472</b>	<b>\$ 26,531,422</b>
<b>Plan Fiduciary Net Position as a Percentage of the Total Pension Liability</b>	<b>79.04%</b>	<b>78.04%</b>
<b>Covered-Employee Payroll</b>	<b>\$ 15,024,118</b>	<b>\$ 15,474,842</b>
<b>Plan Net Pension Liability/(Asset) as a Percentage of Covered-Employee Payroll</b>	<b>166.13%</b>	<b>171.45%</b>

(1) Historical information is required only for measurement for which GASB 68 is applicable. Fiscal Year 2015 was the first year of implementation, therefore only two years are shown.

(2) Net of administrative expenses.

**Notes to Schedule:**

Benefit Changes: The figures above do not include any liability impact that may have resulted from plan changes which occurred after June 30, 2014. This applies for voluntary benefit changes as well as any offers of Two Years Additional Service Credit (a.k.a. Golden Handshakes).

Changes of Assumptions: The discount rate was changed from 7.5 percent (net of administrative expense) to 7.65 percent.

## CITY OF BREA

## SAFETY PLAN

SCHEDULE OF CHANGES IN NET PENSION LIABILITY AND RELATED RATIOS  
AS OF JUNE 30, FOR THE LAST TEN FISCAL YEARS (1)

	2015	2016
<b>TOTAL PENSION LIABILITY</b>		
Service Cost	\$ 3,080,297	\$ 2,865,433
Interest	15,749,580	16,223,231
Changes of Benefits Terms	-	-
Difference Between expected and Actual Experience	-	(2,307,435)
Changes in Assumptions	-	(3,994,113)
Benefit Payments, Including Refunds of employee Contributions	(10,108,174)	(10,585,623)
<b>Net Change in Total Pension Liability</b>	<b>8,721,703</b>	<b>2,201,493</b>
<b>Total Pension Liability - Beginning</b>	<b>213,508,329</b>	<b>222,230,032</b>
<b>Total Pension Liability - Ending (a)</b>	<b>\$ 222,230,032</b>	<b>\$ 224,431,525</b>
<b>PLAN FIDUCIARY NET POSITION</b>		
Contribution - Employer	\$ 3,635,010	\$ 3,589,221
Contribution - Employee	1,024,137	1,084,088
Net Investment Income	24,058,889	3,541,260
Benefit Payments, Including Refunds of Employee Contributions	(10,108,174)	(10,585,623)
Administrative Expense	-	(175,877)
<b>Net Change in Fiduciary Net Position</b>	<b>18,609,862</b>	<b>(2,546,931)</b>
<b>Plan Fiduciary Net Position - Beginning</b>	<b>140,240,374</b>	<b>158,850,236</b>
<b>Plan Fiduciary Net Position - Ending (b)</b>	<b>\$ 158,850,236</b>	<b>\$ 156,303,305</b>
<b>Plan Net Pension Liability/(Assets) - Ending (a) - (b)</b>	<b>\$ 63,379,796</b>	<b>\$ 68,128,220</b>
<b>Plan Fiduciary Net Position as a Percentage of the Total Pension Liability</b>	<b>71.48%</b>	<b>69.64%</b>
<b>Covered-Employee Payroll</b>	<b>\$ 11,359,365</b>	<b>\$ 11,700,146</b>
<b>Plan Net Pension Liability/(Asset) as a Percentage of Covered-Employee Payroll</b>	<b>557.95%</b>	<b>596.77%</b>

(1) Historical information is required only for measurement for which GASB 68 is applicable. Fiscal Year 2015 was the first year of implementation, therefore only two years are shown.

(2) Net of administrative expenses.

**Notes to Schedule:**

Benefit Changes: The figures above do not include any liability impact that may have resulted from plan changes which occurred after June 30, 2014. This applies for voluntary benefit changes as well as any offers of Two Years Additional Service Credit (a.k.a. Golden Handshakes).

Changes of Assumptions: The discount rate was changed from 7.5 percent (net of administrative expense) to 7.65 percent.

## CITY OF BREA

**SCHEDULE OF PLAN CONTRIBUTIONS  
AS OF JUNE 30, FOR THE LAST TEN FISCAL YEARS (1)**

	<b>2014</b>	<b>2015</b>	<b>2016</b>
<b><u>Miscellaneous Plan</u></b>			
Actuarially Determined Contribution	\$ 1,957,360	\$ 2,133,735	\$ 2,164,579
Contribution in Relation to the Actuarially Determined Contribution	(1,957,360)	(2,133,735)	(2,164,579)
Contribution Deficiency (Excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Covered-Employee Payroll (3) (4)	\$ 15,024,118	\$ 15,474,842	\$ 15,315,398
Contributions as a Percentage of Covered-Employee Payroll (3)	13.03%	13.79%	14.13%
<b><u>Safety Plan</u></b>			
Actuarially Determined Contribution	\$ 3,635,011	\$ 3,589,221	\$ 4,960,634
Contribution in Relation to the Actuarially Determined Contribution	(3,635,011)	(3,589,221)	(4,960,634)
Contribution Deficiency (Excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Covered-Employee Payroll (3) (4)	\$ 11,359,365	\$ 11,700,146	\$ 11,416,067
Contributions as a Percentage of Covered-Employee Payroll (3)	32.00%	30.68%	43.45%

(1) Historical information is required only for measurement for which GASB 68 is applicable. Fiscal Year 2015 was the first year of implementation, therefore only three years are shown.

**Note to Schedule:**

Valuation Date: June 30, 2013

## Methods and assumptions

used to determine contribution rates:

Actuarial cost method	Entry age normal
Amortization method	Level percentage of payroll, closed
Assets valuation method	Actuarial value of assets
Inflation	2.75%
Salary increases	Varies by entry age and service
Payroll growth	3.00%
Investment rate of return	7.50% net of pension investment and administrative expenses, including inflation.

Retirement age The probabilities of retirement are based on the 2010 CalPERS Experience Study for the period from 1997 to 2007.

Mortality The probabilities of mortality are based on the 2010 CalPERS Experience Study for the period from 1997 to 2007. Pre-retirement and post-retirement mortality rates include 5 years of projected mortality improvement using Scale AA published by the Society of Actuaries.

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE  
GENERAL FUND  
YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 35,025,507	\$ 35,025,507	\$ 35,025,507	\$ -
<b>Resources (Inflows):</b>				
Taxes	37,483,710	38,053,710	38,896,769	843,059
Licenses and permits	576,350	576,350	782,250	205,900
Intergovernmental	6,385,252	7,189,539	7,346,081	156,542
Charges for services	3,452,825	3,453,825	3,863,571	409,746
Use of money and property	2,356,290	2,356,290	2,140,070	(216,220)
Fines and forfeitures	889,100	889,100	630,420	(258,680)
Miscellaneous	2,980,005	3,084,443	2,678,722	(405,721)
Transfers in	1,065,000	1,065,000	1,050,000	(15,000)
Capital leases	-	1,952,104	1,952,104	-
<b>Amounts Available for Appropriations</b>	<b>90,214,039</b>	<b>93,645,868</b>	<b>94,365,494</b>	<b>719,626</b>
<b>Charges to Appropriations (Outflow):</b>				
General government				
Management services	2,065,457	2,224,257	2,195,672	28,585
Administrative services	3,499,320	3,488,233	3,075,162	413,071
Public safety				
Police	19,469,648	20,753,413	20,521,275	232,138
Fire	11,726,476	12,249,769	12,034,158	215,611
Community development	2,826,989	3,089,489	2,833,357	256,132
Community services	7,131,388	7,556,312	7,048,955	507,357
Public works	5,276,216	5,557,573	5,241,976	315,597
Capital outlay	770,690	3,548,571	2,282,014	1,266,557
Debt service:				
Principal retirement	395,000	618,132	618,132	-
Interest and fiscal charges	392,890	420,772	420,772	-
Transfers out	2,197,240	9,809,257	1,193,093	8,616,164
<b>Total Charges to Appropriations</b>	<b>55,751,314</b>	<b>69,315,778</b>	<b>57,464,566</b>	<b>11,851,212</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 34,462,725</b>	<b>\$ 24,330,090</b>	<b>\$ 36,900,928</b>	<b>\$ 12,570,838</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE  
LOW AND MODERATE INCOME HOUSING ASSET  
YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual Amounts</b>	<b>Variance with Final Budget Positive (Negative)</b>
	<b>Original</b>	<b>Final</b>		
Budgetary Fund Balance, July 1	\$18,933,035	\$ 18,933,035	\$ 18,933,035	\$ -
<b>Resources (Inflows):</b>				
Investment income	2,600	21,000	41,252	20,252
Miscellaneous	117,000	117,000	36,101	(80,899)
<b>Amounts Available for Appropriations</b>	<b>19,052,635</b>	<b>19,071,035</b>	<b>19,010,388</b>	<b>(60,647)</b>
<b>Charges to Appropriations (Outflow):</b>				
Community development	219,135	281,135	259,787	21,348
<b>Total Charges to Appropriations</b>	<b>219,135</b>	<b>281,135</b>	<b>259,787</b>	<b>21,348</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$18,833,500</b>	<b>\$ 18,789,900</b>	<b>\$ 18,750,601</b>	<b>\$ (39,299)</b>



**NOTES TO REQUIRED SUPPLEMENTARY INFORMATION  
FOR THE YEAR ENDED JUNE 30, 2016**

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**Budget Information**

**General Budget Policies**

The City adheres to the following procedures in establishing the budgetary data reflected in its financial statements:

1. In May of each year, the City Manager submits to the City Council a proposed financial plan with an annual operating budget for the upcoming fiscal year commencing July 1. The operating budget includes proposed expenditures and the sources of financing.
2. Public hearings are conducted at City Council meetings to obtain taxpayer comments.
3. On or before July 1, the financial plan for the fiscal year is adopted by Council action.
4. The City Manager is authorized to transfer funds appropriated with respect to those classifications designated as other services and material and supplies within the same department. The City Manager may transfer appropriated funds from any classification within other expenditure categories to the capital outlay classification within the same department only; however, any revisions that alter the total expenditures of any department must be approved by the City Council. Activities of the General Fund, Special Revenue Funds, Capital Projects Funds and Debt Service Funds are included in the annual appropriated budget. As an additional internal control mechanism, project-length financial plans are adopted for the Capital Improvement Program. The level of budgetary control (that is, the level at which expenditures cannot legally exceed the appropriated amount) is established at the department level within the General Fund and at the fund level for total expenditures and transfers out for all other budgeted funds.
5. Formal budgetary integration is employed as a management control device during the year for the governmental funds.
6. Legally adopted budgets for all governmental funds are established on a basis consistent with generally accepted accounting principles (GAAP). For the current fiscal year, the HOME Program special revenue fund had no adopted budget.

**Excess of Expenditures Over Appropriation**

For purposes of evaluating legal compliance at the budgetary level of control (that is, the level at which expenditures cannot legally exceed the appropriated amount), control is established at the department level within the General Fund and at the fund level for total expenditures and transfers out for all other budgeted funds.

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## NON-MAJOR GOVERNMENTAL FUNDS

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### Non-major Special Revenue Funds

The **Gas Tax Fund** is used to account for revenues received and expenditures made for street improvements and street maintenance. Financing is provided by the City's share of State gasoline taxes made pursuant to the California State Constitution and authorized by the State Legislature.

The **Narcotics Enforcement Asset Seizure Fund** is used to account for revenues seized by the Police Department during narcotic investigations.

The **Air Quality Improvement Fund** is used to account for revenues received from vehicle registration fees and restricted for improvement of air quality.

The **Park Development Fund** is used to account for revenues received and expenditures made for park development and improvement. The primary source of revenue is park development fees collected from developers under the State of California's Quimby Act.

The **Measure M Fund** is used to account for ½ ¢ sales tax restricted for expenditure for road maintenance and street expenditures.

The **Affordable Housing Trust Fund** is used to account for revenues received and expenditures made for the development of low to moderate income housing. The primary source of revenue is fees collected from developers.

The **Community Development Block Grant Fund** is used to account for the revenues received and expenditures made for the City's Community Development Block Grant Program. Financing is provided under an agreement with the County of Orange whereby the City is a secondary recipient of funds made available from the U.S. Department of Housing and Urban Development under the Housing and Community Development Act of 1974 and 1977.

The **HOME Program Fund** is used to account for the revenues received and expenditures made for housing rehabilitation. Financing is provided under an agreement with the County of Orange whereby the City is a secondary recipient of funds made available from the U.S. Department of Housing and Urban Development.

The **Blackstone Community Facilities District 2008-1 Fund** is used to account for the collection of special taxes and expenditure for police, fire, maintenance and general city services including park maintenance and open space.

## NON-MAJOR GOVERNMENTAL FUNDS

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### Non-major Special Revenue Funds, Continued

The ***La Floresta Facilities District 2011-1 Fund*** is used to account for the collection of special taxes and expenditure for police, fire, maintenance and general city services.

The ***Taylor Morrison Facilities District 2013-1 Fund*** is used to account for the collection of special taxes and expenditure for police, fire, maintenance and general city services.

### Non-major Capital Projects Funds

The ***Capital and Mitigation Improvement Fund*** is used to account for the revenues received and expenditures made for the City Council-designated Capital Improvement projects, as well as the implementation of measures designed to mitigate impacts related to development, and the operation of government facilities, including, but not limited to: traffic, noise, aesthetics, and open space preservation. Financing is provided by the July 14, 2009 Agreement between the City and County of Orange regarding the extension of the Olinda Alpha Landfill.

The ***Storm Drain Fund*** is used to account for the financing and construction of storm drains throughout the City. Financing is provided by storm drain assessment fees.

The ***Midbury Assessment Authority Fund*** is an Agency Fund used to account for the collection and payment of neighborhood street improvements.

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## CITY OF BREA

**COMBINING BALANCE SHEET  
NONMAJOR GOVERNMENTAL FUNDS  
JUNE 30, 2016**

	<b>Special Revenue Funds</b>			
	<b>Gas Tax</b>	<b>Narcotics Enforcement Asset Seizure</b>	<b>Air Quality Improvement</b>	<b>Park Development</b>
<b>Assets:</b>				
Cash and investments	\$ 1,287,356	\$ 387,951	\$ 202,991	\$ 83,324
Receivables:				
Accounts	-	-	-	-
Taxes	-	-	-	-
Notes and loans	-	-	-	-
Due from other governments	-	7,784	14,824	-
<b>Total Assets</b>	<b>\$ 1,287,356</b>	<b>\$ 395,735</b>	<b>\$ 217,815</b>	<b>\$ 83,324</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>				
<b>Liabilities:</b>				
Accounts payable	\$ -	\$ 25,162	\$ -	\$ -
Accrued liabilities	-	356	-	-
Due to other governments	-	-	-	-
Due to other funds	-	-	-	-
Advances from other funds	-	-	-	-
<b>Total Liabilities</b>	<b>-</b>	<b>25,518</b>	<b>-</b>	<b>-</b>
<b>Deferred Inflows of Resources:</b>				
Unavailable revenues	-	-	-	-
<b>Total Deferred Inflows of Resources</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Fund Balances:</b>				
<b>Restricted for:</b>				
Community development projects	-	-	-	83,324
Public safety	-	370,217	-	-
Public works	1,287,356	-	217,815	-
Capital projects	-	-	-	-
<b>Unassigned</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Fund Balances</b>	<b>1,287,356</b>	<b>370,217</b>	<b>217,815</b>	<b>83,324</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 1,287,356</b>	<b>\$ 395,735</b>	<b>\$ 217,815</b>	<b>\$ 83,324</b>

## CITY OF BREA

COMBINING BALANCE SHEET  
NONMAJOR GOVERNMENTAL FUNDS  
JUNE 30, 2016

(CONTINUED)

	Special Revenue Funds			
	Measure M	Affordable Housing Fund	Community Development Block Grant	HOME Program
<b>Assets:</b>				
Cash and investments	\$ 1,877,463	\$ 2,106,807	\$ -	\$ -
Receivables:				
Accounts	-	-	-	-
Taxes	-	-	-	-
Notes and loans	-	213,000	1,712,926	35,241
Due from other governments	163,572	-	69,723	-
<b>Total Assets</b>	<b>\$ 2,041,035</b>	<b>\$ 2,319,807</b>	<b>\$ 1,782,649</b>	<b>\$ 35,241</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>				
<b>Liabilities:</b>				
Accounts payable	\$ 64	\$ -	\$ -	\$ -
Accrued liabilities	356	-	-	-
Due to other governments	-	-	1,712,926	35,241
Due to other funds	-	-	74,142	-
Advances from other funds	-	-	-	-
<b>Total Liabilities</b>	<b>420</b>	<b>-</b>	<b>1,787,068</b>	<b>35,241</b>
<b>Deferred Inflows of Resources:</b>				
Unavailable revenues	-	-	55,324	-
<b>Total Deferred Inflows of Resources</b>	<b>-</b>	<b>-</b>	<b>55,324</b>	<b>-</b>
<b>Fund Balances:</b>				
<b>Restricted for:</b>				
Community development projects	-	2,319,807	-	-
Public safety	-	-	-	-
Public works	2,040,615	-	-	-
Capital projects	-	-	-	-
<b>Unassigned</b>	<b>-</b>	<b>-</b>	<b>(59,743)</b>	<b>-</b>
<b>Total Fund Balances</b>	<b>2,040,615</b>	<b>2,319,807</b>	<b>(59,743)</b>	<b>-</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 2,041,035</b>	<b>\$ 2,319,807</b>	<b>\$ 1,782,649</b>	<b>\$ 35,241</b>

## CITY OF BREA

COMBINING BALANCE SHEET  
NONMAJOR GOVERNMENTAL FUNDS  
JUNE 30, 2016

	Special Revenue Funds			Capital Projects Funds
	Blackstone CFD	La Floresta CFD	Taylor- Morrison CFD	Capital and Mitigation Improvement
<b>Assets:</b>				
Cash and investments	\$ 2,355,013	\$ 184,444	\$ 71,167	\$ 5,230,740
Receivables:				
Accounts	1,217	-	-	-
Taxes	8,900	800	581	-
Notes and loans	-	-	-	-
Due from other governments	-	-	-	-
<b>Total Assets</b>	<b>\$ 2,365,130</b>	<b>\$ 185,244</b>	<b>\$ 71,748</b>	<b>\$ 5,230,740</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>				
<b>Liabilities:</b>				
Accounts payable	\$ 11,900	\$ -	\$ -	\$ -
Accrued liabilities	5,470	-	-	-
Due to other governments	-	-	-	-
Due to other funds	-	-	-	-
Advances from other funds	-	-	-	-
<b>Total Liabilities</b>	<b>17,370</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Deferred Inflows of Resources:</b>				
Unavailable revenues	-	-	-	-
<b>Total Deferred Inflows of Resources</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Fund Balances:</b>				
<b>Restricted for:</b>				
Community development projects	-	-	-	-
Public safety	-	-	-	-
Public works	2,347,760	185,244	71,748	-
Capital projects	-	-	-	5,230,740
<b>Unassigned</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Fund Balances</b>	<b>2,347,760</b>	<b>185,244</b>	<b>71,748</b>	<b>5,230,740</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 2,365,130</b>	<b>\$ 185,244</b>	<b>\$ 71,748</b>	<b>\$ 5,230,740</b>



## CITY OF BREA

**COMBINING BALANCE SHEET  
NONMAJOR GOVERNMENTAL FUNDS  
JUNE 30, 2016**

	<b>Capital Projects Funds</b>		<b>Total Nonmajor Governmental Funds</b>
	<b>Storm Drain</b>	<b>Midbury</b>	
<b>Assets:</b>			
Cash and investments	\$ 256,356	\$ 4,799	\$ 14,048,411
Receivables:			
Accounts	-	-	1,217
Taxes	-	-	10,281
Notes and loans	-	-	1,961,167
Due from other governments	-	-	255,903
<b>Total Assets</b>	<b>\$ 256,356</b>	<b>\$ 4,799</b>	<b>\$ 16,276,979</b>
<b>Liabilities, Deferred Inflows of Resources, and Fund Balances:</b>			
<b>Liabilities:</b>			
Accounts payable	\$ -	\$ -	\$ 37,126
Accrued liabilities	-	-	6,182
Due to other governments	-	-	1,748,167
Due to other funds	-	-	74,142
Advances from other funds	-	24,227	24,227
<b>Total Liabilities</b>	<b>-</b>	<b>24,227</b>	<b>1,889,844</b>
<b>Deferred Inflows of Resources:</b>			
Unavailable revenues	-	-	55,324
<b>Total Deferred Inflows of Resources</b>	<b>-</b>	<b>-</b>	<b>55,324</b>
<b>Fund Balances:</b>			
<b>Restricted for:</b>			
Community development projects	-	-	2,403,131
Public safety	-	-	370,217
Public works	-	-	6,150,538
Capital projects	256,356	-	5,487,096
<b>Unassigned</b>	<b>-</b>	<b>(19,428)</b>	<b>(79,171)</b>
<b>Total Fund Balances</b>	<b>256,356</b>	<b>(19,428)</b>	<b>14,331,811</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 256,356</b>	<b>\$ 4,799</b>	<b>\$ 16,276,979</b>

## CITY OF BREa

COMBINING STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
NONMAJOR GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016

	Special Revenue Funds			
	Gas Tax	Narcotics Enforcement Asset Seizure	Air Quality Improvement	Park Development
<b>Revenues:</b>				
Taxes	\$ -	\$ -	\$ -	\$ -
Intergovernmental	950,611	-	55,069	-
Charges for services	-	-	-	426,848
Investment income	26,070	11,112	3,866	3,634
Fines and forfeitures	-	159,827	-	-
Miscellaneous	-	-	-	-
<b>Total Revenues</b>	<b>976,681</b>	<b>170,939</b>	<b>58,935</b>	<b>430,482</b>
<b>Expenditures:</b>				
Current:				
General government	-	-	-	-
Public safety	-	539,947	-	-
Community development	-	-	-	-
Public works	-	-	-	-
<b>Total Expenditures</b>	<b>-</b>	<b>539,947</b>	<b>-</b>	<b>-</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	976,681	(369,008)	58,935	430,482
<b>Other Financing Sources (Uses):</b>				
Transfers out	(760,582)	-	-	(599,233)
<b>Total Other Financing Sources (Uses)</b>	<b>(760,582)</b>	<b>-</b>	<b>-</b>	<b>(599,233)</b>
Net Change in Fund Balances	216,099	(369,008)	58,935	(168,751)
Fund Balances, Beginning of Year	1,071,257	739,225	158,880	252,075
<b>Fund Balances, End of Year</b>	<b>\$ 1,287,356</b>	<b>\$ 370,217</b>	<b>\$ 217,815</b>	<b>\$ 83,324</b>

## CITY OF BREa

COMBINING STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
NONMAJOR GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016

(CONTINUED)

	Special Revenue Funds			
	Measure M	Affordable Housing Fund	Community Development Block Grant	HOME Program
<b>Revenues:</b>				
Taxes	\$ 912,692	\$ -	\$ -	\$ -
Intergovernmental	-	-	170,207	-
Charges for services	-	-	-	-
Investment income	35,254	44,068	-	-
Fines and forfeitures	-	-	-	-
Miscellaneous	-	98,399	-	-
<b>Total Revenues</b>	<b>947,946</b>	<b>142,467</b>	<b>170,207</b>	<b>-</b>
<b>Expenditures:</b>				
Current:				
General government	-	-	-	-
Public safety	-	-	-	-
Community development	-	50,000	48,181	-
Public works	10,123	-	-	-
<b>Total Expenditures</b>	<b>10,123</b>	<b>50,000</b>	<b>48,181</b>	<b>-</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	937,823	92,467	122,026	-
<b>Other Financing Sources (Uses):</b>				
Transfers out	(96,271)	-	(130,041)	-
<b>Total Other Financing Sources (Uses)</b>	<b>(96,271)</b>	<b>-</b>	<b>(130,041)</b>	<b>-</b>
Net Change in Fund Balances	841,552	92,467	(8,015)	-
Fund Balances, Beginning of Year	1,199,063	2,227,340	(51,728)	-
<b>Fund Balances, End of Year</b>	<b>\$ 2,040,615</b>	<b>\$ 2,319,807</b>	<b>\$ (59,743)</b>	<b>\$ -</b>

## CITY OF BREA

COMBINING STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
NONMAJOR GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016

	Special Revenue Funds			Capital Projects Funds
	Blackstone CFD	La Floresta CFD	Taylor- Morrison CFD	Capital and Mitigation Improvement
<b>Revenues:</b>				
Taxes	\$ 537,800	\$ 125,675	\$ 45,679	\$ -
Intergovernmental	-	-	-	-
Charges for services	-	-	-	-
Investment income	46,620	2,950	1,152	109,759
Fines and forfeitures	-	-	-	-
Miscellaneous	-	-	-	-
<b>Total Revenues</b>	<b>584,420</b>	<b>128,625</b>	<b>46,831</b>	<b>109,759</b>
<b>Expenditures:</b>				
Current:				
General government	-	-	-	-
Public safety	-	-	-	-
Community development	-	-	-	-
Public works	204,178	-	-	-
<b>Total Expenditures</b>	<b>204,178</b>	<b>-</b>	<b>-</b>	<b>-</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	380,242	128,625	46,831	109,759
<b>Other Financing Sources (Uses):</b>				
Transfers out	-	-	-	(47,661)
<b>Total Other Financing Sources (Uses)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>(47,661)</b>
Net Change in Fund Balances	380,242	128,625	46,831	62,098
Fund Balances, Beginning of Year	1,967,518	56,619	24,917	5,168,642
<b>Fund Balances, End of Year</b>	<b>\$ 2,347,760</b>	<b>\$ 185,244</b>	<b>\$ 71,748</b>	<b>\$ 5,230,740</b>

## CITY OF BREA

COMBINING STATEMENT OF REVENUES,  
EXPENDITURES AND CHANGES IN FUND BALANCES  
NONMAJOR GOVERNMENTAL FUNDS  
YEAR ENDED JUNE 30, 2016

	Capital Projects Funds		Total Nonmajor Governmental Funds
	Storm Drain	Midbury	
<b>Revenues:</b>			
Taxes	\$ -	\$ 7,694	\$ 1,629,540
Intergovernmental	-	-	1,175,887
Charges for services	-	-	426,848
Investment income	5,352	124	289,961
Fines and forfeitures	-	-	159,827
Miscellaneous	-	-	98,399
<b>Total Revenues</b>	<b>5,352</b>	<b>7,818</b>	<b>3,780,462</b>
<b>Expenditures:</b>			
Current:			
General government	-	477	477
Public safety	-	-	539,947
Community development	-	-	98,181
Public works	-	-	214,301
<b>Total Expenditures</b>	<b>-</b>	<b>477</b>	<b>852,906</b>
Excess (Deficiency) of Revenues Over (Under) Expenditures	5,352	7,341	2,927,556
<b>Other Financing Sources (Uses):</b>			
Transfers out	-	-	(1,633,788)
<b>Total Other Financing Sources (Uses)</b>	<b>-</b>	<b>-</b>	<b>(1,633,788)</b>
Net Change in Fund Balances	5,352	7,341	1,293,768
Fund Balances, Beginning of Year	251,004	(26,769)	13,038,043
<b>Fund Balances, End of Year</b>	<b>\$ 256,356</b>	<b>\$ (19,428)</b>	<b>\$ 14,331,811</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**GAS TAX**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 1,071,257	\$ 1,071,257	\$ 1,071,257	\$ -
<b>Resources (Inflows):</b>				
Intergovernmental	1,143,848	1,143,848	950,611	(193,237)
Investment income	10,000	10,000	26,070	16,070
<b>Amounts Available for Appropriations</b>	<b>2,225,105</b>	<b>2,225,105</b>	<b>2,047,938</b>	<b>(177,167)</b>
<b>Charges to Appropriations (Outflow):</b>				
Transfers out	2,480,900	2,659,358	760,582	1,898,776
<b>Total Charges to Appropriations</b>	<b>2,480,900</b>	<b>2,659,358</b>	<b>760,582</b>	<b>1,898,776</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ (255,795)</b>	<b>\$ (434,253)</b>	<b>\$ 1,287,356</b>	<b>\$ 1,721,609</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**NARCOTICS ENFORCEMENT ASSET SEIZURE**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 739,225	\$ 739,225	\$ 739,225	\$ -
<b>Resources (Inflows):</b>				
Investment income	14,000	14,000	11,112	(2,888)
Fines and forfeitures	150,000	150,000	159,827	9,827
<b>Amounts Available for Appropriations</b>	<b>903,225</b>	<b>903,225</b>	<b>910,164</b>	<b>6,939</b>
<b>Charges to Appropriations (Outflow):</b>				
Public safety	602,793	615,462	539,947	75,515
<b>Total Charges to Appropriations</b>	<b>602,793</b>	<b>615,462</b>	<b>539,947</b>	<b>75,515</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 300,432</b>	<b>\$ 287,763</b>	<b>\$ 370,217</b>	<b>\$ 82,454</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**AIR QUALITY IMPROVEMENT**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 158,880	\$ 158,880	\$ 158,880	\$ -
<b>Resources (Inflows):</b>				
Intergovernmental	44,000	44,000	55,069	11,069
Investment income	1,200	1,200	3,866	2,666
<b>Amounts Available for Appropriations</b>	<b>204,080</b>	<b>204,080</b>	<b>217,815</b>	<b>13,735</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 204,080</b>	<b>\$ 204,080</b>	<b>\$ 217,815</b>	<b>\$ 13,735</b>



## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**PARK DEVELOPMENT**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 252,075	\$ 252,075	\$ 252,075	\$ -
<b>Resources (Inflows):</b>				
Charges for services	-	426,848	426,848	-
Investment income	2,500	2,500	3,634	1,134
<b>Amounts Available for Appropriations</b>	<b>254,575</b>	<b>681,423</b>	<b>682,557</b>	<b>1,134</b>
<b>Charges to Appropriations (Outflow):</b>				
Transfers out	-	633,685	599,233	34,452
<b>Total Charges to Appropriations</b>	<b>-</b>	<b>633,685</b>	<b>599,233</b>	<b>34,452</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 254,575</b>	<b>\$ 47,738</b>	<b>\$ 83,324</b>	<b>\$ 35,586</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**MEASURE M**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 1,199,063	\$ 1,199,063	\$ 1,199,063	\$ -
<b>Resources (Inflows):</b>				
Taxes	934,069	934,069	912,692	(21,377)
Investment income	5,000	5,000	35,254	30,254
<b>Amounts Available for Appropriations</b>	<b>2,138,132</b>	<b>2,138,132</b>	<b>2,147,009</b>	<b>8,877</b>
<b>Charges to Appropriations (Outflow):</b>				
Public works	27,303	27,303	10,123	17,180
Transfers out	1,300,027	1,310,027	96,271	1,213,756
<b>Total Charges to Appropriations</b>	<b>1,327,330</b>	<b>1,337,330</b>	<b>106,394</b>	<b>1,230,936</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 810,802</b>	<b>\$ 800,802</b>	<b>\$ 2,040,615</b>	<b>\$ 1,239,813</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**AFFORDABLE HOUSING FUND**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 2,227,340	\$ 2,227,340	\$ 2,227,340	\$ -
<b>Resources (Inflows):</b>				
Investment income	35,000	35,000	44,068	9,068
Miscellaneous	95,000	95,000	98,399	3,399
<b>Amounts Available for Appropriations</b>	<b>2,357,340</b>	<b>2,357,340</b>	<b>2,369,807</b>	<b>12,467</b>
<b>Charges to Appropriation (Outflow):</b>				
Community development	-	100,000	50,000	50,000
<b>Total Charges to Appropriations</b>	<b>-</b>	<b>100,000</b>	<b>50,000</b>	<b>50,000</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 2,357,340</b>	<b>\$ 2,257,340</b>	<b>\$ 2,319,807</b>	<b>\$ 62,467</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE  
COMMUNITY DEVELOPMENT BLOCK GRANT  
YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ (51,728)	\$ (51,728)	\$ (51,728)	\$ -
<b>Resources (Inflows):</b>				
Intergovernmental	280,440	310,423	170,207	(140,216)
<b>Amounts Available for Appropriations</b>	<b>228,712</b>	<b>258,695</b>	<b>118,479</b>	<b>(140,216)</b>
<b>Charges to Appropriations (Outflow):</b>				
Community development	180,000	209,983	48,181	161,802
Transfers out	100,440	175,157	130,041	45,116
<b>Total Charges to Appropriations</b>	<b>280,440</b>	<b>385,140</b>	<b>178,222</b>	<b>206,918</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ (51,728)</b>	<b>\$ (126,445)</b>	<b>\$ (59,743)</b>	<b>\$ 66,702</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE**  
**BLACKSTONE CFD**  
**YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 1,967,518	\$ 1,967,518	\$ 1,967,518	\$ -
<b>Resources (Inflows):</b>				
Taxes	357,000	357,000	537,800	180,800
Investment income	27,000	27,000	46,620	19,620
<b>Amounts Available for Appropriations</b>	<b>2,351,518</b>	<b>2,351,518</b>	<b>2,551,938</b>	<b>200,420</b>
<b>Charges to Appropriations (Outflow):</b>				
Public works	253,775	253,775	204,178	49,597
<b>Total Charges to Appropriations</b>	<b>253,775</b>	<b>253,775</b>	<b>204,178</b>	<b>49,597</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 2,097,743</b>	<b>\$ 2,097,743</b>	<b>\$ 2,347,760</b>	<b>\$ 250,017</b>

## CITY OF BREA

BUDGETARY COMPARISON SCHEDULE  
 LA FLORESTA CFD  
 YEAR ENDED JUNE 30, 2016

	Budget Amounts		Actual	Variance with
	Original	Final	Amounts	Final Budget
				Positive
				(Negative)
Budgetary Fund Balance, July 1	\$ 56,619	\$ 56,619	\$ 56,619	\$ -
<b>Resources (Inflows):</b>				
Taxes	100,000	100,000	125,675	25,675
Investment income	3,000	3,000	2,950	(50)
<b>Amounts Available for Appropriations</b>	<b>159,619</b>	<b>159,619</b>	<b>185,244</b>	<b>25,625</b>
<b>Charges to Appropriations (Outflow):</b>				
Public works	2,841	2,841	-	2,841
<b>Total Charges to Appropriations</b>	<b>2,841</b>	<b>2,841</b>	<b>-</b>	<b>2,841</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 156,778</b>	<b>\$ 156,778</b>	<b>\$ 185,244</b>	<b>\$ 28,466</b>

## CITY OF BREA

BUDGETARY COMPARISON SCHEDULE  
TAYLOR-MORRISON CFD  
YEAR ENDED JUNE 30, 2016

	Budget Amounts		Actual	Variance with
	Original	Final	Amounts	Final Budget
				Positive
				(Negative)
Budgetary Fund Balance, July 1	\$ 24,917	\$ 24,917	\$ 24,917	\$ -
<b>Resources (Inflows):</b>				
Taxes	16,085	16,085	45,679	29,594
Investment income	200	200	1,152	952
<b>Amounts Available for Appropriations</b>	<b>41,202</b>	<b>41,202</b>	<b>71,748</b>	<b>30,546</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 41,202</b>	<b>\$ 41,202</b>	<b>\$ 71,748</b>	<b>\$ 30,546</b>

## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE  
 CAPITAL IMPROVEMENTS  
 YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$ 14,739,288	\$ 14,739,288	\$ 14,739,288	\$ -
<b>Resources (Inflows):</b>				
Intergovernmental	12,123,901	13,262,035	2,013,203	(11,248,832)
Charges for services	387,000	419,490	1,161,033	741,543
Investment income	200,000	200,000	307,197	107,197
Contributions	1,448,892	1,497,892	2,080	(1,495,812)
Miscellaneous	-	-	38,784	38,784
Transfers in	10,968,606	24,397,718	3,328,333	(21,069,385)
<b>Amounts Available for Appropriations</b>	<b>39,867,687</b>	<b>54,516,423</b>	<b>21,589,918</b>	<b>(32,926,505)</b>
<b>Charges to Appropriations (Outflow):</b>				
General government	360,094	360,094	479,727	(119,633)
Capital outlay	19,103,540	44,178,810	7,090,416	37,088,394
<b>Total Charges to Appropriations</b>	<b>19,463,633</b>	<b>44,538,904</b>	<b>7,570,143</b>	<b>36,968,761</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 20,404,054</b>	<b>\$ 9,977,519</b>	<b>\$ 14,019,775</b>	<b>\$ 4,042,256</b>



## CITY OF BREA

**BUDGETARY COMPARISON SCHEDULE  
CAPITAL AND MITIGATION IMPROVEMENT  
YEAR ENDED JUNE 30, 2016**

	<b>Budget Amounts</b>		<b>Actual</b>	<b>Variance with</b>
	<b>Original</b>	<b>Final</b>	<b>Amounts</b>	<b>Final Budget</b>
				<b>Positive</b>
				<b>(Negative)</b>
Budgetary Fund Balance, July 1	\$5,168,642	\$ 5,168,642	\$ 5,168,642	\$ -
<b>Resources (Inflows):</b>				
Investment income	-	-	109,759	109,759
<b>Amounts Available for Appropriations</b>	<b>5,168,642</b>	<b>5,168,642</b>	<b>5,278,401</b>	<b>109,759</b>
<b>Charges to Appropriations (Outflow):</b>				
Transfers out	-	4,136,900	47,661	4,089,239
<b>Total Charges to Appropriations</b>	<b>-</b>	<b>4,136,900</b>	<b>47,661</b>	<b>4,089,239</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$5,168,642</b>	<b>\$ 1,031,742</b>	<b>\$ 5,230,740</b>	<b>\$ 4,198,998</b>

## CITY OF BREA

BUDGETARY COMPARISON SCHEDULE  
 STORM DRAIN  
 YEAR ENDED JUNE 30, 2016

	Budget Amounts		Actual	Variance with
	Original	Final	Amounts	Final Budget
				Positive
				(Negative)
Budgetary Fund Balance, July 1	\$ 251,004	\$ 251,004	\$ 251,004	\$ -
<b>Resources (Inflows):</b>				
Investment income	16,000	16,000	5,352	(10,648)
<b>Amounts Available for Appropriations</b>	<b>267,004</b>	<b>267,004</b>	<b>256,356</b>	<b>(10,648)</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ 267,004</b>	<b>\$ 267,004</b>	<b>\$ 256,356</b>	<b>\$ (10,648)</b>

## CITY OF BREA

BUDGETARY COMPARISON SCHEDULE  
MIDBURY  
YEAR ENDED JUNE 30, 2016

	Budget Amounts		Actual	Variance with
	Original	Final	Amounts	Final Budget
				Positive
				(Negative)
Budgetary Fund Balance, July 1	\$ (26,769)	\$ (26,769)	\$ (26,769)	\$ -
<b>Resources (Inflows):</b>				
Taxes	7,718	7,718	7,694	(24)
Investment income	100	100	124	24
<b>Amounts Available for Appropriations</b>	<b>(18,951)</b>	<b>(18,951)</b>	<b>(18,951)</b>	<b>-</b>
<b>Charges to Appropriations (Outflow):</b>				
General government	368	368	477	(109)
<b>Total Charges to Appropriations</b>	<b>368</b>	<b>368</b>	<b>477</b>	<b>(109)</b>
<b>Budgetary Fund Balance, June 30</b>	<b>\$ (19,319)</b>	<b>\$ (19,319)</b>	<b>\$ (19,428)</b>	<b>\$ (109)</b>

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## NON-MAJOR PROPRIETARY FUNDS

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The ***Urban Runoff Fund*** is used to account for the City's urban runoff operations, which are financed and operated in a manner similar to a private enterprise. The costs (expenses, including depreciation) of providing these services to the general public on a continuing basis are financed or recovered primarily through user charges.

The ***Sanitation Fund*** is used to account for the City's refuse collection and street sweeping operations, which are operated in a manner similar to a private enterprise. User charges finance the operations of this fund.

The ***Information Technology External Support Fund*** is used to account for the operations of the Information Technology Division's contractual information technology services to other agencies. The costs (expenses including depreciation) of providing these services to member cities on a continuing basis are financed or recovered primarily through user charges.

## CITY OF BREA

**COMBINING STATEMENT OF NET POSITION  
NONMAJOR PROPRIETARY FUNDS  
JUNE 30, 2016**

	Urban Runoff	Sanitation	Information Technology External Support	Total
<b>Assets and Deferred Outflows of Resources</b>				
<b>Assets:</b>				
Current:				
Cash and investments	\$ 503,621	\$ -	\$ 511,372	\$ 1,014,993
Accounts receivable	60,213	611,248	-	671,461
Due from other governments	-	-	359,891	359,891
<b>Total Current Assets</b>	<b>563,834</b>	<b>611,248</b>	<b>871,263</b>	<b>2,046,345</b>
Noncurrent:				
Capital assets - net of accumulated depreciation	3,203	-	-	3,203
<b>Total Noncurrent Assets</b>	<b>3,203</b>	<b>-</b>	<b>-</b>	<b>3,203</b>
<b>Total Assets</b>	<b>567,037</b>	<b>611,248</b>	<b>871,263</b>	<b>2,049,548</b>
<b>Deferred Outflows of Resources:</b>				
Deferred pension related items	33,206	142,047	462,419	637,672
<b>Total Deferred Outflows of Resources</b>	<b>33,206</b>	<b>142,047</b>	<b>462,419</b>	<b>637,672</b>
<b>Total Assets and Deferred Outflows of Resources</b>	<b>\$ 600,243</b>	<b>\$ 753,295</b>	<b>\$ 1,333,682</b>	<b>\$ 2,687,220</b>
<b>Liabilities, Deferred Inflows of Resources and Net Position:</b>				
<b>Liabilities:</b>				
Current:				
Accounts payable	\$ 15,155	\$ 193,630	\$ 5,390	\$ 214,175
Accrued liabilities	3,466	14,802	56,509	74,777
Due to other funds	-	530,167	-	530,167
Accrued compensated absences, due within one year	-	10,850	64,718	75,568
<b>Total Current Liabilities</b>	<b>18,621</b>	<b>749,449</b>	<b>126,617</b>	<b>894,687</b>
Noncurrent:				
Accrued compensated absences, due in more than one year	-	3,616	21,572	25,188
Net pension liability	251,776	1,888,842	1,793,335	3,933,953
<b>Total Noncurrent Liabilities</b>	<b>251,776</b>	<b>1,892,458</b>	<b>1,814,907</b>	<b>3,959,141</b>
<b>Total Liabilities</b>	<b>270,397</b>	<b>2,641,907</b>	<b>1,941,524</b>	<b>4,853,828</b>
<b>Deferred Inflows of Resources:</b>				
Deferred pension related items	70,137	529,442	492,693	1,092,272
<b>Total Deferred Inflows of Resources</b>	<b>70,137</b>	<b>529,442</b>	<b>492,693</b>	<b>1,092,272</b>
<b>Net Position:</b>				
Investment in capital assets	3,203	-	-	3,203
Unrestricted	256,506	(2,418,054)	(1,100,535)	(3,262,083)
<b>Total Net Position</b>	<b>259,709</b>	<b>(2,418,054)</b>	<b>(1,100,535)</b>	<b>(3,258,880)</b>
<b>Total Liabilities, Deferred Inflows of Resources and Net Position</b>	<b>\$ 600,243</b>	<b>\$ 753,295</b>	<b>\$ 1,333,682</b>	<b>\$ 2,687,220</b>

## CITY OF BREA

COMBINING STATEMENT OF REVENUES, EXPENSES  
AND CHANGES IN FUND NET POSITION  
NONMAJOR PROPRIETARY FUNDS  
YEAR ENDED JUNE 30, 2016

	Urban Runoff	Sanitation	Information Technology External Support	Total
<b>Operating Revenues:</b>				
Charges for services	\$ 393,941	\$ 3,493,549	\$ 1,807,305	\$ 5,694,795
Miscellaneous	8,264	38,099	-	46,363
<b>Total Operating Revenues</b>	<b>402,205</b>	<b>3,531,648</b>	<b>1,807,305</b>	<b>5,741,158</b>
<b>Operating Expenses:</b>				
Personnel services	219,535	562,138	1,176,747	1,958,420
Maintenance and operation	195,832	2,382,933	129,996	2,708,761
Depreciation expense	938	-	-	938
<b>Total Operating Expenses</b>	<b>416,305</b>	<b>2,945,071</b>	<b>1,306,743</b>	<b>4,668,119</b>
Operating Income (Loss)	(14,100)	586,577	500,562	1,073,039
<b>Nonoperating Revenues (Expenses):</b>				
Intergovernmental	-	11,371	-	11,371
Interest revenue	10,492	(9,373)	8,485	9,604
<b>Total Nonoperating Revenues (Expenses)</b>	<b>10,492</b>	<b>1,998</b>	<b>8,485</b>	<b>20,975</b>
Income (Loss) Before Transfers	(3,608)	588,575	509,047	1,094,014
Transfers out	(256)	(550,000)	(50,000)	(600,256)
Changes in Net Position	(3,864)	38,575	459,047	493,758
<b>Net Position:</b>				
Beginning of Year	263,573	(2,456,629)	(1,559,582)	(3,752,638)
<b>End of Fiscal Year</b>	<b>\$ 259,709</b>	<b>\$ (2,418,054)</b>	<b>\$ (1,100,535)</b>	<b>\$ (3,258,880)</b>

## CITY OF BREA

**COMBINING STATEMENT OF CASH FLOWS**  
**NONMAJOR PROPRIETARY FUNDS**  
**YEAR ENDED JUNE 30, 2016**

	Urban Runoff	Sanitation	Information Technology External Support	Total
<b>Cash Flows from Operating Activities:</b>				
Cash received from customers and users	\$ 398,967	\$ 3,520,963	\$ 1,780,642	\$ 5,700,572
Cash paid to suppliers for goods and services	(200,677)	(2,452,004)	(129,046)	(2,781,727)
Cash paid to employees for services	(226,702)	(596,403)	(1,277,732)	(2,100,837)
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>(28,412)</b>	<b>472,556</b>	<b>373,864</b>	<b>818,008</b>
<b>Cash Flows from Non-Capital Financing Activities:</b>				
Cash transfers out for noncapital financing activities	(256)	(550,000)	(50,000)	(600,256)
Repayment paid to other funds	-	75,446	-	75,446
Grant subsidy	-	11,371	-	11,371
<b>Net Cash Provided (Used) by Non-Capital Financing Activities</b>	<b>(256)</b>	<b>(463,183)</b>	<b>(50,000)</b>	<b>(513,439)</b>
<b>Cash Flows from Investing Activities:</b>				
Interest received	10,491	(9,373)	8,485	9,603
<b>Net Cash Provided (Used) by Investing Activities</b>	<b>10,491</b>	<b>(9,373)</b>	<b>8,485</b>	<b>9,603</b>
<b>Net Increase (Decrease) in Cash and Cash Equivalents</b>	<b>(18,177)</b>	<b>-</b>	<b>332,349</b>	<b>314,172</b>
Cash and Cash Equivalents at Beginning of Year	521,798	-	179,023	700,821
<b>Cash and Cash Equivalents at End of Year</b>	<b>\$ 503,621</b>	<b>\$ -</b>	<b>\$ 511,372</b>	<b>\$ 1,014,993</b>
<b>Reconciliation of Operating Income to Net Cash Provided (Used) by Operating Activities:</b>				
Operating income (loss)	\$ (14,100)	\$ 586,577	\$ 500,562	\$ 1,073,039
<b>Adjustments to reconcile operating income (loss) net cash provided (used) by operating activities:</b>				
Depreciation	938	-	-	938
(Increase) decrease in accounts receivable	(3,238)	(10,685)	-	(13,923)
(Increase) decrease in due from other governments	-	-	(26,663)	(26,663)
Increase (decrease) in accounts payable	(4,845)	(69,071)	950	(72,966)
Increase (decrease) in accrued liabilities	1,385	1,896	25,481	28,762
Increase (decrease) in compensated absences	-	421	(7,379)	(6,958)
Increase (decrease) in net pension liability	(8,552)	(36,582)	(119,087)	(164,221)
<b>Total Adjustments</b>	<b>(14,312)</b>	<b>(114,021)</b>	<b>(126,698)</b>	<b>(255,031)</b>
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>\$ (28,412)</b>	<b>\$ 472,556</b>	<b>\$ 373,864</b>	<b>\$ 818,008</b>

**Non-Cash Investing, Capital, and Financing Activities:**

There was no non-cash investing, capital or financing activities during fiscal year 2015-2016.



## INTERNAL SERVICE FUNDS

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The ***Risk Management Fund*** is used to account for costs of operating a self-insurance program for general liability, workers' compensation, long-term disability and unemployment compensation. Such costs to other departments are billed at a predetermined rate set annually during the budget process.

The ***Vehicle Maintenance Fund*** is used to account for the costs of operating a maintenance facility for automotive equipment used by other City departments. Such costs to other departments are billed at a predetermined cost per mile charge that includes depreciation. This charge is set annually during the budget process. The Vehicle Maintenance Fund is responsible for financing replacement vehicles, as necessary.

The ***Building Occupancy Fund*** is used to account for costs of operating a building maintenance program for City facilities. Such costs to other departments are billed at a predetermined rate set annually during the budget process.

## CITY OF BREA

**COMBINING STATEMENT OF NET POSITION**  
**INTERNAL SERVICE FUNDS**  
**JUNE 30, 2016**

	<b>Risk Management</b>	<b>Vehicle Maintenance</b>	<b>Building Occupancy</b>	<b>Total</b>
<b>Assets:</b>				
Current:				
Cash and investments	\$ 4,240,995	\$ 1,206,730	\$ 364,213	\$ 5,811,938
Receivables:				
Accounts receivable	5,364	8,344	-	13,708
<b>Total Current Assets</b>	<b>4,246,359</b>	<b>1,215,074</b>	<b>364,213</b>	<b>5,825,646</b>
Noncurrent:				
Advances to other funds	1,440,795	-	-	1,440,795
Capital assets - net of accumulated depreciation	-	4,342,424	1,576,490	5,918,914
<b>Total Noncurrent Assets</b>	<b>1,440,795</b>	<b>4,342,424</b>	<b>1,576,490</b>	<b>7,359,709</b>
<b>Total Assets</b>	<b>5,687,154</b>	<b>5,557,498</b>	<b>1,940,703</b>	<b>13,185,355</b>
<b>Deferred Outflows of Resources:</b>				
Deferred pension related items	62,106	194,315	228,750	485,171
<b>Total Deferred Outflows of Resources</b>	<b>62,106</b>	<b>194,315</b>	<b>228,750</b>	<b>485,171</b>
<b>Total Assets &amp; Deferred Outflows of Resources</b>	<b>\$ 5,749,260</b>	<b>\$ 5,751,813</b>	<b>\$ 2,169,453</b>	<b>\$ 13,670,526</b>
<b>Liabilities:</b>				
Current:				
Accounts payable	\$ 423,369	\$ 27,765	\$ 110,251	\$ 561,385
Accrued liabilities	6,839	21,748	26,462	55,049
Accrued interest	-	-	5,079	5,079
Accrued compensated absences, due within one year	-	25,007	32,896	57,903
Accrued claims and judgments, due within one year	2,397,286	-	-	2,397,286
Capital leases, due within one year	-	-	160,784	160,784
<b>Total Current Liabilities</b>	<b>2,827,494</b>	<b>74,520</b>	<b>335,472</b>	<b>3,237,486</b>
Noncurrent:				
Accrued compensated absences, due in more than one year	-	8,336	10,965	19,301
Accrued claims and judgments, due in more than one year	1,823,634	-	-	1,823,634
Net pension liability	306,429	1,053,202	1,107,305	2,466,936
Capital leases, due in more than one year	-	-	168,315	168,315
<b>Total Noncurrent Liabilities</b>	<b>2,130,063</b>	<b>1,061,538</b>	<b>1,286,585</b>	<b>4,478,186</b>
<b>Total Liabilities</b>	<b>4,957,557</b>	<b>1,136,058</b>	<b>1,622,057</b>	<b>7,715,672</b>
<b>Deferred Inflows of Resources:</b>				
Deferred pension related items	84,702	291,707	305,946	682,355
<b>Total Deferred Inflows of Resources</b>	<b>84,702</b>	<b>291,707</b>	<b>305,946</b>	<b>682,355</b>
<b>Net Position:</b>				
Net investment in capital assets	-	4,342,424	1,247,391	5,589,815
Unrestricted	707,001	(18,376)	(1,005,941)	(317,316)
<b>Total Net Position</b>	<b>707,001</b>	<b>4,324,048</b>	<b>241,450</b>	<b>5,272,499</b>
<b>Total Liabilities, Deferred Inflows of Resources and Net Position</b>	<b>\$ 5,749,260</b>	<b>\$ 5,751,813</b>	<b>\$ 2,169,453</b>	<b>\$ 13,670,526</b>

## CITY OF BREA

COMBINING STATEMENT OF REVENUES, EXPENSES  
AND CHANGES IN FUND NET POSITION  
INTERNAL SERVICE FUNDS  
YEAR ENDED JUNE 30, 2016

	Risk Management	Vehicle Maintenance	Building Occupancy	Total
<b>Operating Revenues:</b>				
Charge for services	\$ 2,908,422	\$ 2,173,294	\$ 2,455,039	\$ 7,536,755
Miscellaneous	1,311,437	89,880	44,170	1,445,487
<b>Total Operating Revenues</b>	<b>4,219,859</b>	<b>2,263,174</b>	<b>2,499,209</b>	<b>8,982,242</b>
<b>Operating Expenses:</b>				
Personnel services	170,093	555,244	640,501	1,365,838
Maintenance and operation	1,011,540	956,066	1,560,243	3,527,849
Claims and judgments	3,348,671	-	-	3,348,671
Depreciation expense	-	624,928	106,195	731,123
<b>Total Operating Expenses</b>	<b>4,530,304</b>	<b>2,136,238</b>	<b>2,306,939</b>	<b>8,973,481</b>
Operating Income (Loss)	(310,445)	126,936	192,270	8,761
<b>Nonoperating Revenues (Expenses):</b>				
Intergovernmental	-	-	7,954	7,954
Interest revenue	85,614	26,453	7,663	119,730
Interest expense	-	-	(18,221)	(18,221)
Gain (loss) on disposal of capital assets	-	73,987	-	73,987
<b>Total Nonoperating Revenues (Expenses)</b>	<b>85,614</b>	<b>100,440</b>	<b>(2,604)</b>	<b>183,450</b>
Income (Loss) Before Transfers	(224,831)	227,376	189,666	192,211
Transfers in	-	238,250	-	238,250
Transfers out	(100,000)	(49,175)	(50,000)	(199,175)
Changes in Net Position	\$ (324,831)	\$ 416,451	\$ 139,666	\$ 231,286
<b>Net Position:</b>				
Beginning of Year, as originally reported	\$ 1,031,832	\$ 3,840,665	\$ (349,311)	\$ 4,523,186
Restatements	-	66,932	451,095	518,027
Beginning of Fiscal Year, as restated	1,031,832	3,907,597	101,784	5,041,213
Changes in Net Position	(324,831)	416,451	139,666	231,286
<b>End of Fiscal Year</b>	<b>\$ 707,001</b>	<b>\$ 4,324,048</b>	<b>\$ 241,450</b>	<b>\$ 5,272,499</b>

## CITY OF BREA

**COMBINING STATEMENT OF CASH FLOWS**  
**INTERNAL SERVICE FUNDS**  
**YEAR ENDED JUNE 30, 2016**

	<b>Risk Management</b>	<b>Vehicle Maintenance</b>	<b>Building Occupancy</b>	<b>Total</b>
<b>Cash Flows from Operating Activities:</b>				
Cash received from customers and users	\$ 4,273,055	\$ 2,645,482	\$ 2,499,209	\$ 9,417,746
Cash paid to suppliers for goods and services	(581,445)	(990,845)	(1,596,143)	(3,168,433)
Cash paid to employees for services	(3,534,758)	(602,146)	(703,592)	(4,840,496)
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>156,852</b>	<b>1,052,491</b>	<b>199,474</b>	<b>1,408,817</b>
<b>Cash Flows from Non-Capital Financing Activities:</b>				
Cash transfers out for noncapital financing activities	(100,000)	(49,175)	(50,000)	(199,175)
Cash transfers in for noncapital financing activities	-	238,250	-	238,250
Advances received from other funds	572,498	-	-	572,498
Grant subsidy	-	-	7,954	7,954
<b>Net Cash Provided (Used) by Non-Capital Financing Activities</b>	<b>472,498</b>	<b>189,075</b>	<b>(42,046)</b>	<b>619,527</b>
<b>Cash Flows from Capital and Related Financing Activities:</b>				
Acquisition and construction of capital assets	-	(1,451,384)	(195,989)	(1,647,373)
Proceeds from sales of capital assets	-	108,777	-	108,777
Principal paid on capital debt	-	-	(153,591)	(153,591)
Interest paid on capital debt	-	-	(20,592)	(20,592)
<b>Net Cash Provided (Used) by Capital and Related Financing Activities</b>	<b>-</b>	<b>(1,342,607)</b>	<b>(370,172)</b>	<b>(1,712,779)</b>
<b>Cash Flows from Investing Activities:</b>				
Interest received	85,614	26,453	7,663	119,730
<b>Net Cash Provided (Used) by Investing Activities</b>	<b>85,614</b>	<b>26,453</b>	<b>7,663</b>	<b>119,730</b>
<b>Net Increase (Decrease) in Cash and Cash Equivalents</b>	<b>714,964</b>	<b>(74,588)</b>	<b>(205,081)</b>	<b>435,295</b>
Cash and Cash Equivalents at Beginning of Year	3,526,031	1,281,318	569,294	5,376,643
<b>Cash and Cash Equivalents at End of Year</b>	<b>\$ 4,240,995</b>	<b>\$ 1,206,730</b>	<b>\$ 364,213</b>	<b>\$ 5,811,938</b>
<b>Reconciliation of Operating Income to Net Cash Provided (Used) by Operating Activities:</b>				
Operating income (loss)	\$ (310,445)	\$ 126,936	\$ 192,270	\$ 8,761
<b>Adjustments to reconcile operating income (loss) net cash provided (used) by operating activities:</b>				
Depreciation	-	624,928	106,195	731,123
(Increase) decrease in accounts receivable	46,149	(3,827)	-	42,322
(Increase) decrease in deposits receivable	-	380,515	-	380,515
(Increase) decrease in due from other governments	7,047	5,620	-	12,667
Increase (decrease) in accounts payable	414,223	(42,505)	(45,676)	326,042
Increase (decrease) in accrued liabilities	3,278	7,726	9,776	20,780
Increase (decrease) in claims and judgments	12,594	-	-	12,594
Increase (decrease) in compensated absences	-	3,140	(4,181)	(1,041)
Increase (decrease) in net pension liability	(15,994)	(50,042)	(58,910)	(124,946)
<b>Total Adjustments</b>	<b>467,297</b>	<b>925,555</b>	<b>7,204</b>	<b>1,400,056</b>
<b>Net Cash Provided (Used) by Operating Activities</b>	<b>\$ 156,852</b>	<b>\$ 1,052,491</b>	<b>\$ 199,474</b>	<b>\$ 1,408,817</b>

**Non-Cash Investing, Capital, and Financing Activities:**

There was no non-cash investing, capital or financing activities during fiscal year 2015-2016.

## FIDUCIARY FUNDS

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The ***Bexley Assessment District 2001-1 Fund*** is an Agency Fund used to account for the collection and payment of neighborhood sewer improvements.

The ***Hillside Open Space Education Coalition*** is an Agency Fund used to account for the funds received to educate the public as to the importance of hillside preservation.

The ***Imperial Center East Community Facilities District 1990-1 Fund*** is an Agency Fund used to account for the collection and payment to the holders of the 1999 Special Tax Note.

The ***Downtown Community Facilities District 1996-1 Fund*** is an Agency Fund used to account for the collection and payment to the holders of the 2014 Special Tax Bonds.

The ***Olinda Heights Community Facilities District 1997-1 Fund*** is an Agency Fund used to account for the collection and payment to the holders of the 2005 Special Tax Bonds.

The ***Brea Plaza Community Facilities District 2008-02 Fund*** is an Agency Fund used to account for the collection and payment to the holders of the 2009 Special Tax Bonds.

The ***Integrated Law and Justice Agency of Orange County (ILJAOC) Fund*** is an Agency Fund used to account for the collection and payment related to a joint venture agreement with several other public agencies of Orange County. The City acts as a treasurer for the ILJAOC.

## CITY OF BREA

**COMBINING BALANCE SHEET**  
**ALL AGENCY FUNDS**  
**JUNE 30, 2016**

	<b>Bexley</b>	<b>Hillside Open Space Education Coalition</b>	<b>Imperial Center East</b>	<b>Downtown Community Facilities District</b>
<b>Assets:</b>				
Cash and investments	\$ -	\$ 536,842	\$ -	\$ 263,607
Receivables:				
Accounts	19,111	-	-	-
Taxes	-	-	-	-
Due from other governments	-	-	-	-
Restricted assets:				
Cash and investments with fiscal agents	-	-	-	163,087
<b>Total Assets</b>	<b>\$ 19,111</b>	<b>\$ 536,842</b>	<b>\$ -</b>	<b>\$ 426,694</b>
<b>Liabilities:</b>				
Accounts payable	\$ -	\$ -	\$ -	\$ 1,205
Accrued liabilities	-	536,842	-	426
Due to City of Brea	19,111	-	-	-
Due to external parties/other agencies	-	-	-	425,063
<b>Total Liabilities</b>	<b>\$ 19,111</b>	<b>\$ 536,842</b>	<b>\$ -</b>	<b>\$ 426,694</b>

## CITY OF BREA

**COMBINING BALANCE SHEET**  
**ALL AGENCY FUNDS**  
**JUNE 30, 2016**

	<b>Olinda Heights</b>	<b>Brea Plaza</b>	<b>ILJAOC</b>	<b>Total</b>
<b>Assets:</b>				
Cash and investments	\$ 336,624	\$ 390,354	\$ 2,933,494	\$ 4,460,921
Receivables:				
Accounts	-	-	-	19,111
Taxes	11,899	-	-	11,899
Due from other governments	-	-	60,756	60,756
Restricted assets:				
Cash and investments with fiscal agents	467,302	844,452	-	1,474,841
<b>Total Assets</b>	<b>\$ 815,825</b>	<b>\$ 1,234,806</b>	<b>\$ 2,994,250</b>	<b>\$ 6,027,528</b>
<b>Liabilities:</b>				
Accounts payable	\$ 33	\$ 59	\$ 222,056	\$ 223,353
Accrued liabilities	1,066	586	-	538,920
Due to City of Brea	-	-	-	19,111
Due to external parties/other agencies	814,726	1,234,161	2,772,194	5,246,144
<b>Total Liabilities</b>	<b>\$ 815,825</b>	<b>\$ 1,234,806</b>	<b>\$ 2,994,250</b>	<b>\$ 6,027,528</b>

## CITY OF BREA

COMBINING STATEMENT OF CHANGES IN ASSETS AND LIABILITIES  
 ALL AGENCY FUNDS  
 YEAR ENDED JUNE 30, 2016

	Balance 7/1/2015	Additions	Deductions	Balance 6/30/2016
<b><u>Bexley</u></b>				
<b>Assets:</b>				
Receivables:				
Accounts	\$ 21,361	\$ 17,677	\$ 19,927	\$ 19,111
Taxes	835	-	835	-
<b>Total Assets</b>	<b>\$ 22,196</b>	<b>\$ 17,677</b>	<b>\$ 20,762</b>	<b>\$ 19,111</b>
<b>Liabilities:</b>				
Due to City of Brea	\$ 22,196	\$ 27,529	\$ 30,614	\$ 19,111
<b>Total Liabilities</b>	<b>\$ 22,196</b>	<b>\$ 27,529</b>	<b>\$ 30,614</b>	<b>\$ 19,111</b>
<b><u>Hillside Open Space Education Coalition</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 525,684	\$ 11,209	\$ 51	\$ 536,842
<b>Total Assets</b>	<b>\$ 525,684</b>	<b>\$ 11,209</b>	<b>\$ 51</b>	<b>\$ 536,842</b>
<b>Liabilities:</b>				
Accrued liabilities	\$ 525,684	\$ 11,209	\$ 51	\$ 536,842
<b>Total Liabilities</b>	<b>\$ 525,684</b>	<b>\$ 11,209</b>	<b>\$ 51</b>	<b>\$ 536,842</b>
<b><u>Imperial Center East</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 126,955	\$ 130,006	\$ 256,961	\$ -
<b>Total Assets</b>	<b>\$ 126,955</b>	<b>\$ 130,006</b>	<b>\$ 256,961</b>	<b>\$ -</b>
<b>Liabilities:</b>				
Accrued liabilities	\$ 126,955	\$ 148,413	\$ 275,368	\$ -
<b>Total Liabilities</b>	<b>\$ 126,955</b>	<b>\$ 148,413</b>	<b>\$ 275,368</b>	<b>\$ -</b>
<b><u>Downtown Community Facilities District</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 260,890	\$ 582,770	\$ 580,053	\$ 263,607
Restricted assets:				
Cash and investments with fiscal agents	163,019	230,350	230,282	163,087
<b>Total Assets</b>	<b>\$ 423,909</b>	<b>\$ 813,120</b>	<b>\$ 810,335</b>	<b>\$ 426,694</b>
<b>Liabilities:</b>				
Accounts payable	\$ 1,048	\$ 18,437	\$ 18,280	\$ 1,205
Accrued liabilities	602	426	602	426
Due to external parties/other agencies	422,259	261,275	258,471	425,063
<b>Total Liabilities</b>	<b>\$ 423,909</b>	<b>\$ 280,138</b>	<b>\$ 277,353</b>	<b>\$ 426,694</b>



## CITY OF BREA

COMBINING STATEMENT OF CHANGES IN ASSETS AND LIABILITIES  
 ALL AGENCY FUNDS  
 YEAR ENDED JUNE 30, 2016

(CONTINUED)

	Balance 7/1/2015	Additions	Deductions	Balance 6/30/2016
<b><u>Olinda Heights</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 303,775	\$ 1,126,982	\$ 1,094,133	\$ 336,624
Receivables:				
Taxes	8,212	11,899	8,212	11,899
Restricted assets:				
Cash and investments with fiscal agents	455,008	457,887	445,593	467,302
<b>Total Assets</b>	<b>\$ 766,995</b>	<b>\$ 1,596,768</b>	<b>\$ 1,547,938</b>	<b>\$ 815,825</b>
<b>Liabilities:</b>				
Accounts payable	\$ 31	\$ 9,587	\$ 9,585	\$ 33
Accrued liabilities	1,504	1,066	1,504	1,066
Due to external parties/other agencies	765,460	528,376	479,110	814,726
<b>Total Liabilities</b>	<b>\$ 766,995</b>	<b>\$ 539,029</b>	<b>\$ 490,199</b>	<b>\$ 815,825</b>
<b><u>Brea Plaza</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 375,754	\$ 1,371,164	\$ 1,356,564	\$ 390,354
Restricted assets:				
Cash and investments with fiscal agents	822,531	657,347	635,426	844,452
<b>Total Assets</b>	<b>\$ 1,198,285</b>	<b>\$ 2,028,511</b>	<b>\$ 1,991,990</b>	<b>\$ 1,234,806</b>
<b>Liabilities:</b>				
Accounts payable	\$ 59	\$ -	\$ -	\$ 59
Accrued liabilities	702	586	702	586
Due to external parties/other agencies	1,197,524	690,482	653,845	1,234,161
<b>Total Liabilities</b>	<b>\$ 1,198,285</b>	<b>\$ 691,068</b>	<b>\$ 654,547</b>	<b>\$ 1,234,806</b>
<b><u>ILJAOC</u></b>				
<b>Assets:</b>				
Cash and investments	\$ 2,512,171	\$ 5,083,124	\$ 4,661,801	\$ 2,933,494
Receivables:				
Accounts	12,240	-	12,240	-
Due from other governments	17,329	1,591,940	1,548,513	60,756
<b>Total Assets</b>	<b>\$ 2,541,740</b>	<b>\$ 6,675,064</b>	<b>\$ 6,222,554</b>	<b>\$ 2,994,250</b>
<b>Liabilities:</b>				
Accounts payable	\$ 56,354	\$ 1,367,771	\$ 1,202,069	\$ 222,056
Due to external parties/other agencies	2,485,386	2,669,647	2,382,839	2,772,194
<b>Total Liabilities</b>	<b>\$ 2,541,740</b>	<b>\$ 4,037,418</b>	<b>\$ 3,584,908</b>	<b>\$ 2,994,250</b>

## CITY OF BREA

COMBINING STATEMENT OF CHANGES IN ASSETS AND LIABILITIES  
 ALL AGENCY FUNDS  
 YEAR ENDED JUNE 30, 2016

	Balance 7/1/2015	Additions	Deductions	Balance 6/30/2016
<b>Total - All Agency Funds</b>				
<b>Assets:</b>				
Cash and investments	\$ 4,105,229	\$ 8,305,255	\$ 7,949,563	\$ 4,460,921
Receivables:				
Accounts	33,601	17,677	32,167	19,111
Taxes	9,047	11,899	9,047	11,899
Due from other governments	17,329	1,591,940	1,548,513	60,756
Restricted assets:				
Cash and investments with fiscal agents	1,440,558	1,345,584	1,311,301	1,474,841
<b>Total Assets</b>	<b>\$ 5,605,764</b>	<b>\$ 11,272,355</b>	<b>\$ 10,850,591</b>	<b>\$ 6,027,528</b>
<b>Liabilities:</b>				
Accounts payable	\$ 57,492	\$ 1,395,795	\$ 1,229,934	\$ 223,353
Accrued liabilities	655,447	161,700	278,227	538,920
Due to City of Brea	22,196	27,529	30,614	19,111
Due to external parties/other agencies	4,870,629	4,149,780	3,774,265	5,246,144
<b>Total Liabilities</b>	<b>\$ 5,605,764</b>	<b>\$ 5,734,804</b>	<b>\$ 5,313,040</b>	<b>\$ 6,027,528</b>

## STATISTICAL SECTION

*This part of the City of Brea's comprehensive annual financial report presents detailed information as a context for understanding what the information in the financial statements, note disclosures, and required supplementary information says about the City's overall financial health.*

### Contents

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#### **Financial Trends**

*These schedules contain trend information to help the reader understand how the city's financial performance and well-being have changed over time.*

#### **Revenue Capacity**

*These schedules contain information to help the reader assess the factors affecting the city's ability to generate its property and sales taxes.*

#### **Debt Capacity**

*These schedules present information to help the reader assess the affordability of the city's current levels of outstanding debt and the city's ability to issue additional debt in the future.*

#### **Demographic and Economic Information**

*These schedules offer demographic and economic indicators to help the reader understand the environment within which the city's financial activities take place.*

#### **Operating Information**

*These schedules contain information about the city's operations and resources to help the reader understand how the city's financial information relates to the services the city provides and the activities it performs.*

**Sources:** *Unless otherwise noted, the information in these schedules is derived from the comprehensive annual financial reports for the relevant year.*

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## CITY OF BREA

**NET POSITION BY COMPONENT**  
**LAST TEN FISCAL YEARS**  
**(Accrual basis of accounting)**

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11	Fiscal Year 2011-12	Fiscal Year 2012-13	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
Governmental Activities										
Net investment in capital assets	\$ 43,121,285	\$ 44,751,794	\$ 43,350,936	\$ 49,313,284	\$ 40,774,347	\$ 36,846,317	\$165,031,654	\$ 164,750,324	\$ 158,976,819	\$165,493,107
Restricted	39,185,059	43,477,959	46,271,092	62,325,348	73,800,755	26,596,796	53,379,627	48,418,876	56,883,753	54,409,370
Unrestricted	(35,249,892)	(25,459,519)	(21,203,642)	(34,372,602)	(33,277,968)	157,129,179	29,028,179	30,997,188	(64,027,907)	(57,997,713)
Total governmental activities net position	\$ 47,056,452	\$ 62,770,234	\$ 68,418,386	\$ 77,266,030	\$ 81,297,134	\$220,572,292	\$247,439,460	\$ 244,166,388	\$ 151,832,665	\$161,904,764
Business-type Activities										
Net investment of capital assets	\$ 39,952,397	\$ 42,960,060	\$ 44,774,355	\$ 45,690,842	\$ 27,869,296	\$ 36,107,809	\$ 36,804,832	\$ 31,396,904	\$ 33,367,826	\$ 33,174,074
Restricted	2,613,592	2,623,071	1,885,573	-	7,028,848	5,217,299	7,411,252	5,213,677	6,203,193	6,165,829
Unrestricted	7,457,416	6,930,527	6,368,112	7,101,987	13,592,110	7,695,077	6,023,885	19,603,041	8,603,346	12,637,920
Total business-type activities net position	\$ 50,023,405	\$ 52,513,658	\$ 53,028,040	\$ 52,792,829	\$ 48,490,254	\$ 49,020,185	\$ 50,239,969	\$ 56,213,622	\$ 48,174,365	\$ 51,977,823
Primary Government										
Net investment of capital assets	\$ 83,073,682	\$ 87,711,854	\$ 88,125,291	\$ 95,004,126	\$ 68,643,643	\$ 72,954,126	\$201,836,486	\$ 196,147,228	\$ 192,344,645	\$198,667,181
Restricted	41,798,651	46,101,030	48,156,665	62,325,348	80,829,603	31,814,095	60,790,879	53,632,553	63,086,946	60,575,199
Unrestricted	(27,792,476)	(18,528,992)	(14,835,530)	(27,270,615)	(19,685,858)	164,824,256	35,052,064	50,600,229	(55,424,561)	(45,359,793)
Total primary government net position	\$ 97,079,857	\$ 115,283,892	\$121,446,426	\$ 130,058,859	\$129,787,388	\$269,592,477	\$297,679,429	\$ 300,380,010	\$ 200,007,030	\$213,882,587

**CITY OF BREA**

**CHANGES IN NET POSITION  
LAST TEN FISCAL YEARS  
(Accrual basis of accounting)**

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11	Fiscal Year 2011-12	Fiscal Year 2012-13	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
<b>Expenses:</b>										
Governmental activities:										
General government	\$ 12,437,009	\$ 10,179,967	\$ 11,501,616	\$ 8,516,391	\$ 7,530,948	\$ 9,747,589	\$ 7,495,185	\$ 7,352,190	\$ 7,569,787	\$ 7,297,652
Public safety	30,785,379	34,611,575	36,993,799	35,756,811	36,221,221	39,166,833	35,849,288	31,408,789	32,409,727	31,372,155
Community Development	10,488,918	7,623,158	9,214,020	17,213,948	11,056,047	2,312,830	2,615,088	5,201,569	2,836,727	3,010,978
Community services	6,316,665	6,659,386	6,907,228	6,154,495	6,106,128	6,623,220	6,622,332	7,023,682	7,441,012	7,267,829
Public Works	4,033,064	8,836,925	10,608,001	7,075,398	19,991,034	15,240,604	9,718,841	10,092,864	12,367,078	13,544,061
Interest on long-term debt	9,379,808	9,142,551	8,779,300	9,607,504	9,228,093	2,414,053	501,265	458,021	435,772	435,207
Total governmental activities expenses	73,440,843	77,053,562	84,003,964	84,324,547	90,133,471	75,505,129	62,801,999	61,537,115	63,060,103	62,927,882
Business-type activities:										
Urban run-off	200,158	174,302	226,256	284,692	244,479	269,518	288,517	310,717	388,493	415,328
Water utility	11,220,538	11,195,152	11,272,767	14,025,354	14,067,772	15,512,551	14,883,425	16,048,442	15,752,822	14,085,433
Sewer utility	698,152	758,958	1,307,733	1,073,775	1,080,134	1,227,087	1,353,552	1,525,820	1,575,738	1,590,905
Sanitation	2,289,888	2,348,281	2,444,076	2,486,588	2,565,324	2,706,954	2,789,289	2,849,515	2,910,840	2,937,684
Information Technology External Support	898,850	979,157	1,329,165	1,958,140	1,230,704	1,269,800	1,271,540	1,228,919	1,240,462	1,312,899
Total business-type activities expenses	15,307,586	15,455,850	16,579,997	19,828,549	19,188,413	20,985,910	20,586,323	21,963,413	21,868,355	20,342,249
Total primary government expenses	\$ 88,748,429	\$ 92,509,412	\$ 100,583,961	\$ 104,153,096	\$ 109,321,884	\$ 96,491,039	\$ 83,388,322	\$ 83,500,528	\$ 84,928,458	\$ 83,270,131
<b>Program Revenues:</b>										
Governmental activities:										
Charges for services:										
General government	\$ 604,856	\$ 1,036,421	\$ 1,013,985	\$ 730,875	\$ 433,932	\$ 2,177,602	\$ 1,890,749	\$ 1,631,098	\$ 1,663,401	\$ 1,765,913
Public safety	11,192,257	12,201,407	12,624,891	13,651,052	12,878,402	13,155,339	7,315,925	1,533,213	1,376,553	1,282,646
Community Development	1,041,275	783,633	21,926	604,565	567,237	583,339	1,535,351	1,092,041	998,141	1,577,964
Community services	2,856,575	3,015,379	3,074,717	3,304,933	2,248,603	1,737,725	3,638,056	4,672,523	5,640,412	3,021,505
Public Works	553,802	484,085	490,302	469,533	2,262,329	1,955,188	1,688,142	1,909,409	1,706,630	1,257,168
Operating contributions and grants	6,972,249	8,279,190	6,362,517	5,111,923	3,542,733	6,364,114	4,955,213	3,502,773	3,238,366	3,399,311
Capital contributions and grants	5,480,879	6,941,249	6,761,134	15,640,554	4,501,863	8,472,778	3,495,573	1,187,623	3,908,617	2,336,984
Total governmental activities program revenues	28,701,893	32,741,364	30,349,472	39,513,435	26,435,099	34,446,085	24,519,009	15,528,680	18,532,120	14,641,491
Business-type activities:										
Charges for services:										
Urban run-off	196,799	314,762	329,143	333,760	351,123	377,950	361,321	380,256	384,523	402,205
Water utility	10,302,495	10,456,507	10,565,259	11,344,697	11,834,601	14,085,133	16,401,415	18,813,373	18,242,242	16,520,362
Sewer utility	1,443,307	1,776,075	1,875,014	1,894,176	2,008,507	1,932,161	2,018,405	2,136,760	2,141,422	2,236,813
Sanitation	2,734,180	2,844,356	2,959,536	3,037,508	3,138,125	3,158,430	3,199,135	3,317,183	3,431,013	3,531,648
Information Technology External Support	759,967	1,026,609	1,679,249	1,546,020	1,642,756	1,676,577	1,499,019	1,472,730	1,532,097	1,807,305
Operating contributions and grants	-	-	-	-	11,323	11,323	11,323	11,371	-	11,371
Capital contributions and grants	358,240	192,527	214,182	389,905	-	-	-	1,209,000	1,521,000	-
Total business-type activities program revenues	15,794,988	16,610,836	17,622,383	18,546,066	18,986,435	21,241,574	23,490,618	27,340,673	27,252,297	24,509,704
Primary government program revenues	\$ 44,496,881	\$ 49,352,200	\$ 47,971,855	\$ 58,059,501	\$ 45,421,534	\$ 55,687,659	\$ 48,009,627	\$ 42,869,353	\$ 45,784,417	\$ 39,151,195

**Net (Expense)/Revenue:**

Governmental activities	\$ (44,738,950)	\$ (44,312,198)	\$ (53,654,492)	\$ (44,811,112)	\$ (63,698,372)	\$ (41,059,044)	\$ (38,282,990)	\$ (46,008,435)	\$ (44,527,983)	\$ (48,286,391)
Business-type activities	487,402	1,154,986	1,042,386	(1,282,483)	(201,978)	255,664	2,904,295	5,377,260	5,383,942	4,167,455
Total primary government net expense	<u>\$ (44,251,548)</u>	<u>\$ (43,157,212)</u>	<u>\$ (52,612,106)</u>	<u>\$ (46,093,595)</u>	<u>\$ (63,900,350)</u>	<u>\$ (40,803,380)</u>	<u>\$ (35,378,695)</u>	<u>\$ (40,631,175)</u>	<u>\$ (39,144,041)</u>	<u>\$ (44,118,936)</u>

**General Revenues and Other Changes in Net Position:**

## Governmental activities:

## Taxes

Property taxes	\$ 31,394,371	\$ 34,287,289	\$ 34,580,106	\$ 31,765,514	\$ 35,480,231	\$ 31,974,080	\$ 12,320,889	\$ 13,314,758	\$ 14,627,073	\$ 16,656,050
Transient occupancy taxes	1,251,177	1,313,822	1,213,362	1,176,279	1,227,168	1,280,631	1,401,140	1,513,160	1,591,839	1,605,590
Sales taxes	18,539,330	18,082,988	16,492,209	15,065,207	16,918,523	19,248,771	19,315,104	20,657,918	20,572,655	21,611,873
Franchise taxes	1,481,163	1,454,010	1,513,468	1,480,286	1,707,497	1,706,631	1,693,964	1,682,274	1,625,872	1,589,950
Business licenses taxes	1,028,943	1,071,528	1,079,260	1,035,032	948,184	975,742	985,391	1,054,054	1,035,220	1,101,915
Other taxes	2,156,450	428,933	371,063	396,676	379,639	555,291	690,840	860,520	977,074	797,475
Motor vehicle in lieu	261,414	224,381	183,026	163,475	184,311	70,227	71,847	68,846	69,978	72,551
Use of money and property	1,113,897	1,663,418	1,425,966	2,012,565	4,054,982	1,242,184	603,010	802,974	686,757	1,602,076
Gain on sale of assets	-	-	-	-	-	-	6,923	76,461	31,396	83,139
Contributions to permanent funds	-	-	-	-	-	1,322,891	-	-	-	-
Other	2,014,354	1,756,352	1,687,278	567,310	1,675,428	1,177,781	2,820,335	1,812,159	1,713,163	3,891,552
Extraordinary gain on dissolution of Redevelopment Agency <sup>1</sup>	-	-	-	-	-	119,686,954	21,522,303	-	(944,392)	-
Transfers	(143,851)	(169,931)	920,557	(3,588)	5,153,514	1,093,019	3,256,862	892,239	1,525,979	1,590,527
Total governmental activities	<u>59,097,248</u>	<u>60,112,790</u>	<u>59,466,295</u>	<u>53,658,756</u>	<u>67,729,477</u>	<u>180,334,202</u>	<u>64,688,608</u>	<u>42,735,363</u>	<u>43,512,614</u>	<u>50,602,698</u>

## Business-type activities:

Use of money and property	594,268	485,070	392,553	972,854	1,052,916	415,256	54,871	125,999	151,348	303,514
Other	445,646	680,266	-	70,830	-	952,030	1,320,699	1,362,633	580,062	401,566
Transfers	143,851	169,931	(920,557)	3,588	(5,153,514)	(1,093,019)	(3,256,862)	(892,239)	(1,525,979)	(1,590,527)
Total business-type activities	<u>1,183,765</u>	<u>1,335,267</u>	<u>(528,004)</u>	<u>1,047,272</u>	<u>(4,100,598)</u>	<u>274,267</u>	<u>(1,881,292)</u>	<u>596,393</u>	<u>(794,569)</u>	<u>(885,447)</u>
Total primary government	<u>\$ 60,281,013</u>	<u>\$ 61,448,057</u>	<u>\$ 58,938,291</u>	<u>\$ 54,706,028</u>	<u>\$ 63,628,879</u>	<u>\$ 180,608,469</u>	<u>\$ 62,807,316</u>	<u>\$ 43,331,756</u>	<u>\$ 42,718,045</u>	<u>\$ 49,717,251</u>

**Change in Net Position:**

Governmental activities	\$ 14,358,298	\$ 15,800,592	\$ 5,811,803	\$ 8,847,644	\$ 4,031,105	\$ 139,275,158	\$ 26,405,618	\$ (3,273,072)	\$ (1,015,369)	\$ 2,316,307
Business-type activities	1,671,167	2,490,253	514,382	(235,211)	(4,302,576)	529,931	1,023,003	5,973,653	4,589,373	3,282,008
Total primary government	<u>\$ 16,029,465</u>	<u>\$ 18,290,845</u>	<u>\$ 6,326,185</u>	<u>\$ 8,612,433</u>	<u>\$ (271,471)</u>	<u>\$ 139,805,089</u>	<u>\$ 27,428,621</u>	<u>\$ 2,700,581</u>	<u>\$ 3,574,004</u>	<u>\$ 5,598,315</u>

<sup>1</sup>During the fiscal year ended June 30, 2012, the assets, liabilities and fund balances of the Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of the dissolution of Redevelopment Agencies in California.

## CITY OF BREA

## FUND BALANCES - GOVERNMENTAL FUNDS

## LAST TEN FISCAL YEARS

(Modified accrual basis of accounting)

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11 <sup>1</sup>	Fiscal Year 2011-12 <sup>2</sup>	Fiscal Year 2012-13 <sup>3</sup>	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
General Fund										
Reserved	\$ 2,669,465	\$ 2,322,137	\$ 1,380,677	\$ 785,545	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved	19,727,910	19,831,412	20,855,888	21,339,180	-	-	-	-	-	-
Nonspendable	-	-	-	-	362,049	1,580,778	1,675,150	1,096,665	856,591	615,605
Restricted	-	-	-	-	870,294	926,483	1,191,585	1,161,494	1,392,800	7,228,012
Committed	-	-	-	-	7,048,285	6,546,809	7,496,895	8,649,210	8,616,218	9,091,623
Assigned	-	-	-	-	798,915	590,613	667,696	800,857	573,064	590,815
Unassigned	-	-	-	-	16,998,367	21,075,761	21,224,287	21,046,657	23,586,834	19,374,873
Total general fund	<u>\$ 22,397,375</u>	<u>\$ 22,153,549</u>	<u>\$ 22,236,565</u>	<u>\$ 22,124,725</u>	<u>\$ 26,077,910</u>	<u>\$ 30,720,444</u>	<u>\$ 32,255,613</u>	<u>\$ 32,754,883</u>	<u>\$ 35,025,507</u>	<u>\$ 36,900,928</u>
All Other Governmental Funds										
Reserved	\$ 39,552,796	\$ 38,414,600	\$ 28,011,213	\$ 47,477,075	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved, reported in:										
Special revenue funds	13,300,481	8,441,729	10,753,310	9,623,245	-	-	-	-	-	-
Capital projects funds	22,022,416	17,893,745	32,341,656	22,796,432	-	-	-	-	-	-
Debt service funds	16,667,790	18,483,272	17,927,243	12,049,980	-	-	-	-	-	-
Nonspendable	-	-	-	-	21,711,076	-	-	18,212,052	18,067,123	-
Restricted	-	-	-	-	70,255,597	25,670,313	52,188,042	29,045,330	28,721,740	47,181,358
Assigned	-	-	-	-	9,915,996	1,705,413	-	-	-	-
Unassigned	-	-	-	-	(335,374)	(54,141)	(144,652)	(89,971)	(78,497)	(79,171)
Total all other governmental funds	<u>\$ 91,543,483</u>	<u>\$ 83,233,346</u>	<u>\$ 89,033,422</u>	<u>\$ 91,946,732</u>	<u>\$ 101,547,295</u>	<u>\$ 27,321,585</u>	<u>\$ 52,043,390</u>	<u>\$ 47,167,411</u>	<u>\$ 46,710,366</u>	<u>\$ 47,102,187</u>

<sup>1</sup> During the fiscal year ended June 30, 2011, the City adopted GASB Statement 54 which established new categories for fund balance.

<sup>2</sup> During the fiscal year ended June 30, 2012, the assets, liabilities (current and long-term debt obligations) and fund balances of the former Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of the dissolution of redevelopment agencies in California.

<sup>3</sup> During the fiscal year ended June 30, 2013, the Successor Agency transferred to the City of Brea the housing assets of the former Brea Redevelopment Agency.



## CITY OF BREA

**CHANGES IN FUND BALANCES - GOVERNMENTAL FUNDS**  
**LAST TEN FISCAL YEARS**  
**(Modified accrual basis of accounting)**

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11	Fiscal Year 2011-12	Fiscal Year 2012-13	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
<b>Revenues:</b>										
Taxes	\$ 57,844,388	\$ 58,184,372	\$ 56,253,190	\$ 55,174,409	\$ 53,658,443	\$ 52,965,161	\$ 33,464,585	\$ 35,621,119	\$ 37,453,770	\$ 40,526,309
Licenses and permits	414,587	389,220	496,386	468,491	502,449	468,154	485,113	608,664	645,054	782,250
Intergovernmental	3,762,077	8,114,101	6,208,976	3,678,295	9,065,309	9,057,154	7,391,599	5,921,198	7,992,057	10,535,171
Contributions	-	-	-	13,400,000	-	6,012,024	2,299,568	199,811	497,304	2,080
Charges for services	13,524,516	13,946,450	15,041,718	14,754,248	17,578,136	16,383,685	12,386,985	7,416,279	8,125,141	5,451,452
Use of money and property <sup>1</sup>	7,393,552	7,647,945	5,219,651	3,833,071	3,625,103	3,212,863	1,797,849	2,580,210	2,379,065	2,778,480
Fines and forfeitures	1,359,796	2,064,038	1,834,868	2,160,058	1,823,981	1,811,929	1,500,354	1,067,593	842,001	790,247
Miscellaneous	2,509,005	2,549,669	2,612,448	2,566,836	3,431,088	5,032,030	5,377,484	2,907,555	3,025,883	2,852,006
Total revenues	86,807,921	92,895,795	87,667,237	96,035,408	89,684,509	94,943,000	64,703,537	56,322,429	60,960,275	63,717,995
<b>Expenditures:</b>										
General Government	8,514,794	6,680,795	7,125,057	6,302,472	6,199,044	6,889,583	5,569,582	5,479,851	5,635,476	5,751,038
Public Safety	32,344,220	34,381,768	36,548,783	35,669,855	34,916,663	36,925,686	35,270,155	31,461,089	31,340,804	33,095,380
Development Services <sup>2</sup>	8,122,315	7,568,746	9,177,580	5,177,066	-	-	-	-	-	-
Community Development <sup>2</sup>	-	-	-	-	6,581,513	2,213,502	2,669,989	5,206,914	2,853,942	3,191,325
Community Services	5,729,198	5,982,070	6,470,313	6,108,153	5,808,160	5,930,685	6,141,746	6,450,201	6,750,909	7,048,955
Maintenance Services <sup>2</sup>	3,765,916	4,299,500	6,935,005	4,201,954	-	-	-	-	-	-
Public Works <sup>2</sup>	-	-	-	-	4,550,487	4,715,759	4,769,385	4,925,155	5,200,858	5,456,277
Capital Outlay	6,940,525	22,321,493	7,601,076	13,152,533	26,027,011	12,901,819	6,896,432	7,350,289	8,129,441	9,372,430
Debt service:										
Principal retirement	7,485,660	7,716,246	7,268,934	8,476,465	8,402,943	9,021,235	368,460	350,000	370,000	618,132
Interest and fiscal charges	8,968,007	8,800,953	7,900,652	8,899,460	8,980,763	4,246,122	460,878	439,402	416,792	420,772
Debt issuance costs	-	-	720,002	145,961	649,830	-	-	-	-	-
Pass-through agreement payments	2,449,524	2,193,506	2,564,792	3,437,854	2,537,558	457,812	-	-	-	-
SERAF payment	-	-	-	8,983,766	1,849,599	-	-	-	-	-
Total expenditures	84,320,159	99,945,077	92,312,194	100,555,539	106,503,571	83,302,203	62,146,627	61,662,901	60,698,222	64,954,309
Excess (deficiency) of revenues over (under) expenditures	2,487,762	(7,049,282)	(4,644,957)	(4,520,131)	(16,819,062)	11,640,797	2,556,910	(5,340,472)	262,053	(1,236,314)
<b>Other Financing Sources (Uses):</b>										
Transfers in	17,112,729	31,616,075	27,097,193	23,268,409	33,603,347	11,074,821	6,904,709	5,890,552	6,507,993	4,378,333
Transfers out	(18,771,512)	(33,120,756)	(25,761,520)	(23,361,808)	(28,816,796)	(10,207,113)	(4,733,798)	(4,934,249)	(4,956,467)	(2,826,881)
Sale of capital assets	-	-	-	-	-	-	6,850	7,460	-	-
Capital leases	1,782,000	-	327,376	-	-	-	-	-	-	1,952,104
Long-term debt issued	-	-	20,925,000	7,415,000	38,594,323	-	-	-	-	-
Refunded debt redeemed	-	-	(12,060,000)	-	(13,185,000)	-	-	-	-	-
Bond premium	-	-	-	-	351,694	-	-	-	-	-
Bond discount	-	-	-	-	(174,757)	-	-	-	-	-
Total other financing sources (uses)	123,217	(1,504,681)	10,528,049	7,321,601	30,372,811	867,708	2,177,761	963,763	1,551,526	3,503,556
Extraordinary gain on dissolution of Redevelopment Agency <sup>3,4</sup>	-	-	-	-	-	(82,091,681)	21,522,303	-	-	-
Net change in fund balances	\$ 2,610,979	\$ (8,553,963)	\$ 5,883,092	\$ 2,801,470	\$ 13,553,749	\$ (69,583,176)	\$ 26,256,974	\$ (4,376,709)	\$ 1,813,579	\$ 2,267,242
Debt service as a percentage of noncapital expenditures	22.21%	21.28%	18.76%	20.05%	20.10%	17.30%	1.52%	1.43%	1.41%	1.87%

<sup>1</sup> Beginning fiscal year ended June 30, 2010, the amount reported is a combination of investment and rental income.

<sup>2</sup> Effective July 1, 2010, the Development and Maintenance Services Departments were eliminated and the Community Development and Public Works Departments were created due to the City of Brea's reorganization plan.

<sup>3</sup> During the fiscal year ended June 30, 2012, the assets, liabilities (current and long-term debt obligations) and fund balances of the Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of the dissolution of redevelopment agencies in California.

<sup>4</sup> During the fiscal year ended June 30, 2013, the Successor Agency transferred to the City of Brea the housing assets of the former Brea Redevelopment Agency.

# CITY OF BREA

## ASSESSED VALUE AND ESTIMATED ACTUAL VALUE OF TAXABLE PROPERTY LAST TEN FISCAL YEARS

Fiscal Year Ended June 30	Residential Property	Commercial Property	Industrial Property	Other Property <sup>1</sup>	Total Taxable Assessed Value <sup>2</sup>	Total Direct Tax Rate
2007	\$ 3,150,677,401	\$ 1,121,437,204	\$ 725,636,109	\$ 1,503,284,513	\$ 6,501,035,227	0.17402
2008	3,369,302,387	1,178,077,438	730,088,623	1,528,851,283	6,806,319,731	0.17402
2009	3,420,432,796	1,535,537,061	1,161,803,074	917,687,313	7,035,460,244	0.17402
2010	3,319,962,213	1,554,892,370	1,199,008,537	905,419,292	6,979,282,412	0.17402
2011	3,579,683,419	1,548,534,540	1,135,559,625	753,830,318	7,017,607,902	0.17402
2012	3,637,044,394	1,543,677,299	1,077,624,463	723,537,802	6,981,883,958	0.17402
2013	3,805,741,803	1,544,954,532	1,145,495,173	682,982,424	7,179,173,932	0.17402
2014	3,927,143,843	1,569,625,782	1,112,039,475	839,411,616	7,448,220,716	0.17402
2015	4,377,268,712	1,580,151,775	1,167,513,932	826,734,462	7,951,668,881	0.17402
2016	4,945,219,822	1,670,210,797	1,168,849,914	740,725,273	8,525,005,806	0.17402

<sup>1</sup> Other property includes recreational, institutional, vacant, and miscellaneous property.

<sup>2</sup> Tax-exempt property is excluded from the total taxable assessed value.

### NOTE:

In 1978 the voters of the State of California passed Proposition 13 which limited property taxes to a total maximum rate of 1% based upon the assessed value of the property being taxed. Each year, the assessed value of property may be increased by an "inflation factor" (limited to a maximum increase of 2%). With few exceptions, property is only reassessed at the time that it is sold to a new owner. At that point, the new assessed value is reassessed at the purchase price of the property sold. The assessed valuation data shown above represents the only data currently available with respect to the actual market value of taxable property and is subject to the limitations described above.

Sources: HdL Coren & Cone; Orange County Assessor

# CITY OF BREA

## DIRECT AND OVERLAPPING PROPERTY TAX RATES LAST TEN FISCAL YEARS

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11	Fiscal Year 2011-12	Fiscal Year 2012-13	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
City Direct Rates:										
City of Brea	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902	\$ 0.12902
City of Brea Paramedics Tax <sup>1</sup>	0.04500	0.04500	0.04500	0.04500	0.04500	0.04500	0.04500	0.04500	0.04500	0.04500
Total City Direct Rate	0.17402	0.17402	0.17402	0.17402	0.17402	0.17402	0.17402	0.17402	0.17402	0.17402
Overlapping Rates:										
Brea-Olinda Unified School District General Fund	0.43988	0.44000	0.43990	0.43990	0.43990	0.43990	0.43990	0.43990	0.43990	0.43990
Brea-Olinda Unified School District Bonds	0.02183	0.02241	0.02270	0.02285	0.02426	0.02367	0.02365	0.02470	0.02528	0.02292
NOC Community College General Fund	0.06663	0.06700	0.06660	0.06660	0.06660	0.06660	0.06660	0.06660	0.06660	0.06660
NOC Community College Bonds	0.01444	0.01502	0.01493	0.01662	0.01758	0.01742	0.01902	0.01704	0.01704	0.01704
Educational Revenue Augmentation Fund	0.18261	0.18300	0.18260	0.18260	0.18260	0.18260	0.18260	0.18260	0.18260	0.18260
Orange County Department of Education	0.03908	0.03900	0.03910	0.03910	0.03910	0.03910	0.03910	0.03910	0.03910	0.03910
Orange County Flood Control District	0.01888	0.01900	0.01888	0.01880	0.01880	0.01880	0.01888	0.01888	0.01888	0.01888
Orange County General Fund	0.05885	0.05900	0.05890	0.05890	0.05890	0.05890	0.05890	0.05890	0.05890	0.05890
Orange County Harbors, Beaches & Parks	0.01459	0.01460	0.01459	0.01459	0.01459	0.01459	0.01459	0.01459	0.01459	0.01459
Orange County Library District	0.01592	0.01590	0.01592	0.01592	0.01592	0.01592	0.01592	0.01592	0.01592	0.01592
Orange County Sanitation District Two Operating	0.03080	0.03100	0.03080	0.03080	0.03080	0.03080	0.03080	0.03080	0.03080	0.03080
Orange County Transportation Authority	0.00268	0.00270	0.00268	0.00268	0.00268	0.00268	0.00268	0.00268	0.00268	0.00268
Orange County Vector Control	0.00107	0.00110	0.00107	0.00107	0.00107	0.00107	0.00107	0.00107	0.00107	0.00107
Metropolitan Water District	0.00470	0.00450	0.00430	0.00430	0.00370	0.00370	0.00350	0.00350	0.00350	0.00350
Total Direct Rate	\$ 1.08598	#####	\$ 1.08699	\$ 1.08875	\$ 1.09052	\$ 1.08977	\$ 1.09123	\$ 1.09030	\$ 1.09088	\$ 1.08852

<sup>1</sup> The City of Brea Paramedic Tax rate is per \$100 of assessed value.

### NOTES:

In 1978, California voters passed Proposition 13 which sets the property tax rate at a 1.00% fixed amount. This 1.00% is shared by all taxing agencies for which the subject property resides within. In addition to the 1.00% fixed amount, property owners are charged taxes as a percentage of assessed property values for the payment of bonded debt and property tax overrides.

The Redevelopment Agency tax rate is not presented above in that property within the project area is subject to a tax rate of 1.0495%, which includes the Proposition 13 property tax rate of 1.00% and the applicable voter approved debt.

Source: HdL Coren & Cone, Orange County Assessor Combined Tax Rolls

**CITY OF BREA**

**PRINCIPAL PROPERTY TAXPAYERS  
CURRENT YEAR AND TEN YEARS AGO**

Taxpayer	Fiscal Year 2015-16			Fiscal Year 2006-07		
	Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value	Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value
Retail Property Trust	\$ 240,984,374	1	2.77%	\$ 206,327,128	1	3.11%
ABS CA-O DC2 LLC	138,635,130	2	1.60%			
Beckman Coulter Inc.	129,493,646	3	1.49%	96,921,673	5	1.46%
CRE Brea Valencia LLC	110,000,000	4	1.27%			
FW CA-Brea Marketplace LLC	103,428,644	5	1.19%	84,185,900	7	1.27%
Brea Union Plaza II LLC	76,829,449	6	0.88%			
Olen Pointe Brea LLC	70,802,010	7	0.82%	95,651,614	6	1.44%
ICE Holdings LLC	52,836,928	8	0.61%	46,264,528	10	0.70%
Mercury Casualty Company	51,848,007	9	0.60%			
BPAP West 135 & 145 LLC	50,500,000	10	0.58%			
Acquiport Brea LP				116,836,920	3	1.76%
New Albertson's Inc				106,313,906	4	1.60%
Equity Office Properties				54,095,020	8	0.82%
La Floresta				133,139,906	2	2.01%
Union Oil Company of California				50,978,990	9	0.77%
	<u>\$ 1,025,358,188</u>		<u>11.81%</u>	<u>\$ 990,715,585</u>		<u>14.94%</u>

The amounts shown above include assessed value data for both the City and the Redevelopment Agency.

Sources: HdL Coren & Cone, County of Orange Assessor's Office

**CITY OF BREA**

**PROPERTY TAX LEVIES AND COLLECTIONS  
LAST TEN FISCAL YEARS**

Fiscal Year Ended June 30	Taxes Levied for the Fiscal Year		Collected within the Fiscal Year of the Levy		Collections in Subsequent Years	Total Collections to Date	
			Amount	Percentage of Levy		Amount	Percentage of Levy
2007	\$	31,242,316	\$ 30,996,950	99.21	\$ 397,421	\$ 31,394,371	100.49
2008		34,675,457	34,287,289	98.88	370,616	34,657,905	99.95
2009		34,655,751	34,504,139	99.56	354,837	34,858,976	100.59
2010		33,304,101	32,620,080	97.95	252,721	32,872,801	98.70
2011		34,970,273	35,335,027	101.04	145,204	35,480,231	101.46
2012		32,242,292	31,678,555	98.25	295,525	31,974,080	99.17
2013 <sup>1</sup>		12,449,282	12,125,387	97.40	195,502	12,320,889	98.97
2014		13,412,523	13,173,993	98.22	140,765	13,314,758	99.27
2015		14,720,458	14,481,121	98.37	145,952	14,627,073	99.37
2016		16,669,635	16,489,408	98.92	166,642	16,656,050	99.92

<sup>1</sup> Beginning February 1, 2012, the property tax revenues of the former Brea Redevelopment Agency are now accounted for in the Successor Agency to the Brea Redevelopment Agency.

**NOTE:**

The amounts presented include property taxes and Redevelopment Agency tax increment. This schedule also includes amounts collected by the City and Redevelopment Agency that were passed-through to other agencies.

Source: County of Orange Auditor Controller's Office

**CITY OF BREA**

**TAXABLE SALES BY CATEGORY  
LAST TEN FISCAL YEARS**

<u>Category</u>	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>2016</u>
Department Stores	\$ 3,075,397	\$ 2,983,783	\$ 2,759,775	\$ 2,950,535	\$ 3,037,419	\$ 3,158,876	\$ 3,060,495	\$ 3,000,876	\$ 3,020,454	\$ 2,959,079
Restaurant	1,797,889	1,765,436	1,595,896	1,556,835	1,679,527	1,902,210	2,004,400	2,082,644	2,159,263	2,258,542
Light Industry	687,898	1,666,225	1,485,575	1,497,016	1,854,804	1,713,504	1,759,297	2,142,298	2,049,527	2,171,917
Building Materials-Wholesale	1,151,761	1,125,562	1,105,874	1,061,908	1,348,297	1,346,742	1,622,498	1,676,631	1,799,592	2,051,748
Apparel Stores	1,938,090	1,798,551	1,525,844	1,443,568	1,581,487	1,661,679	1,755,021	1,697,734	1,732,123	1,696,435
Miscellaneous Retail	1,759,575	1,722,736	1,440,366	1,287,074	1,372,512	1,560,446	1,600,599	1,707,983	1,779,009	1,652,697
Furniture/Appliance	444,564	673,297	534,043	558,615	683,424	764,254	708,157	686,308	801,114	763,158
Service Stations	649,312	739,166	734,678	649,050	917,704	998,449	991,760	1,001,724	844,593	712,761
Food Markets	354,271	354,159	261,529	269,150	263,462	271,680	284,288	358,917	358,917	469,420
Building Materials-Retail	402,326	375,248	326,520	328,472	366,253	345,832	450,631	450,013	446,278	470,340
Heavy Industry	406,750	371,096	382,130	309,395	391,235	369,982	498,859	346,253	356,465	408,035
Auto Sales-New	2,937	2,938	1,908	769	160	247	262	330,614	315,306	288,732
Other	4,085,429	2,733,598	2,289,386	1,925,965	2,135,394	2,084,482	1,798,200	1,774,919	1,805,690	1,922,933
Total	<u>\$ 16,756,199</u>	<u>\$ 16,311,795</u>	<u>\$ 14,443,524</u>	<u>\$ 13,838,352</u>	<u>\$ 15,631,678</u>	<u>\$ 16,178,383</u>	<u>\$ 16,534,467</u>	<u>\$ 17,256,914</u>	<u>\$ 17,468,331</u>	<u>\$ 17,825,797</u>

Note: Totals do not include portion of State and County pool as well as the impact of the State Triple Flip.

Source: MuniServices

CITY OF BREA

RATIO OF OUTSTANDING DEBT BY TYPE  
LAST TEN FISCAL YEARS

Fiscal Year Ended June 30	Governmental Activities				Business-Type Activities		Total Primary Government	Percentage of Personal Income <sup>8</sup>	Debt Per Capita <sup>8</sup>
	Tax Allocation Bonds <sup>4, 5</sup>	Lease Revenue Bonds <sup>5</sup>	Capital Leases <sup>2, 7</sup>	Total Governmental Activities	Water Revenue Bonds <sup>1, 3, 6</sup>				
2007	\$ 187,943,944	\$ 16,095,000	\$ 4,356,399	\$ 208,395,343	\$ 15,740,000	\$ 224,135,343	11.91%	5,622	
2008	181,975,649	15,310,000	3,552,175	200,837,824	14,975,000	215,812,824	11.17%	5,384	
2009	188,442,073	14,495,000	2,993,624	205,930,697	25,800,000	231,730,697	11.43%	5,768	
2010	178,909,196	16,485,000	6,716,146	202,110,342	38,095,000	240,205,342	11.46%	5,949	
2011	197,967,628	15,360,000	6,106,031	219,433,659	37,760,000	257,193,659	13.10%	6,419	
2012	-	2,760,000	5,161,902	7,921,902	37,265,000	45,186,902	2.21%	1,104	
2013	-	2,760,000	4,659,564	7,419,564	36,325,000	43,744,564	2.10%	1,057	
2014	-	2,760,000	4,169,409	6,929,409	35,350,000	42,279,409	1.83%	997	
2015	-	2,760,000	3,652,690	6,412,690	52,890,000	59,302,690	2.48%	1,369	
2016	-	2,760,000	4,833,071	7,593,071	53,325,495	60,918,566	2.41%	1,394	

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<sup>1</sup> For the fiscal year ended June 30, 2009, the Brea Public Financing Authority issued \$12,855,000 in water revenue refunding bonds and \$12,945,000 in new money bonds.

<sup>2</sup> For the fiscal year ended June 30, 2010, the City of Brea entered into a lease-purchase agreement for \$4,580,000.

<sup>3</sup> For the fiscal year ended June 30, 2010, the Brea Public Financing Authority issued over \$12 million of water revenue bonds.

<sup>4</sup> For the fiscal year ended June 30, 2011, the Brea Redevelopment Agency issued over \$29 million of tax allocation bonds.

<sup>5</sup> For the fiscal year ended June 30, 2012, outstanding long term debts of the Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of dissolution of redevelopment agencies in California.

<sup>6</sup> For the fiscal year ended June 30, 2015, the Brea Community Benefit Financing Authority issued over \$18 million of water revenue bonds.

<sup>7</sup> For the fiscal year ended June 30, 2016, the City of Brea entered into a lease purchase agreement for \$1,952,104.

<sup>8</sup> See the Schedule of Demographic and Economic Statistics for personal income and population data.

NOTE: Details regarding the outstanding debt can be found in the notes of the financial statements.

CITY OF BREA

**RATIO OF NET GENERAL BONDED DEBT OUTSTANDING  
LAST TEN FISCAL YEARS**

Fiscal Year Ended June 30	General Bonded Debt Outstanding			Restricted for Debt Service <sup>2</sup>	Net Bonded Debt	Percentage of Assessed Value of Property <sup>3</sup>	Per Capita <sup>4</sup>
	Tax Allocation Bonds <sup>1, 2</sup>	Lease Revenue Bonds <sup>2</sup>	Total				
2007	\$ 187,943,944	\$ 16,095,000	\$ 204,038,944	\$ 3,147,593	\$ 200,891,351	3.09%	\$ 4,748
2008	181,975,649	15,310,000	197,285,649	3,188,031	194,097,618	2.85%	4,477
2009	185,442,073	14,495,000	199,937,073	3,713,382	196,223,691	2.79%	4,592
2010	178,909,196	16,485,000	195,394,196	3,758,776	191,635,420	2.75%	4,629
2011	197,967,628	15,360,000	213,327,628	6,647,628	206,680,000	2.95%	5,247
2012	-	2,760,000	2,760,000	301,972	2,458,028	0.04%	60
2013	-	2,760,000	2,760,000	291,130	2,468,870	0.03%	60
2014	-	2,760,000	2,760,000	293,713	2,466,287	0.03%	58
2015	-	2,760,000	2,760,000	264,636	2,495,364	0.03%	58
2016	-	2,760,000	2,760,000	269,453	2,490,547	0.03%	57

<sup>1</sup> For the fiscal year ended June 30, 2011, the Redevelopment Agency issued over \$29 million of tax allocation bonds in June, 2011, which included over \$22 million in new bonds resulting in the increase

<sup>2</sup> For the fiscal year ended June 30, 2012, outstanding long term debts of the Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of dissolution of Redevelopment Agencies in California.

<sup>3</sup> See schedule of Assessed Value and Estimated Actual Value of Taxable Property for property value data.

<sup>4</sup> Population data can be found in schedule of Demographic and Economic Statistics.

NOTE: Details regarding the City's outstanding debt can be found in the notes to the financial statements.



**CITY OF BREA**

**DIRECT AND OVERLAPPING GOVERNMENTAL ACTIVITIES DEBT  
AS OF JUNE 30, 2016**

City Assessed Valuation: \$ 8,532,576,967

	<b>Estimated Percentage Applicable <sup>1</sup></b>	<b>Debt Outstanding</b>	<b>Estimated Share of Overlapping Debt</b>
<b>Overlapping Debt Repaid with Property Taxes:</b>			
Metropolitan Water District	0.348	\$ 92,865,000	\$ 323,170
North Orange County Joint Community College District	7.545	271,564,001	20,489,504
Brea-Olinda Unified School District	93.648	16,549,029	15,497,835
Placentia-Yorba Linda Unified School District	1.255	246,799,202	3,097,330
Rowland Unified School District	0.147	252,439,843	371,087
Fullerton Joint Union High School District	1.851	88,877,910	1,645,130
Fullerton School District	0.008	37,575,458	3,006
La Habra City School District	10.559	19,278,584	2,035,626
City of Brea Community Facilities Districts	100	13,595,000	13,595,000
Brea-Olinda Unified School District Community Facilities District No. 95-1	100	6,570,000	6,570,000
Total overlapping debt repaid with property taxes		<u>1,046,114,027</u>	<u>63,627,688</u>
<b>Overlapping Other Debt:</b>			
Orange County General Fund Obligation	1.710	\$ 124,614,000	\$ 2,130,899
Orange County Pension Obligations Bonds	1.710	353,417,858	6,043,445
Orange County Board of Education Certificates of Participation	1.710	14,840,000	253,764
Municipal Water District of Orange County Water Facilities Corporation	2.037	2,770,000	56,425
North Orange Regional Occupation Program Certificates of Participation	7.743	10,190,000	789,012
Brea-Olinda Unified School District Certificates of Participation	93.648	20,035,000	18,762,377
Placentia-Yorba Linda Unified School District Certificates of Participation	1.255	99,075,355	1,243,396
Rowland Unified School District Certificates of Participation	0.147	5,000,000	7,350
Fullerton Joint Union High School District Certificates of Participation	1.851	20,525,000	379,918
Fullerton School District Certificates of Participation	0.008	5,510,000	441
Total gross and overlapping general fund debt			<u>29,667,027 <sup>2</sup></u>
Less: MWDOC Water Facilities Corporation (100% supported)			<u>56,425</u>
Total net and overlapping general fund debt			\$ 29,610,602
<b>Total Gross overlapping debt</b>			
			\$ 93,294,715
<b>Total net overlapping debt</b>			
			\$ 93,238,290
<b>City of Brea Direct Debt:</b>			
Lease Revenue Bonds			\$ 2,760,000
Capital Leases			4,833,071
Total City of Brea Direct Debt			<u>\$ 7,593,071.00</u>
<b>Combined total gross direct and overlapping debt</b>			
			\$ 100,887,786 <sup>3</sup>
<b>Combined total net direct and overlapping debt</b>			
			\$ 100,831,361

<sup>1</sup> Percentage of overlapping agency's assessed valuation located within the boundaries of the City.

<sup>2</sup> Previously classified Orange County Sanitation District certificates of participation have been reclassified as district revenue supported issues and are no longer included as a general fund debt in the debt statement.

<sup>3</sup> Excludes tax and revenue anticipation notes, enterprise revenue, mortgage revenue and tax allocation bonds.

**NOTE:**

Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the City. This schedule estimates the portion of outstanding debt of those overlapping governments that is borne by the residents and businesses of the City of Brea. This process recognizes that, when considering the government's ability to issue and repay long-term debt, the entire debt burden borne by the residents and businesses should be taken into account. However, this does not imply that every taxpayer is a resident, and therefore responsible for repaying the debt, of each overlapping government.

Source: California Municipal Statistics, Inc.

CITY OF BREA

LEGAL DEBT MARGIN INFORMATION  
LAST TEN FISCAL YEARS

	Fiscal Year 2006-07	Fiscal Year 2007-08	Fiscal Year 2008-09	Fiscal Year 2009-10	Fiscal Year 2010-11	Fiscal Year 2011-12	Fiscal Year 2012-13	Fiscal Year 2013-14	Fiscal Year 2014-15	Fiscal Year 2015-16
Assessed value	\$ 6,501,035,227	\$ 6,806,319,731	\$ 7,035,460,244	\$ 6,979,282,412	\$ 6,979,282,412	\$ 7,328,303,022	\$ 7,556,214,577	\$ 7,815,157,069	\$ 8,026,908,085	\$ 8,532,576,967
Debt limit: 3.75% of assessed value	243,788,821	255,236,990	263,829,759	261,723,090	261,723,090	274,811,363	283,358,047	293,068,390	301,009,053	319,971,636
Total net debt applicable to limit										
Total general obligation bonded debt										-
Less net assets in debt service fund										-
Total amount of debt applicable to debt limit										\$ -
Legal debt margin										\$ 319,971,636

NOTE:  
Under state finance law, the City of Brea's outstanding general obligation debt should not exceed 3.75 percent of total assessed property value. By law, the general obligation debt subject to the limitation may be offset by amounts set aside for repaying general obligation bonds.

CITY OF BREA

PLEDGED REVENUE COVERAGE  
LAST TEN FISCAL YEARS

Fiscal Year Ended June 30	Tax Allocation Bonds					Water Revenue Bonds					
	Tax Increment <sup>5, 6</sup>	Debt Service		Coverage <sup>6</sup>	Gross Revenues <sup>1</sup>	Less:	Net	Available Revenue	Debt Service		Coverage
		Principal <sup>6</sup>	Interest <sup>6</sup>			Operating	Principal <sup>3</sup>		Interest <sup>4</sup>		
						Expenses <sup>2</sup>					
2007	\$ 23,500,001	\$ 6,350,000	\$ 8,610,256	1.57	\$ 10,302,495	\$ 8,800,006	\$ 1,502,489	\$ 735,000	\$ 735,775	1.02	
2008	23,500,000	6,345,000	7,947,207	1.64	10,410,074	8,774,941	1,635,133	765,000	816,508	1.03	
2009	23,500,000	5,795,000	7,132,481	1.82	10,344,771	9,123,214	1,221,557	790,000	552,885	0.91	
2010	20,062,146	6,950,000	8,182,916	1.33	11,563,325	10,471,557	1,091,768	-	1,359,105	0.80	
2011	19,854,155	6,960,000	7,895,704	1.34	11,874,613	10,510,821	1,363,792	335,000	1,291,835	0.84	
2012	-	-	-	-	13,659,142	11,196,371	2,462,771	495,000	1,536,324	1.21	
2013	-	-	-	-	15,639,630	10,700,731	4,938,899	940,000	1,548,591	1.98	
2014	-	-	-	-	18,204,836	11,873,994	6,330,842	975,000	1,540,597	2.52	
2015	-	-	-	-	17,803,755	10,685,147	7,118,608	1,015,000	2,351,374	2.11	
2016	-	-	-	-	16,489,077	9,162,038	7,327,039	1,315,000	2,348,737	2.00	

<sup>1</sup> Gross revenues exclude connection fees.

<sup>2</sup> Operating expenses do not include interest or depreciation.

<sup>3</sup> In May 2009, the Brea Public Financing Authority issued over \$12.9 million of water revenue refunding bonds, which refunded the 1998 Water Revenue Refunding Bonds resulting in no principal payment due in July 1, 2009.

<sup>4</sup> Interest expense is net of the Build America Bonds interest refund credits.

<sup>5</sup> Beginning fiscal year ended June 30, 2010, tax increment is net of tax increment revenue sharing payments.

<sup>6</sup> For the fiscal year ended June 30, 2012, outstanding long term debts of the Brea Redevelopment Agency were transferred to the Successor Agency on February 1, 2012, as a result of dissolution of redevelopment agencies in California.

NOTE: Details regarding the City's outstanding debt can be found in the notes to the financial statements.

## CITY OF BREA

### DEMOGRAPHIC AND ECONOMIC STATISTICS LAST TEN FISCAL YEARS

<b>Fiscal Year Ended June 30</b>	<b>Population <sup>1</sup></b>	<b>Personal Income (in thousands)</b>	<b>Per Capita Personal Income <sup>2</sup></b>	<b>Unemployment Rate <sup>3</sup></b>
2007	39,870	\$ 1,882,223	\$ 47,209	3.9%
2008	40,081	1,932,265	48,209	4.1%
2009	40,176	2,027,401	50,463	7.2%
2010	40,377	2,095,324	51,894	6.2%
2011	40,065	1,963,986	49,020	6.6%
2012	40,932	2,040,992	49,863	6.0%
2013	41,394	2,087,913	50,440	5.2%
2014	42,397	2,311,442	54,519	4.2%
2015	43,328	2,387,199	55,096	3.9%
2016	43,710	2,524,209	57,749	3.4%

Sources:

<sup>1</sup> City Community Development, Planning Division

<sup>2</sup> Per capita income for Orange County; U.S. Department of Commerce, Bureau of Economic Analysis

<sup>3</sup> State of California Employment Development Department - Labor Market Information Division

# CITY OF BREA

## PRINCIPAL EMPLOYERS CURRENT FISCAL YEAR AND TEN YEARS AGO

Employer	Fiscal Year 2015-16			Fiscal Year 2006-07		
	Employees	Rank	Percent of Total City Employment <sup>1</sup>	Employees	Rank	Percent of Total City Employment
Bank of America	1,500	1	6.88%	1,500	3	6.86%
Mercury Insurance Group	1,399	2	6.42%	3,000	1	13.72%
Beckman Coulter, Inc.	1,200	3	5.50%	3,000	2	13.72%
Brea Olinda Unified School District	879	4	4.03%	500	6	2.29%
Kirkhill - TA Company	709	5	3.25%	700	5	3.20%
Veterinary Pet Insurance Co.	460	6	2.11%			
Albertson's, Inc.	438	7	2.01%	1,200	4	5.49%
Bristol Industries	400	8	1.83%			
Nordstrom Department Store	352	9	1.61%			
Peterson Brothers Construction	300	10	1.38%			
Harte-Hanks Communications				500	7	2.29%
Capital Group				400	10	1.83%
ITT Hartford Insurance Group				450	8	2.06%
Avery Dennison Administrative				450	9	2.06%
Total	<u>7,637</u>		<u>35.02%</u>	<u>11,700</u>		<u>53.52%</u>

<sup>1</sup> Based upon the Employment Development Department's estimate of 21,800 residents employed in 2015 out of a total population of 43,710.

Source: City of Brea Business License Division

# CITY OF BREA

## FULL-TIME EQUIVALENT CITY EMPLOYEES BY FUNCTION LAST TEN FISCAL YEARS

Function	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
General Government	67	68	69	56	57	57	59	58	59	60
Public Safety	226	226	226	211	213	213	212	167	158	158
Development Services	32	32	33	29	-	-	-	-	-	-
Community Development <sup>1</sup>	-	-	-	-	20	20	20	21	21	21
Community Services	50	50	52	48	39	48	52	52	52	55
Maintenance Services	38	38	42	32	-	-	-	-	-	-
Public Works <sup>2</sup>	-	-	-	-	37	39	42	41	42	45
Water Utility	16	16	14	16	16	14	15	17	17	17
Sewer Utility	4	4	4	6	6	6	6	6	6	6
Sanitation	2	2	2	2	2	2	2	2	2	2
Mobile Data System	3	1	1	-	-	-	-	-	-	-
External Information Technology <sup>3</sup>	-	-	-	9	9	9	9	10	10	10
Total	438	437	443	409	399	408	417	373	367	374

<sup>1</sup> Prior to FY2011, Community Development was reported under Development Services function.

<sup>2</sup> Prior to FY2011, Public Works was reported under Maintenance Services function.

<sup>3</sup> Prior to FY2010, External Information Technology Services was reported under General Government function.

Source: City of Brea Adopted Budget and Supplements to the Adopted Budget, 2006-07 through 2015-16.

**CITY OF BREA**

**OPERATING INDICATORS BY FUNCTION  
LAST TEN FISCAL YEARS**

	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
Function:										
Police										
Calls dispatched	20,700	19,334	22,232	22,231	23,071	24,650	22,810	22,412	23,026	24,359
Crime reports	9,882	5,585	7,076	5,475	4,726	4,491	4,450	4,207	4,490	4,798
Moving citations	16,289	8,335	7,123	9,192	9,024	8,215	5,573	3,272	3,426	2,483
Parking citations	14,504	14,836	14,118	20,639	15,469	16,034	10,651	11,178	10,057	10,528
Water										
Number of customer accounts	11,893	11,842	11,863	11,953	11,878	12,095	12,258	12,637	12,951	13,153
Average daily consumption (millions of gallons)	10.12	10.79	9.26	8.83	8.53	9.39	9.77	10.30	9.54	7.86
Water samples taken	1,830	1,753	624	624	627	672	840	624	686	732
Sewers										
Feet of sewer mains root cut/chemically treated	4,825	2,410	-	-	-	-	-	-	-	-
Development Services <sup>5</sup>										
Permits issued	1,249	1,096	1,218	979	-	-	-	-	-	-
Inspections conducted	3,994	4,945	4,850	4,628	-	-	-	-	-	-
Traffic signals maintained <sup>2, 4</sup>	50	50	51	51	-	-	-	-	-	-
Infrastructure improv. projects administered	9	14	12	13	-	-	-	-	-	-
Community Development										
Permits issued	-	-	-	-	1,097	1,180	1,404	1,418	1,561	2,072
Inspections conducted	-	-	-	-	4,316	5,030	5,604	7,955	7,997	6,903
Maintenance Services <sup>5</sup>										
Square feet of graffiti removal	7,675	11,232	12,755	15,048	-	-	-	-	-	-
Streetsweeping miles	20,618	26,341	22,943	20,777	-	-	-	-	-	-
Trees pruned per year	2,322	2,642	2,706	2,906	-	-	-	-	-	-
Public Works										
Square feet of graffiti removal	-	-	-	-	12,528	9,576	10,944	7,713	4,545	3,609
Streetsweeping miles	-	-	-	-	20,609	18,398	19,365	19,494	20,128	20,333
Trees pruned per year	-	-	-	-	2,702	2,806	3,136	2,069	3,408	3,275
Traffic signals maintained <sup>4</sup>	-	-	-	-	51	52	52	52	52	53
Infrastructure improv. projects administered	-	-	-	-	9	17	6	9	10	8
Culture and Recreation										
Gallery promotions and mailings	43,962	42,151	43,962	21,647	26,903	22,934	18,500	18,500	18,500	14,800
Gallery attendance	6,624	6,004	7,495	6,934	7,081	11,693	9,596	10,674	10,042	12,807
Theatre annual program brochures mailed	20,000	23,313	24,532	35,053	37,848	37,843	32,359	44,517	26,258	34,670
Theatre attendance	16,419	16,419	17,742	13,964	11,983	12,829	12,516	12,889	12,926	50,476
General government										
Accounts payable warrants issued	8,493	8,624	7,772	6,233	6,043	8,182	7,872	7,829	8,599	7,569

<sup>1</sup> The reporting methodology employed beginning fiscal year 2007-08 was changed; going forward, this methodology will remain consistent for the sake of comparability.

<sup>2</sup> Figure corrected with fiscal year 2011-12 CAFR.

<sup>3</sup> Beginning in fiscal year 2007-08, the reported streetsweeping miles included curb miles from the City's backup sweeper which was not included in the prior fiscal year.

<sup>4</sup> Doesn't include five flashing beacons the City maintains

<sup>5</sup> Beginning in fiscal year 2010-11, function classified as Public Works or Community Development.

Source: City of Brea

# CITY OF BREA

## CAPITAL ASSET STATISTICS BY FUNCTION LAST TEN FISCAL YEARS

		2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
158	Function:										
	Public Safety										
	Police stations	1	1	1	1	1	1	1	1	1	1
	Fire stations	4	4	4	4	4	4	4	4	4	4
	Highways and streets										
	Miles of streets	119	119	119	119	119	119	119	120	120	121
	Street lights	3,388	3,388	3,388	3,388	3,388	3,388	3,388	3,401	3,401	3,452
	Water										
	Number of water wells	1	1	1	1	1	1	1	1	1	1
	Number of reservoirs	6	6	6	6	6	6	6	7	7	7
	Miles of lines & mains	167	167	167	167	167	167	167	167	197	197
	Sewer										
	Miles of sanitary sewers	110.00	110.00	110.00	110.00	110.00	110.00	110.00	111.00	111.00	112.00
	Miles of storm drains	25.00	25.00	25.00	25.00	25.00	25.00	25.00	26.00	26.00	27.00
	Culture and Recreation										
	Number of parks	10	10	11	11	11	11	12	13	13	13
	Number of other facilities	7	7	7	7	7	7	7	7	7	7

Source: City of Brea





INDEPENDENT AUDITORS' REPORT ON INTERNAL CONTROL  
OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS  
BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE  
WITH *GOVERNMENT AUDITING STANDARDS*

To the Honorable Mayor and Members of the City Council  
City of Brea, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Brea, California, (the City) as of and for the year ended June 30, 2016, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated March 28, 2017.

**Internal Control over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the City's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

Our consideration of internal control was for the limited purpose described in the preceding paragraph and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies and therefore, material weaknesses or significant deficiencies may exist that were not identified. However, we identified certain deficiencies in internal control that we consider to be material weaknesses and significant deficiencies.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance. We consider the following deficiencies to be material weaknesses:

**Infrastructure Capital Assets**

During our testing of capital assets, management brought to our attention that several capital projects were not accounted for as infrastructure capital assets and the infrastructure capital assets balance had not been updated for several years. As a result, the infrastructure capital assets balance was understated by over \$7 million. We recommend that management modify its internal control procedures to maintain detailed records of infrastructure projects and keep the detailed records up to date.

To the Honorable Mayor and Members of the City Council  
City of Brea, California

**Management's Response:**

During fiscal year 2015-16, the Finance division assumed responsibility for keeping the detailed records for the infrastructure capital assets. Part of the responsibility of the Finance division included examining prior years back to 2011-12 as to reviewing the additions and deletions of capital projects. It was discovered that additions back to 2011-12 had not been included. Instead, the accounting records had been reduced in prior years when agreeing to the detailed records. During fiscal year ended June 30, 2016, the adjustments to the detailed records and the financial system resulted in the \$7 million as noted in the auditors' comment. As part of the new procedure, throughout the fiscal year, upon the completion and acceptance of new infrastructure projects, the Finance division will work with Public Works to obtain the necessary information to update the capital assets schedules and financial system accordingly. During year end closing, a reconciliation will be performed to assure additions and deletions have been accounted for properly.

**Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed the following instance of noncompliance or other matter that is required to be reported under *Government Auditing Standards*:

**Housing Successor Annual Report**

In accordance with Section 65400 of the Government Code, the Housing Successor is required to submit an Annual Progress Report to the governing body, the Office of Planning and Research, and the Department of Housing and Community Development by April 1 following the fiscal year end. We noted that the Housing Successor's annual report for fiscal year 2014-2015 was submitted on May 9, 2016 to the Office of Planning and Research, and the Department of Housing and Community Development, after its required due date. We recommend that the Housing Successor submit the report on a timely basis.

**Management's Response:** In order to ensure the Housing Successor's annual report is completed on time and received by HCD prior to the deadline each year, the Planning Staff has scheduled this items for a yearly meeting with the City Council in February. This will allow ample time for preparation, consideration and forwarding the received report to HCD.

**City's Response to Findings**

The City's response to the findings identified in our audit was not subjected to the auditing procedures applied in the audit of the financial statements and, accordingly, we express no opinion on it.



To the Honorable Mayor and Members of the City Council  
City of Brea, California

**Purpose of this Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

*Lance, Soll & Lingham, LLP*

Brea, California  
March 28, 2017

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March 28, 2017

To the Honorable Mayor and Members of the City Council  
City of Brea, California

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Brea (City) for the year ended June 30, 2016. Professional standards require that we provide you with information about our responsibilities under generally accepted auditing standards, *Government Auditing Standards* and the Uniform Guidance, as well as certain information related to the planned scope and timing of our audit. We have communicated such information in our letter to you dated May 9, 2016. Professional standards also require that we communicate to you the following information related to our audit.

### **Significant Audit Findings**

#### ***Qualitative Aspects of Accounting Practices***

Management is responsible for the selection and use of appropriate accounting policies. The significant accounting policies used by the City are described in the notes to the financial statements. Statement of Governmental Accounting Standards (GASB Statement No. 72), Fair Value Measurement and application was implemented in fiscal year 2015-2016. This implementation is noted in footnote No. 2 of Cash and Investments.

We noted no transactions entered into by the City during the year for which there is a lack of authoritative guidance or consensus. All significant transactions have been recognized in the financial statements in the proper period.

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ significantly from those expected. The most sensitive estimate(s) affecting the opinions' financial statements were:

Management's estimates of the Net Pension Liability and OPEB Obligation is based on actuarial standards estimates. We evaluated the key factors and assumptions used to develop the Net Pension Liability and OPEB Obligation in determining that it is reasonable in relation to the financial statements taken as a whole.

The financial statement disclosures are neutral, consistent, and clear.

#### ***Difficulties Encountered in Performing the Audit***

We encountered no significant difficulties in dealing with management in performing and completing our audit.



To the Honorable Mayor and Members of the City Council  
City of Brea, California

### ***Corrected and Uncorrected Misstatements***

Professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that are trivial, and communicate them to the appropriate level of management. Management has corrected all such misstatements. In addition, none of the misstatements detected as a result of audit procedures and corrected by management were material, either individually or in the aggregate, to the financial statements taken as a whole.

### ***Disagreements with Management***

For purposes of this letter, a disagreement with management is a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the auditor's report. We are pleased to report that no such disagreements arose during the course of our audit.

### ***Management Representations***

We have requested certain representations from management that are included in the management representation letter dated March 28, 2017.

### ***Management Consultations with Other Independent Accountants***

In some cases, management may decide to consult with other accountants about auditing and accounting matters, similar to obtaining a "second opinion" on certain situations. If a consultation involves application of an accounting principle to the City's financial statements or a determination of the type of auditor's opinion that may be expressed on those statements, our professional standards require the consulting accountant to check with us to determine that the consultant has all the relevant facts. To our knowledge, there were no such consultations with other accountants.

### ***Other Audit Findings or Issues***

We generally discuss a variety of matters, including the application of accounting principles and auditing standards, with management each year prior to retention as the City's auditors. However, these discussions occurred in the normal course of our professional relationship and our responses were not a condition to our retention.

### **Other Matters**

We applied certain limited procedures to management's discussion and analysis, budgetary comparison schedule for the General Fund and the Low and Moderate Income Housing Asset Fund, the schedule of changes in the net pension liability and related ratios, and the schedule of plan contributions, which are required supplementary information (RSI) that supplements the basic financial statements. Our procedures consisted of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We did not audit the RSI and do not express an opinion or provide any assurance on the RSI.

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We were engaged to report on the combining and individual nonmajor fund financial statements and schedules, which accompany the financial statements but are not RSI. With respect to this supplementary information, we made certain inquiries of management and evaluated the form, content, and methods of preparing the information to determine that the information complies with accounting principles generally accepted in the United States of America, the method of preparing it has not changed from the prior period, and the information is appropriate and complete in relation to our audit of the financial statements. We compared and reconciled the supplementary information to the underlying accounting records used to prepare the financial statements or to the financial statements themselves.

#### New Auditing Standard No. 130

This new auditing standard is effective for financial periods ending on or after December 15, 2016; for most California municipalities it is effective for the period July 1, 2016 through June 30, 2017 and future periods thereafter. The standard allows CPA firms to issue an opinion on the financial statements conformity with generally accepted accounting principles, as well as an opinion on the operating effectiveness of internal controls over financial reporting through an integrated audit. This standard does not change the objectives of a financial statement audit, it only enhances the value and scope of a financial statement audit and increases the level of assurance provided by CPA firms on financial controls. Municipalities should look to perform an integrated audit for more assurance on the operating effectiveness of internal controls over financial reporting.

#### New Accounting Standards

The following new Governmental Accounting Standards Board (GASB) pronouncements were effective for fiscal year 2015-2016 audit:

GASB Statement No. 72, *Fair Value Measurement and Application*.

GASB Statement No. 76, *The Hierarchy of Generally accepted Accounting Principles for State and Local Governments*.

GASB Statement No. 79, *Certain External Investment Pools and Pool Participants*.

The following Governmental Accounting Standards Board (GASB) pronouncements are effective in the following fiscal year audit and should be reviewed for proper implementation by management:

Fiscal year 2016-2017

GASB Statement No. 73, *Accounting and Financial Reporting for Pensions and Related Assets That Are Not within the Scope of GASB Statement No. 68, and Amendments to Certain Provisions of GASB Statement Nos. 67 and 68*.

GASB Statement No. 74, *Financial Reporting for Postemployment Benefit Plans Other Than Pension Plans*.

GASB Statement No. 77, *Tax Abatement Disclosures*.

GASB Statement No. 78, *Pensions Provided through Certain Multiple-Employer Defined Benefit Pension Plans*.

GASB Statement No. 80, *Blending Requirements for Certain Component Units-an amendment of GASB Statement No. 14*.

GASB Statement No. 82, *Pension Issues an Amendment of GASB Statements No. 67, No. 68, and No. 73*.



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*GASB Statement No. 75, Accounting and Financial Reporting for Postemployment Benefits Other Than Pensions.*

*GASB Statement No. 81, Irrevocable Split Interest Agreements.*

**Restriction on Use**

This information is intended solely for the use of City Council and management of the City of Brea and is not intended to be, and should not be, used by anyone other than these specified parties.

Very truly yours,

Brea, California