



## City Council and Successor Agency to the Brea Redevelopment Agency Agenda

**Tuesday, June 2, 2020**

6:00 p.m. - Closed Session

6:45 p.m. - Study Session

7:00 p.m. - General Session

**Marty Simonoff**, Mayor

**Steven Vargas**, Mayor Pro Tem

**Cecilia Hupp**, Council Member

**Christine Marick**, Council Member

**Glenn Parker**, Council Member

This agenda contains a brief general description of each item Council will consider. The City Clerk has on file copies of written documentation relating to each item of business on this Agenda available for public inspection. Contact the City Clerk's Office at (714) 990-7756 or view the Agenda and related materials on the City's website at [www.cityofbrea.net](http://www.cityofbrea.net). Materials related to an item on this agenda submitted to the Council after distribution of the agenda packet are available for public inspection in the City Clerk's Office 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.

### **Procedures for Addressing the Council**

The Council encourages interested people to address this legislative body by making a brief presentation on a public hearing item when the Mayor calls the item or address other items under Matters from the Audience. State Law prohibits the City Council from responding to or acting upon matters not listed on this agenda. This meeting is being conducted consistent with Governor Newsom's Executive Order N-29-20 dated March 17, 2020, regarding the COVID-19 pandemic. Public comments will be accepted in writing, a separate location on-site, and by teleconference. The meeting will also be broadcast live at [www.cityofbrea.net](http://www.cityofbrea.net).

Written comments may be sent to the City Clerk's Office at [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) no later than 12:00 p.m. on Tuesday, June 2, 2020. All written comments will be read aloud during the meeting by the City Clerk. Some written comments may be summarized as to not exceed the speaking time allotted. To provide comments in person, the Council Chambers will be open to a limited number of members from the public in observance of social distancing guidelines. The public will be able to address the Council directly, while maintaining proper social distancing. Overflow will be available in the Plaza directly outside of the Council Chambers. Based on capacity, the public may be required to cycle in and out of the Chambers as to provide everyone in attendance an opportunity to address the Council. To provide comments by teleconference, members of the public must contact City Staff at (714) 990-7756 or [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) no later than 12:00 p.m. on Tuesday, June 2, 2020 to obtain the Zoom Meeting ID number and password. Teleconference participants will be muted until recognized at the appropriate time by the Council.

### **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)

### **Important Notice**

The City of Brea shows both live broadcasts and replays of City Council Meetings on Brea Cable Channel 3 and over the Internet at [www.cityofbrea.net](http://www.cityofbrea.net). Your attendance at this public meeting may result in the recording and broadcast of your image and/or voice as previously described.

**CLOSED SESSION**  
**6:00 p.m. - Council Chamber**  
**Plaza Level**

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**CALL TO ORDER / ROLL CALL - COUNCIL**

**1. Public Comment**

Closed Session may convene to consider matters of purchase / sale of real property (G. C. §54956.8), pending litigation [G.C. §54956.9(d)(1)], potential litigation [G.C. §54956.9(d)(2)(3) or (4)], liability claims (G. C. §54961) or personnel items (G.C. §54957.6). Records not available for public inspection.
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**2. Conference with Real Property Negotiators Pursuant to Government Code Section 54956.8.**

Property: Chamber of Commerce Lease, 1 Civic Center Circle, Second Floor #2, Brea, CA  
City of Brea Negotiators: City Manager Bill Gallardo, Administrative Services Director, Cindy Russell  
Negotiating Party: Chamber of Commerce  
Under Negotiation: Price and Terms of Payment

**3. Conference with Real Property Negotiators Pursuant to Government Code Section 54956.8.**

Property: Hotel Ground Lease, 900 E. Birch Street, Brea, CA (APN 319-101-43, 319-101-45 and a portion of 319-101-46) and Retail Court Ground Lease, 910 E. Birch Street, Brea, CA (portion of APN 319-101-46)  
City of Brea Negotiators: City Manager Bill Gallardo, Administrative Services Director, Cindy Russell  
Negotiating Parties: Windsor Capital Group on behalf of Nesbitt Partners Brea Ventures, Ltd.  
Under Negotiation: Price and Terms of Payment

**4. Conference with Legal Counsel Pursuant to Government Code Section 54956.9(d)(4) - Anticipated Litigation.** Initiation of Litigation: 1 potential case.

**STUDY SESSION**  
**6:45 p.m. - Council Chamber**  
**Plaza Level**

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**CALL TO ORDER / ROLL CALL - COUNCIL**

**5. Public Comment**

**6. Clarify Regular Meeting Topics**

**REPORT**

**7. Council Member Report/Requests**

**GENERAL SESSION**  
**7:00 p.m. - Council Chamber**  
**Plaza Level**

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**CALL TO ORDER/ ROLL CALL - COUNCIL**



8. **Pledge of Allegiance**

9. **Invocation**

10. **Presentation: Lambert/57 Update**

11. **Report - Prior Study Session**

12. **Matters from the Audience**

*Written comments may be sent to the City Clerk's Office at [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) no later than 12:00 p.m. on Tuesday, June 2, 2020. All written comments will be read aloud during the meeting by the City Clerk. Some written comments may be summarized as to not exceed the speaking time allotted. To provide comments in person, the Council Chambers will be open to a limited number of members from the public in observance of social distancing guidelines. The public will be able to address the Council directly, while maintaining proper social distancing. Overflow will be available in the Plaza directly outside of the Council Chambers. Based on capacity, the public may be required to cycle in and out of the Chambers as to provide everyone in attendance an opportunity to address the Council. To provide comments by teleconference, members of the public must contact City Staff at (714) 990-7756 or [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) no later than 12:00 p.m. on Tuesday, June 2, 2020 to obtain the Zoom Meeting ID number and password. Teleconference participants will be muted until recognized at the appropriate time by the Council.*

13. **Response to Public Inquiries - Mayor / City Manager**

**PUBLIC HEARING** - *This portion of the meeting is for matters that legally require an opportunity for public input. Audience participation is encouraged and is limited to 5 minutes per speaker.*

14. **Public Hearing to Consider Levying an Assessment for Landscape and Lighting Maintenance Districts (LLMDs) #1, 2, 3, 4, 5, 6 and 7 for Fiscal Year 2020-2021** - Adopt Resolution Nos. 2020-035- through 2020-041, levying assessments for Fiscal Year 2020-2021 after receiving testimony at the Public Hearing on June 2, 2020.

**ADMINISTRATIVE ITEMS** - *This agenda category is for City Council consideration of a wide variety of topics related to the City's operations. Public comments regarding items in this section should be presented during "Matters from the Audience."*

15. **Ordinance No. 1215 approving Zone Change ZC 20-02, changing the zoning at 109 Lilac Lane from Public Facilities to Single Family Residential (Equestrian Overlay)** - Second Reading and adoption of Ordinance No. 1215, an Ordinance of the City of Brea approving Zone Change ZC 20-02 and amending the Zoning Map regarding the same; to permit the development of a single-family home, accessory structures and private equestrian facilities at 109 Lilac Lane, and making findings in support thereof.

16. **Adopt Ordinance No. 1214 approving Planned Community Master Plan No, PCMP 19-01, and related Zone Change No. ZC 19-01 and Development Agreement No DA 19-01, for the development of 114 multifamily on a 1.01-acre parcel located at the southeast corner of Mercury Lane and Berry Street** – Second Reading of Ordinance No. 1214, approving Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, and Development Agreement No. DA 19-01 for the Mercury Residential Development Proposal at the Southeast Corner of Mercury Lane and Berry Street.

17. **Discussion of the Proposed Fiscal Year 2020-21 Operating and Seven-Year Capital Improvement Program Budgets**

18. **Urgency Ordinance No. 1216 for the Extension of Payment Deadlines, Waiver of Delinquency Penalties and Late Fees and the Authorization of Payment Plans** - Adopt Urgency Ordinance No. 1216, temporarily extending deadlines for Transient Occupancy Tax (TOT), Business License Tax, certain permit fees, and utility bill payments; waiving delinquency penalties and late fees and authorizing the City Manager or designee to execute related payment plans. This ordinance requires a four-fifths vote for adoption whereupon it will take effect immediately.

**CONSENT CALENDAR** - *The City Council/Successor Agency approves all Consent Calendar matters with one motion unless Council/Agency or Staff requests further discussion of a particular item. Items of concern regarding Consent Calendar matters should be presented during "Matters from the Audience."*

#### **CITY COUNCIL - CONSENT**

19. **May 12, 2020 Special City Council Meeting Minutes** - Approve.
20. **May 19, 2020 City Council Regular Meeting Minutes** - Approve.
21. **May 21, 2020 Special City Council Meeting Minutes** - Approve.
22. **November 3, 2020 General Municipal Election Authorization and Consolidation Request** - Adopt Resolution No. 2020-042 calling and giving notice of the holding of a General Municipal Election on Tuesday, November 3, 2020 for the election of certain officers as required by the provisions of the laws of the State of California relating to General Law cities; and Adopt Resolution No. 2020-043 requesting the Board of Supervisors of the County of Orange to consolidate a General Municipal Election held on November 3, 2020 with the Statewide General Election to be held on that date pursuant to Section 10403 of the Elections Code.
23. **Maintenance Agreement with the State of California's Department of Transportation for the intersection Overhead Street Name Signs on SR-90 & SR-142** - Approve the agreement. The project was budgeted as apart of CIP No. 7212. There is no fiscal impact to the General Fund.
24. **Lease Agreements between the City of Brea and the Tomlinson Families for use of California Domestic Water Company Stock** - Approve the lease agreements. The savings will vary each year, but will be approximately \$29,000 per year. Payment for leasing of shares will come from the Water Fund and there is no impact to the General Fund.
25. **Monthly Report of Investments for the City of Brea for Period Ending April 30, 2020** - Receive and file.
26. **City Disbursement Registers for May 22 and 29, 2020** - Receive and file.

#### **CITY/ SUCCESSOR AGENCY - CONSENT**

27. **Monthly Report of Investments for the Successor Agency to the Brea Redevelopment Agency for Period Ending April 30, 2020** - Receive and file.
28. **Successor Agency Disbursement Register for May 29, 2020** - Receive and file.

#### **ADMINISTRATIVE ANNOUNCEMENTS**

**29. City Manager**

**30. City Attorney**

**31. Council Requests**

**COUNCIL ANNOUNCEMENTS**

**ADJOURNMENT**

## City of Brea

**COUNCIL COMMUNICATION****TO:** Honorable Mayor and City Council Members**FROM:** Bill Gallardo, City Manager**DATE:** 06/02/2020**SUBJECT:** Public Hearing to Consider Levying an Assessment for Landscape and Lighting Maintenance Districts (LLMDs) #1, 2, 3, 4, 5, 6 and 7 for Fiscal Year 2020-2021.**RECOMMENDATION**

Adopt Resolution Nos. 2020- through 2020- , levying assessments for Fiscal Year 2020-2021 after receiving testimony at the Public Hearing on June 2, 2020.

**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 City Council reference, the Districts are located on the attached map (Exhibit A). The estimated assessments for the 2020-21 fiscal year as detailed in the Engineer's Report are as follows:

Maintenance District	2019-2020 Assessment per lot per year	2020-2021 Assessment per lot per year	2020-2021 Maximum Assessment per lot per year	Change in Assessment per lot per year	% Change
MD #1 Routine Maintenance	\$543.00	\$543.00	\$543.00	0	0%
MD #2 Routine Maintenance	\$18.50	\$18.50	\$18.50	0	0%
MD #3 Routine Maintenance	\$487.84	\$511.00	\$511.00	\$23.16	4.75%
MD #4 Routine Maintenance	\$12.00	\$12.00	\$12.00	0	0%
MD #5 Routine Maintenance	\$914.62	\$942.97	\$1031.79	\$28.35	3.1%
MD #6 Routine Maintenance	\$1450.35	\$1450.35	\$1918.95	0	0%

MD #7 Routine Maintenance	\$305.56	\$305.56	\$321.34	0	0%
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**Maintenance District #1 (American National - 103 Parcels)** - On February 25, 2020 staff held a general meeting with the homeowners of this District. Residents representing two parcels chose to attend. The total estimated costs for FY 2020-21 are \$54,169. The total annual assessment amount for this District is currently \$55,929. No change is recommended for FY 2020-21. The annual assessment will remain at \$543 per parcel per year. Current fund reserves are \$2,598 which are 4.7% 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 29, 2020, to discuss the coming year's budget. No homeowners attended. The total estimated costs for FY 2020-21 will be \$7,469. The total annual assessment for this District is currently \$5,495. No change is recommended in the annual assessment for this District during FY 2020-21. This will require the expenditure of \$1,974.00 from the District's reserve fund. The annual assessment will remain at \$18.50 per parcel per year. Current fund reserves are \$37,992, which are 596% of the operational budget.

**Maintenance District #3 (Eagle Development - 188 Parcels)** - Staff held a general meeting for the homeowners on February 29, 2020. Residents representing four parcels chose to attend. Staff updated residents on future landscape improvements and uplighting for the eagle statue. The total estimated costs for FY 2020-21 are \$170,065. The total annual assessment for this District is \$91,714, or \$487.84 per parcel per year, the maximum allowable assessment for FY 2018-2019. Residents in attendance directed staff to increase the assessment by the CPI for the prior 12-month calendar year, per parcel per year increase to help build reserves to pay for needed improvements. Additionally, the residents requested any additional available CPI increase be added to take the assessment to the maximum allowable rate. The recommended assessment would increase to \$96,068 or \$511.00 per parcel per year, an increase of \$23.16 per parcel per year. Current fund reserves are \$111,221 which are 65% 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 29, 2020, to discuss the coming year's budget. No homeowners attended. The total estimated costs for FY 2020-21 are \$2,633. No change is recommended in the annual assessment for this District during FY 2020-21. The annual assessment will remain at \$12 per parcel per year. Current fund reserves are \$19,083 which is over 138% of the operational budget.

**Maintenance District #5 (Konweiser - 113 Parcels)** - On February 25, 2020, 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 five 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 2020-21 are \$134,622. The total annual assessment for this District is \$103,352 or \$914.62 per parcel per year, which is just under the maximum allowable assessment for FY 2016-2017. Residents in attendance directed staff to increase the assessment by last year's CPI, 3.1% to continue help build reserves to pay for improvements. The recommended assessment would increase by 3.1% to \$106,556 or \$942.97 per parcel per year, an increase of \$28.35 per parcel per year. Current fund reserves are \$28,249, which are 21% 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 26, 2020 to discuss the coming year's budget and assessment. Homeowners representing seven parcels chose to attend. Residents and staff discussed an assessment increase versus budget reductions to bring the budget in line with the available assessment. Residents opted to forego an assessment increase this coming year. The total estimated costs for FY 2020-21 are \$208,150. The total annual assessment for this District is \$195,797 or \$1,450.35 per parcel per year. No change is recommended in the annual assessment for this District during FY 2020-21. This will require the expenditure of \$12,353.00 from the District's reserve fund. Current fund reserves are \$40,410, which are 19% of the operational budget.

**Maintenance District #7 (Baywood Development - 96 Parcels)** - Staff held a general meeting on February 26, 2020 to discuss the coming year's budget and assessment. No homeowners attended. The meeting was held to solicit input into the assessment process. The total estimated costs for FY 2020-21 are \$34,288. The current annual assessment for this District is \$29,333 or \$305.56 per parcel per year, which was the maximum allowable assessment for FY 2018-2019. No change is recommended in the annual assessment for this District during FY 2020-21. This will require the expenditure of \$4,955.00 from the District's reserve fund. Current fund reserves are \$9,021, which is 26% of the operational budget.

### **FISCAL IMPACT/SUMMARY**

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 seven resolutions levying assessments for FY 2020-2021 be adopted after receiving testimony at the Public Hearing on June 2, 2020.

### **RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Bill Bowlus, Public Works Superintendent

Concurrence: Tony Olmos, P.E., Director of Public Works

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### **Attachments**

Exhibit A

Resolution - LLMD 1

Resolution - LLMD 2

Resolution - LLMD 3

Resolution - LLMD 4

Resolution - LLMD 5

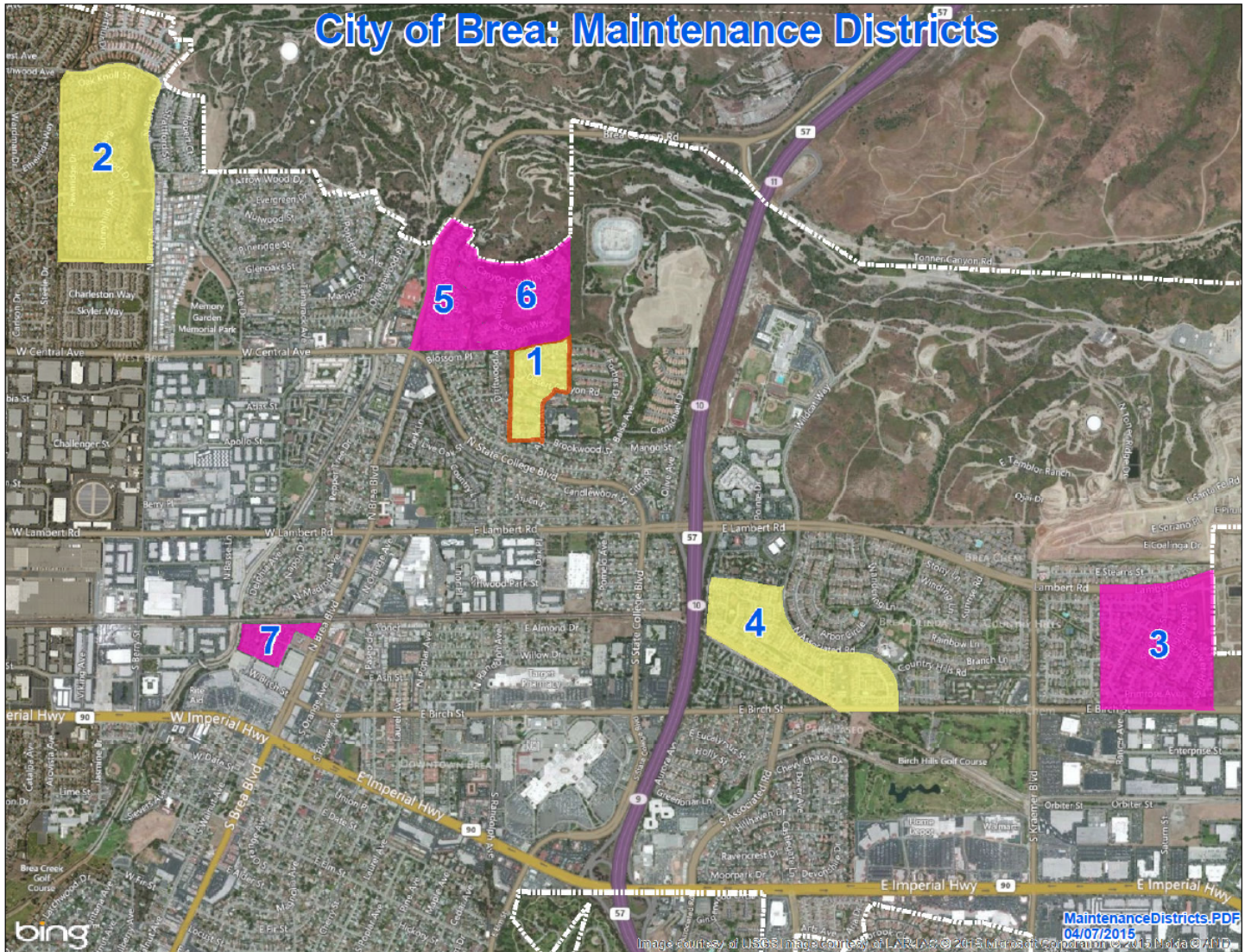
Resolution - LLMD 6

Resolution - LLMD 7

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## Exhibit A



## **RESOLUTION NO. 2020-035**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 1 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Landscape and Lighting Assessment District No. 1 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-035**  
June 2, 2020

3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$543.00 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lilian Harris-Neal, City Clerk

**RESO NO. 2020-035**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris- Neal, City Clerk

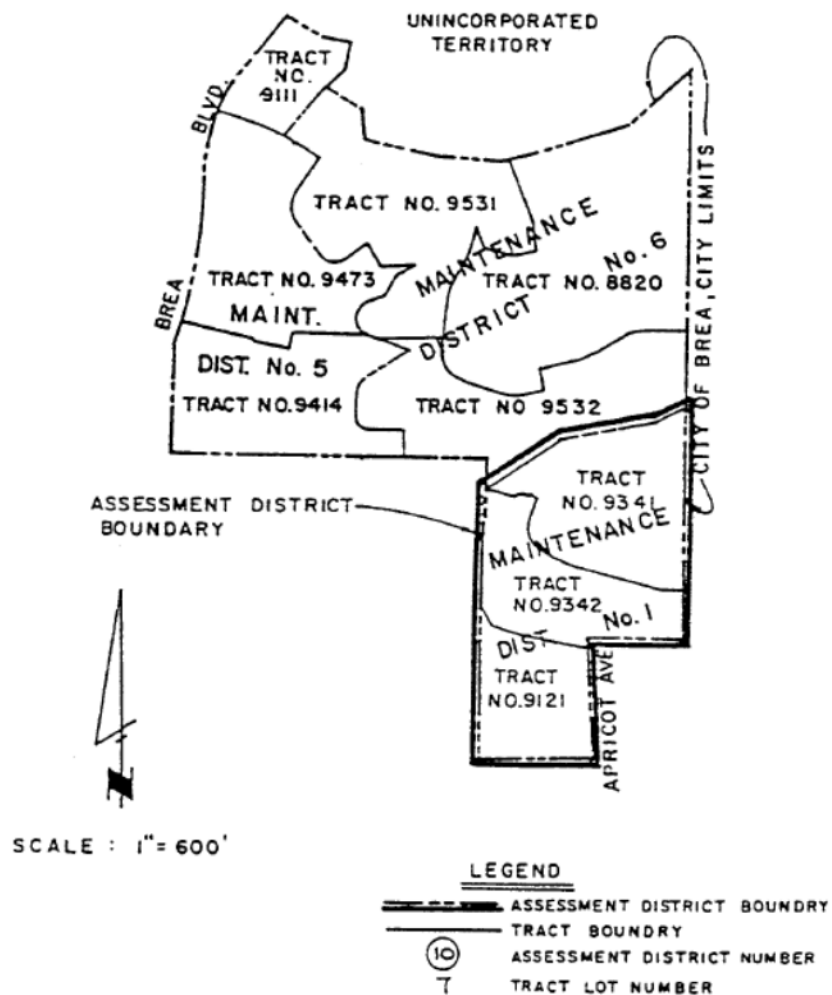
**RESO NO. 2020-035**  
June 2, 2020

**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.



103 PARCELS

SHEET 1 OF

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1

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

RESO NO. 2020-035  
June 2, 2020



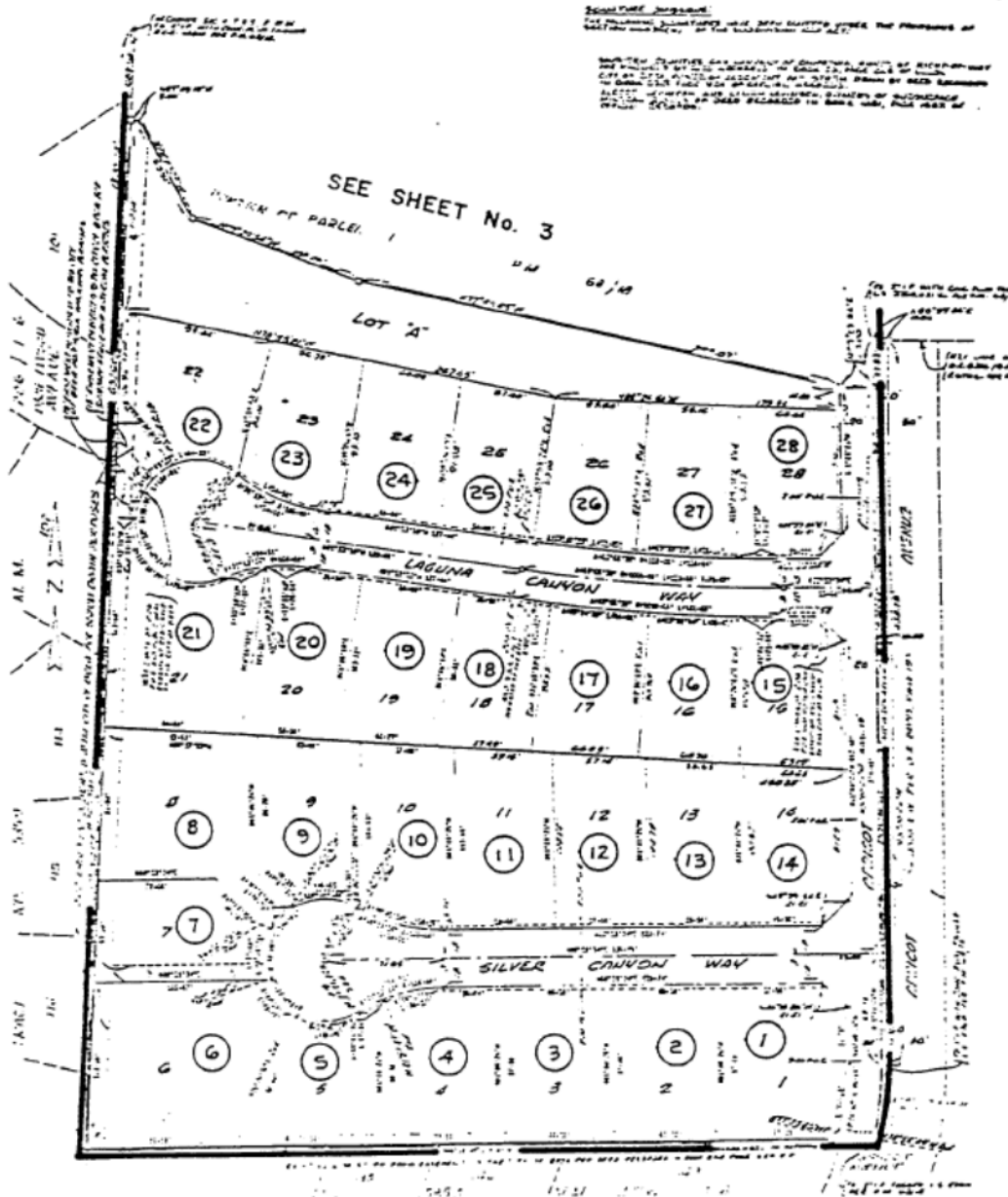
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CITY OF ORANGE, STATE OF CALIFORNIA.

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STANLEY C. MORSE, \* L.S. 3640

JUNE, 1973

CONFIDENTIAL



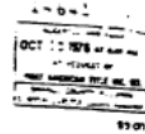
103 PARCELS

SHEET 2 OF 6

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

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

TRACT NO 5342



J. J. MORSE, S. 1040

NOVEMBER 1978

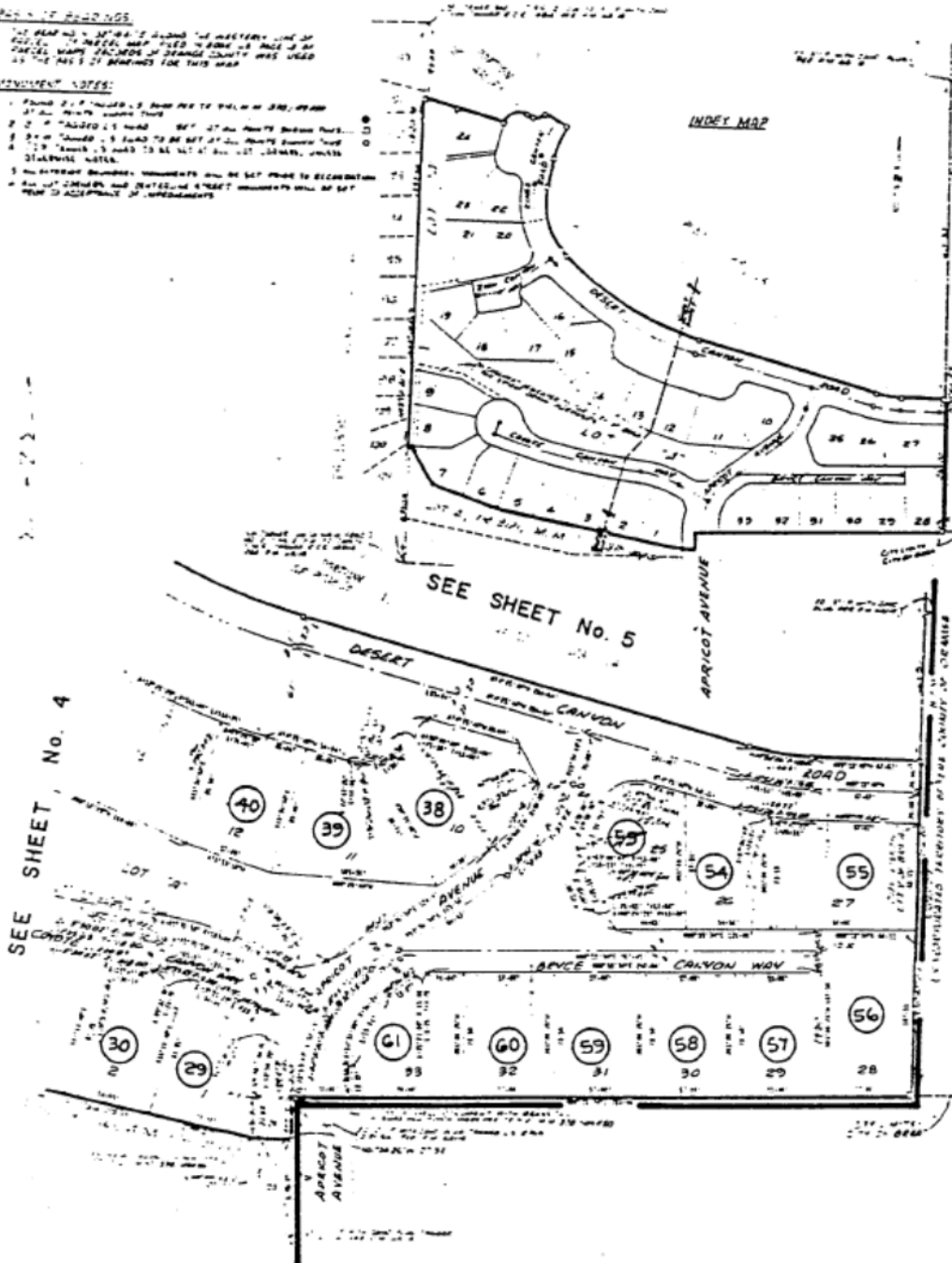
TRUE INFORMATION

FOR THE RECORDS

"THE RECORDS" IS A MAP OF THE "MARTIN" LOT IN THE "MARTIN" TRACT, AS SHOWN ON THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.

ADDITIONAL NOTES:

1. FOUND 2.4" DIAMETER 1.5" DEEP PIT IN THE "MARTIN" TRACT, AS SHOWN ON THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.
2. 2.4" DIAMETER 1.5" DEEP PIT IN THE "MARTIN" TRACT, AS SHOWN ON THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.
3. 2.4" DIAMETER 1.5" DEEP PIT IN THE "MARTIN" TRACT, AS SHOWN ON THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.
4. 2.4" DIAMETER 1.5" DEEP PIT IN THE "MARTIN" TRACT, AS SHOWN ON THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.
5. NO OTHER BOUNDARY MEASUREMENTS WERE MADE TO RECORDATION.
6. ALL LOT CORNERS AND INTERIOR STREET MEASUREMENTS WERE MADE BY MEASUREMENT OF THE "MARTIN" MAP, FILED IN BOOK 18, PAGE 18 OF THE PUBLIC MAPS RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF THE RECORDS FOR THIS MAP.



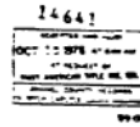
103 PARCELS

SHEET 3 OF 6

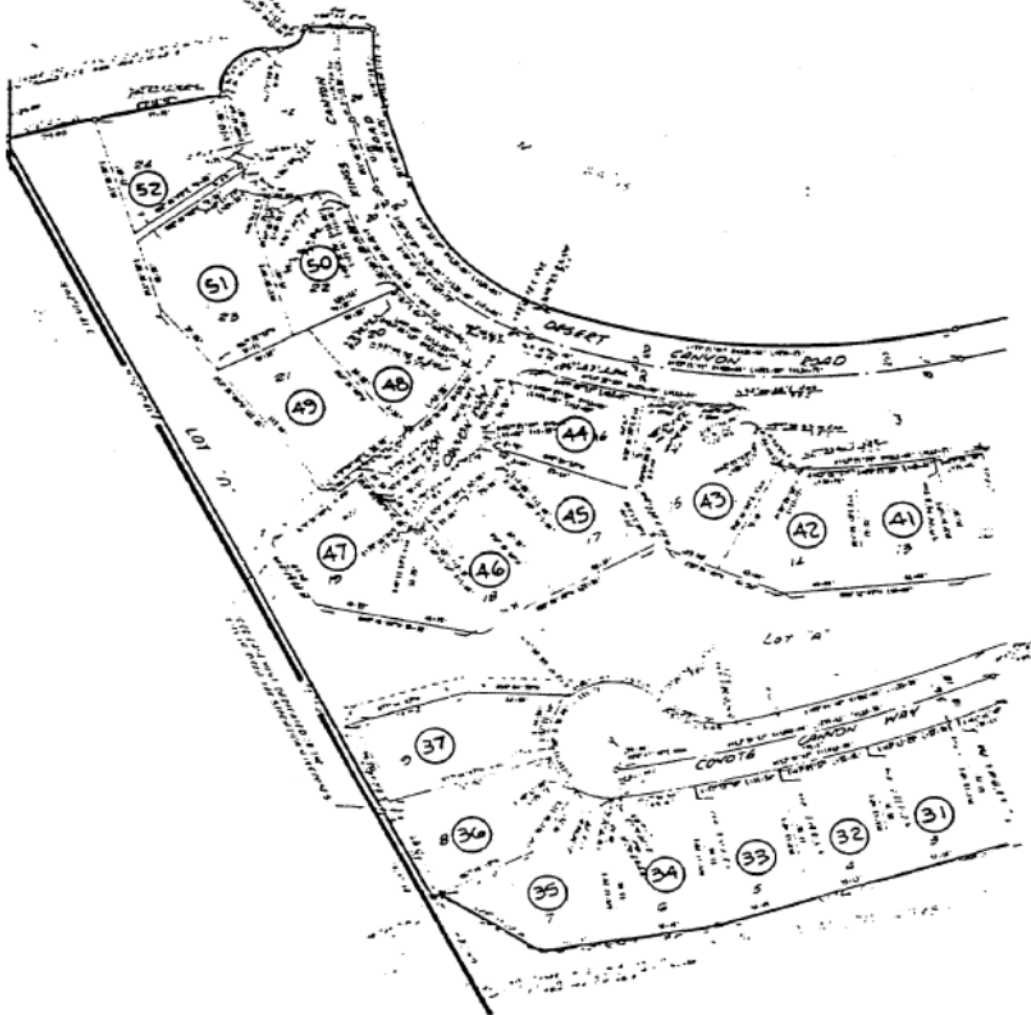
ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

035  
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# TRACT NO. 9342



SEE SHEET No. 5



103 PARCELS

SHEET 4 OF 6

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

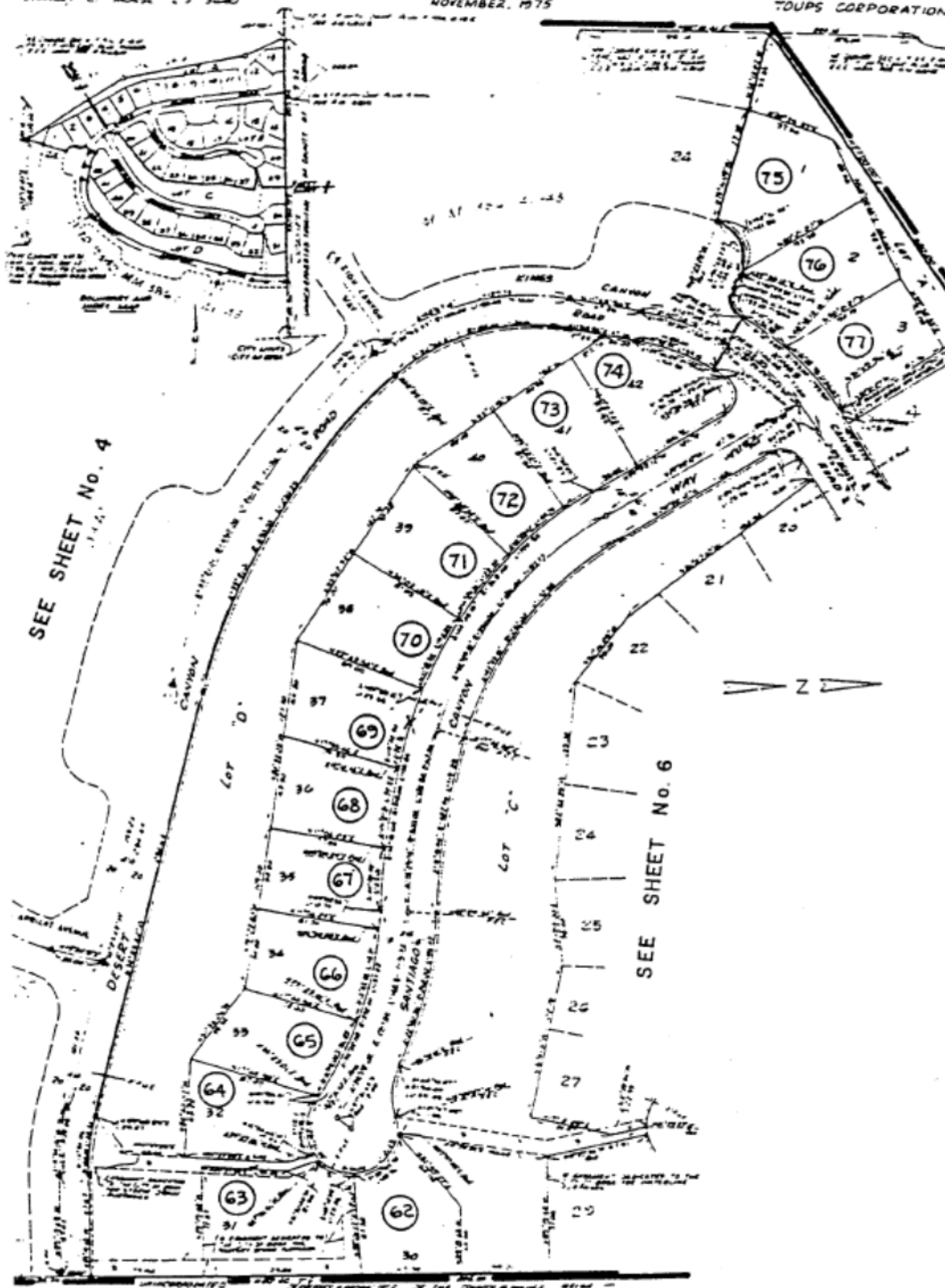
RESO NO. 2020-035  
June 2, 2020

TRACT NO. 5571  
CITY OF BREA  
COUNTY OF ORANGE, STATE OF CALIFORNIA.

STANLEY C. MORSE L.S. 3240

NOVEMBER, 1975

TOUPS CORPORATION



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

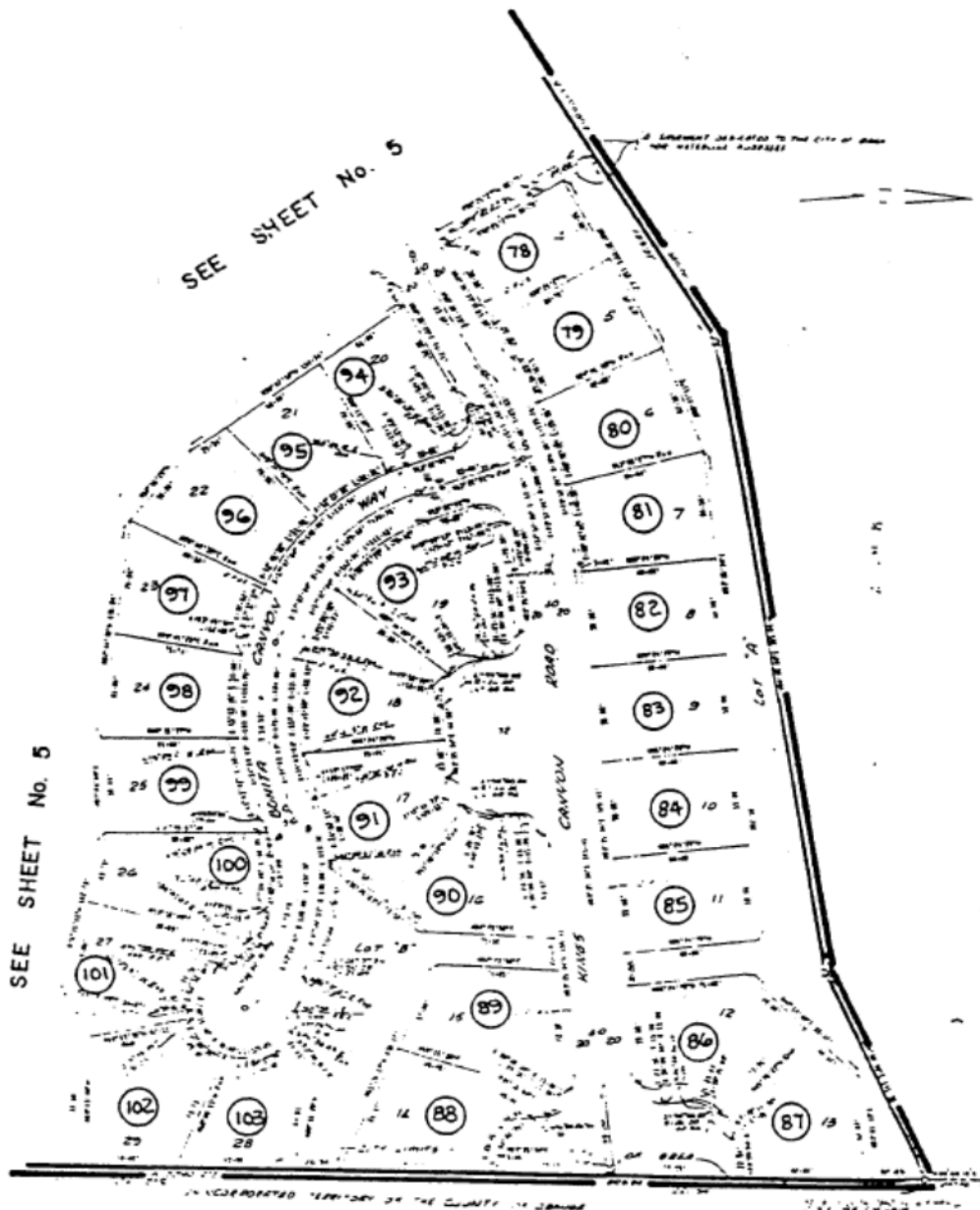
035  
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“*Umsatzsteuern*“



SHEET 6 OF 6

LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 1

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

## **RESOLUTION NO. 2020-036**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LIGHTING ASSESSMENT DISTRICT NO. 2 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Lighting Assessment District No. 2 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-036**  
June 2, 2020



3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$18.50 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-036**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-036**  
June 2, 2020

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

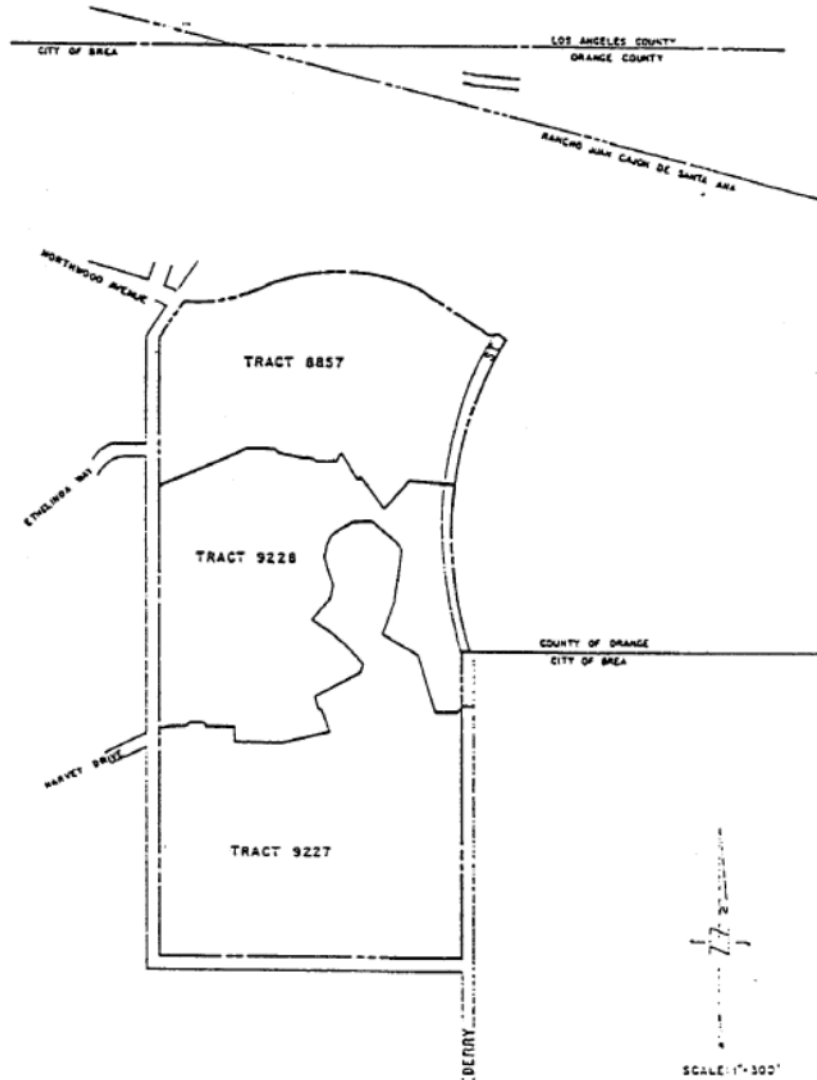
**LIGHTING ASSESSMENT DISTRICT NO. 2**

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 OR ORANGE COUNTY, CALIFORNIA.

**RESO NO. 2020-036**  
June 2, 2020

# LEGEND

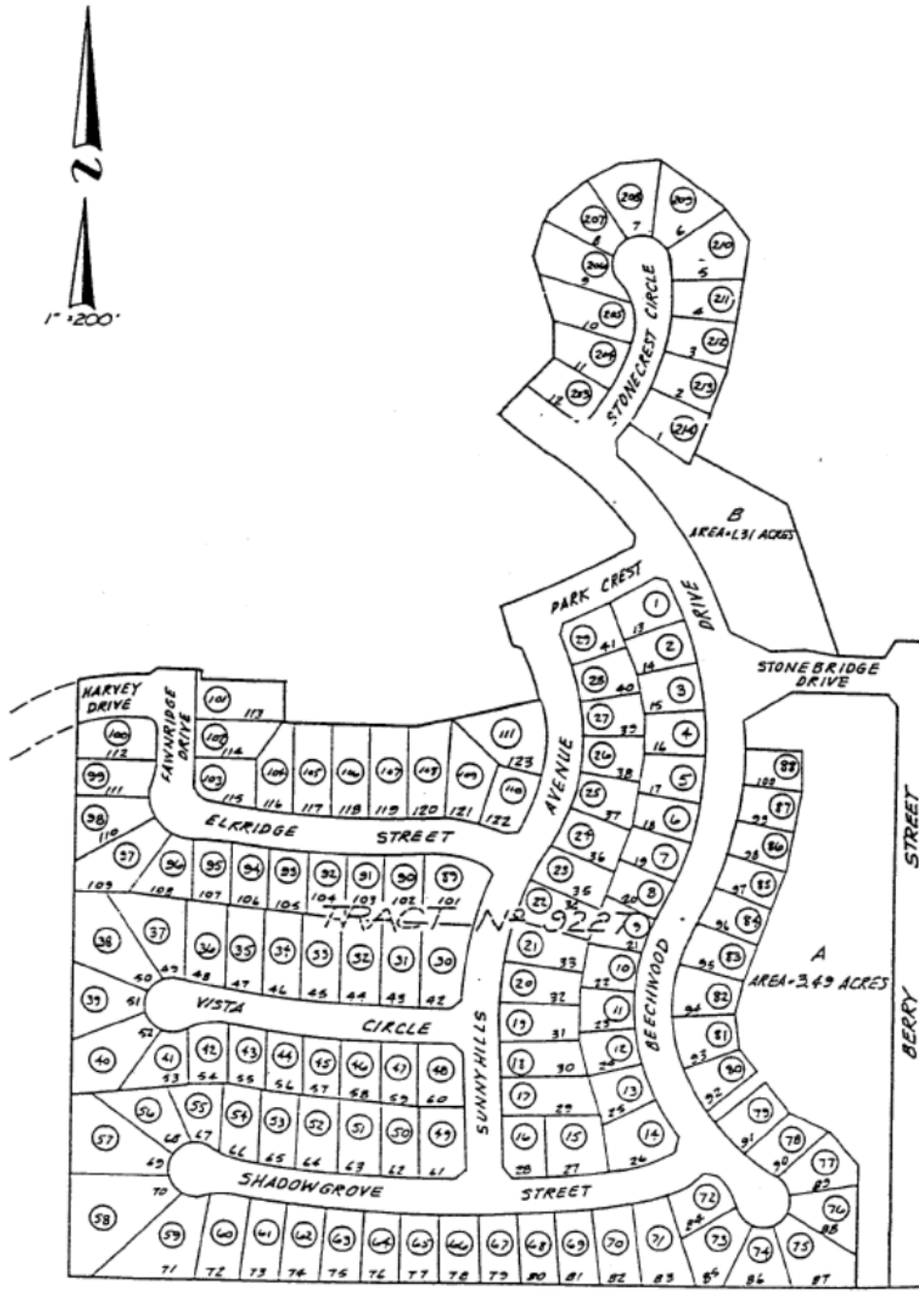
- STREET LIGHTING DISTRICT BOUNDARY
- COUNTY BOUNDARY
- RANCHO BOUNDARY



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

SHEET 1 OF

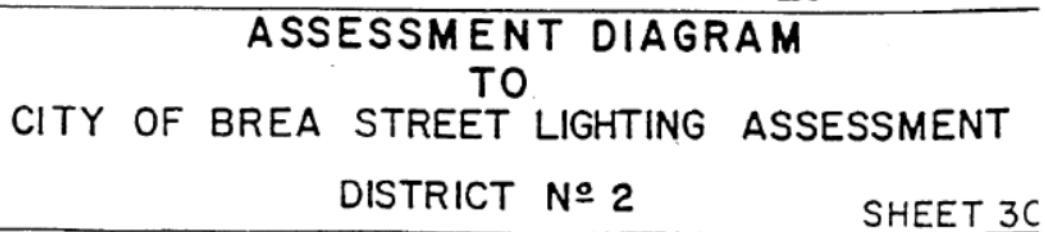
RESO NO. 2020-036  
June 2, 2020



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

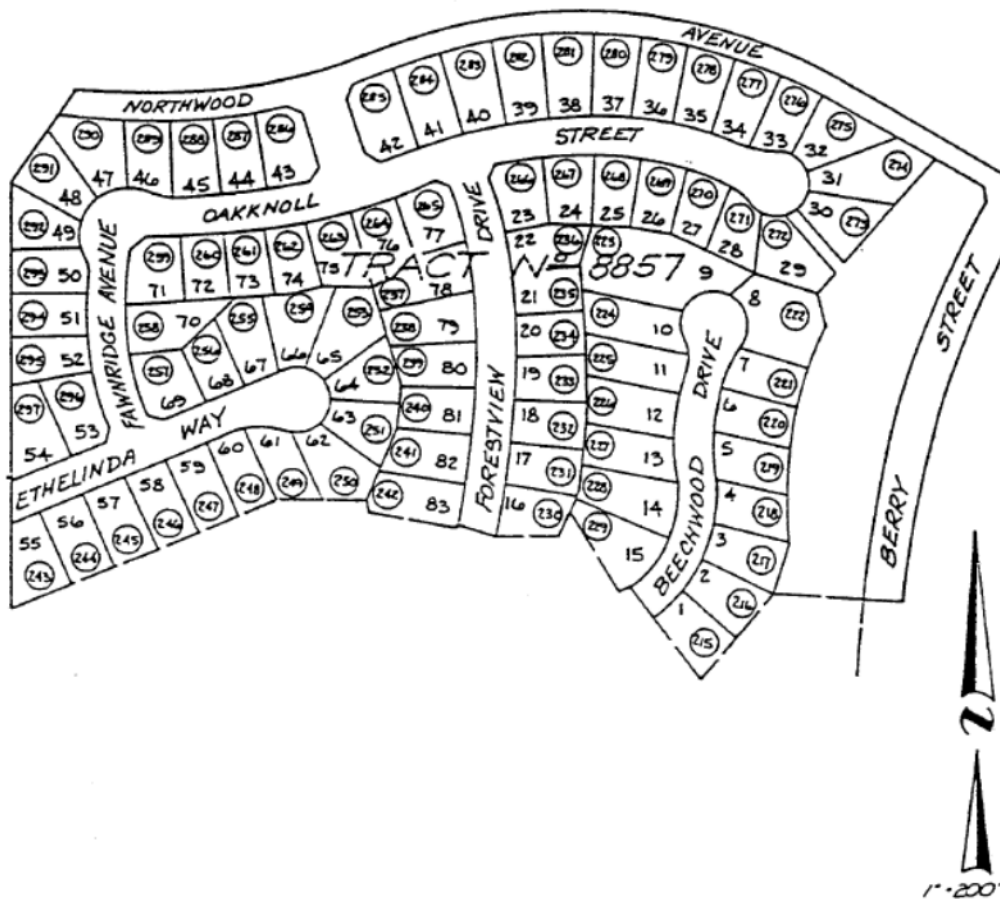
SHEET 20F

June 2, 2020



**RESO NO. 2020-036**  
June 2, 2020





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

SHEET 40

RESO NO. 2020-036  
June 2, 2020

## **RESOLUTION NO. 2020-037**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 3 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Landscape and Lighting Assessment District No. 3 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-037**  
June 2, 2020

3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$511.00 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-037**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-037**  
June 2, 2020

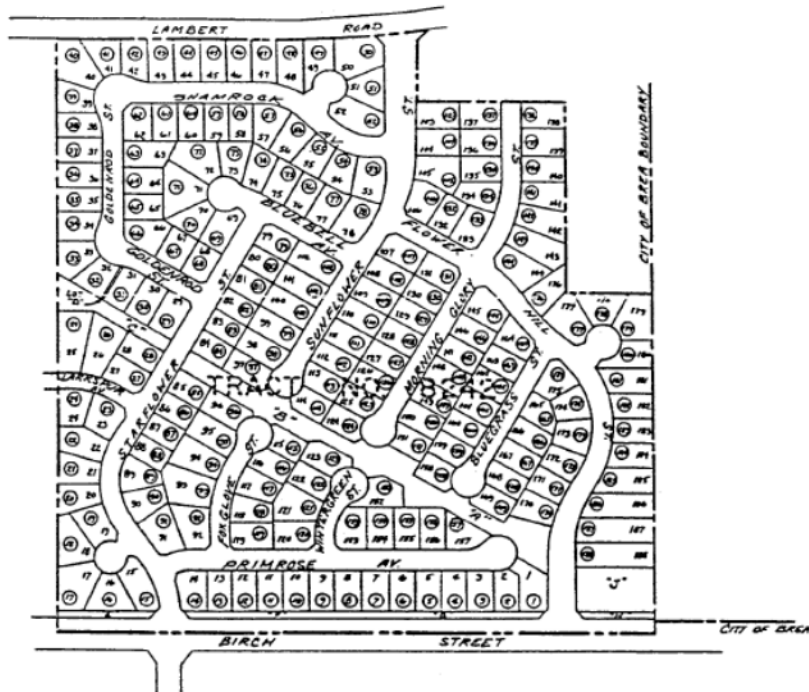
**EXHIBIT "A"**

**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.

**RESO NO. 2020-037**  
June 2, 2020



# LEGEND

- STREET LIGHTING DISTRICT BOUNDARY
- CITY OF BREA BOUNDARY
- 12 LOT NUMBER
- ⑪ ASSESSMENT NUMBER



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

SHEET 1 OF 1

RESO NO. 2020-037  
June 2, 2020

## **RESOLUTION NO. 2020-038**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LIGHTING ASSESSMENT DISTRICT NO. 4 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Lighting Assessment District No. 4 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-038**  
June 2, 2020

3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$12.00 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-038**  
June 2, 2020



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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-038**  
June 2, 2020

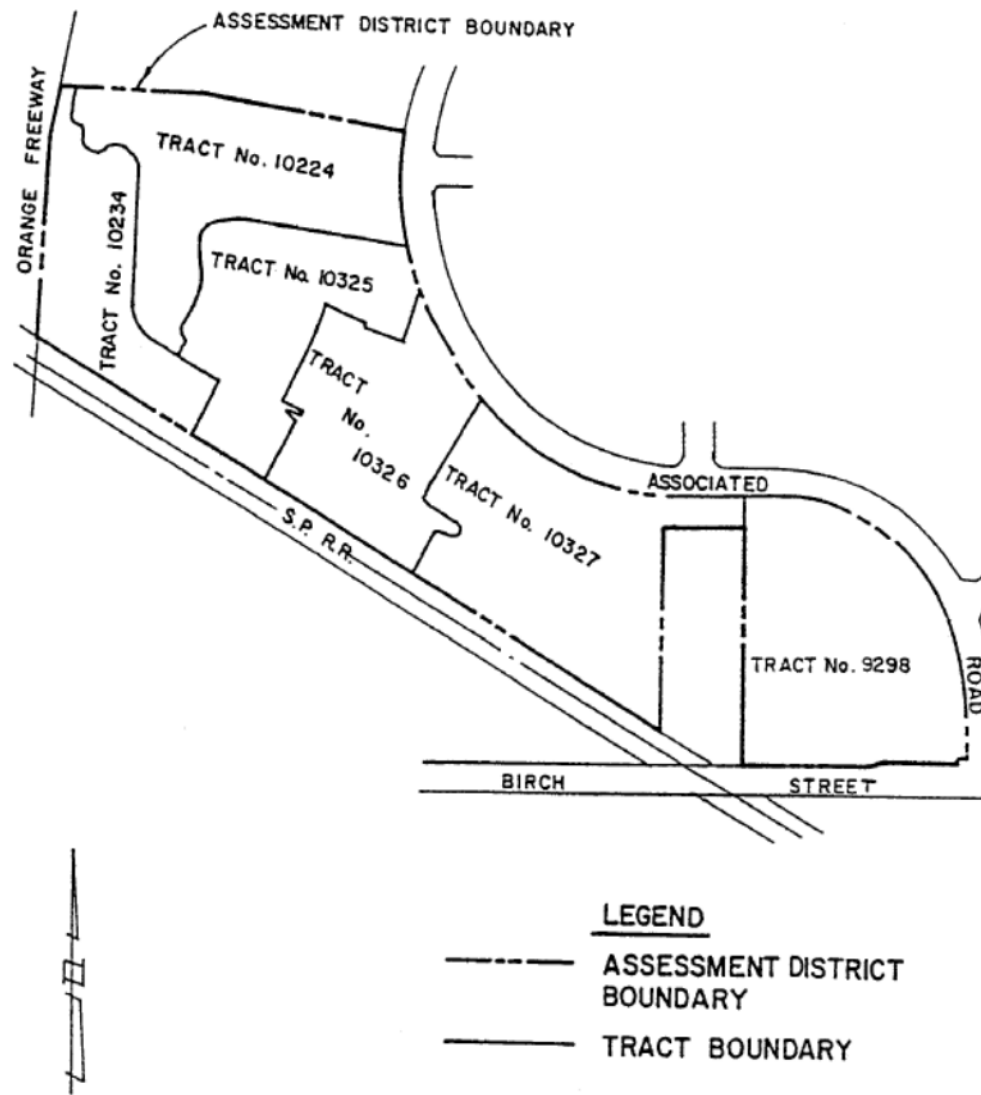
**EXHIBIT "A"**

**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.

**RESO NO. 2020-038**  
June 2, 2020




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**ASSESSMENT DIAGRAM**

**CITY OF BREA STREET LIGHTING ASSESSMENT**

**DISTRICT No. 4**

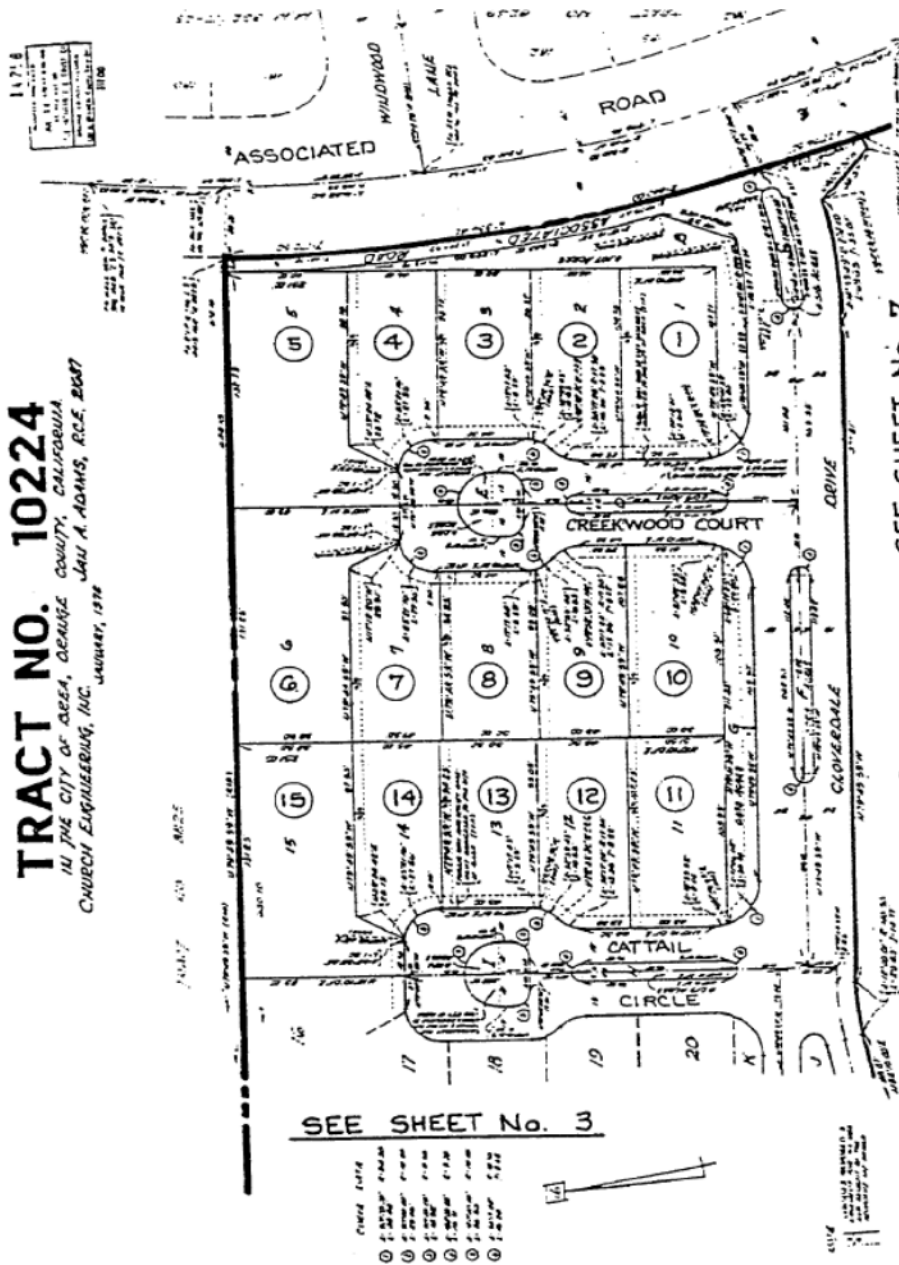
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA

SHEET 1 OF 17

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RESO NO. 2020-038  
June 2, 2020

**TRACT NO. 10224**  
 IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
 CROWN ENGINEERING, INC. JANUARY, 1974



SEE SHEET No. 3

SEE SHEET No. 7

### 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

RESO NO. 2020-038  
 June 2, 2020

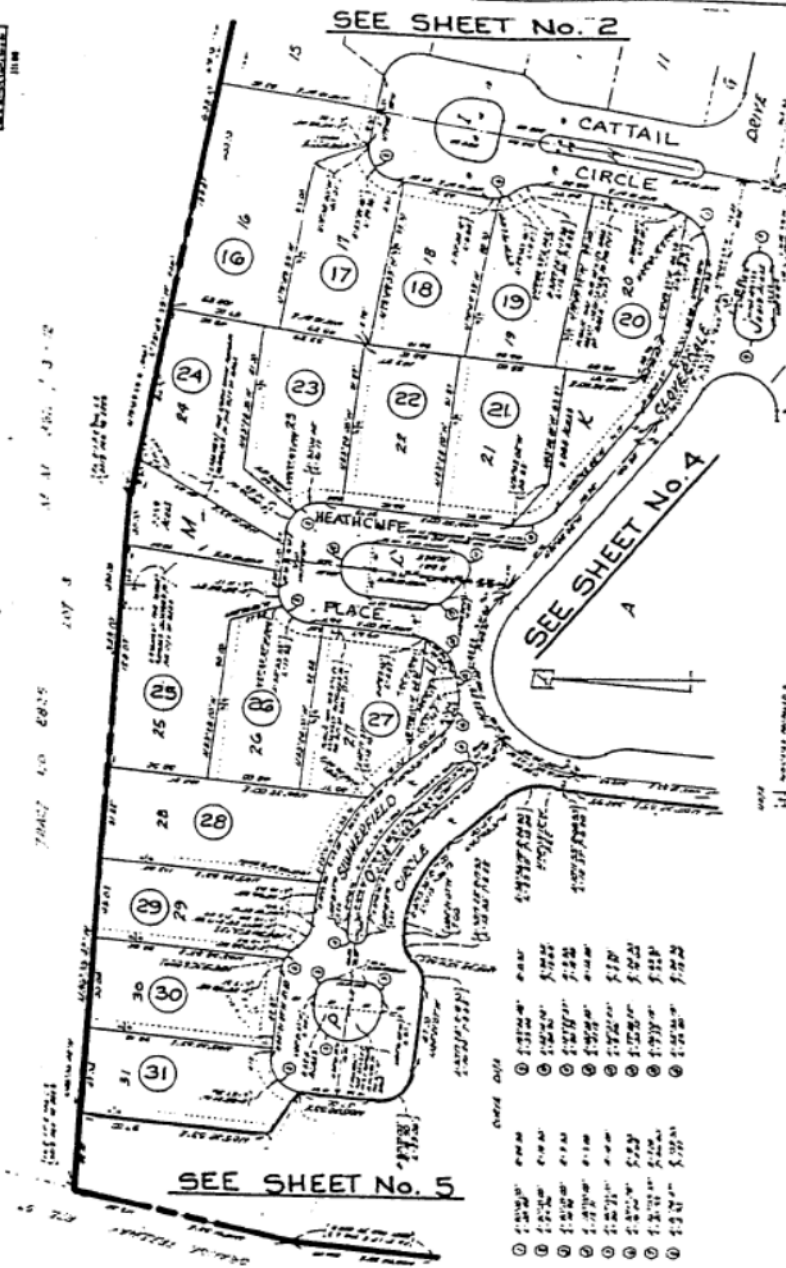
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11758



# TRACT NO. 10224

IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA.  
JANUARY, 1918  
J. A. ADAMS, R.C.E. 2007



## 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

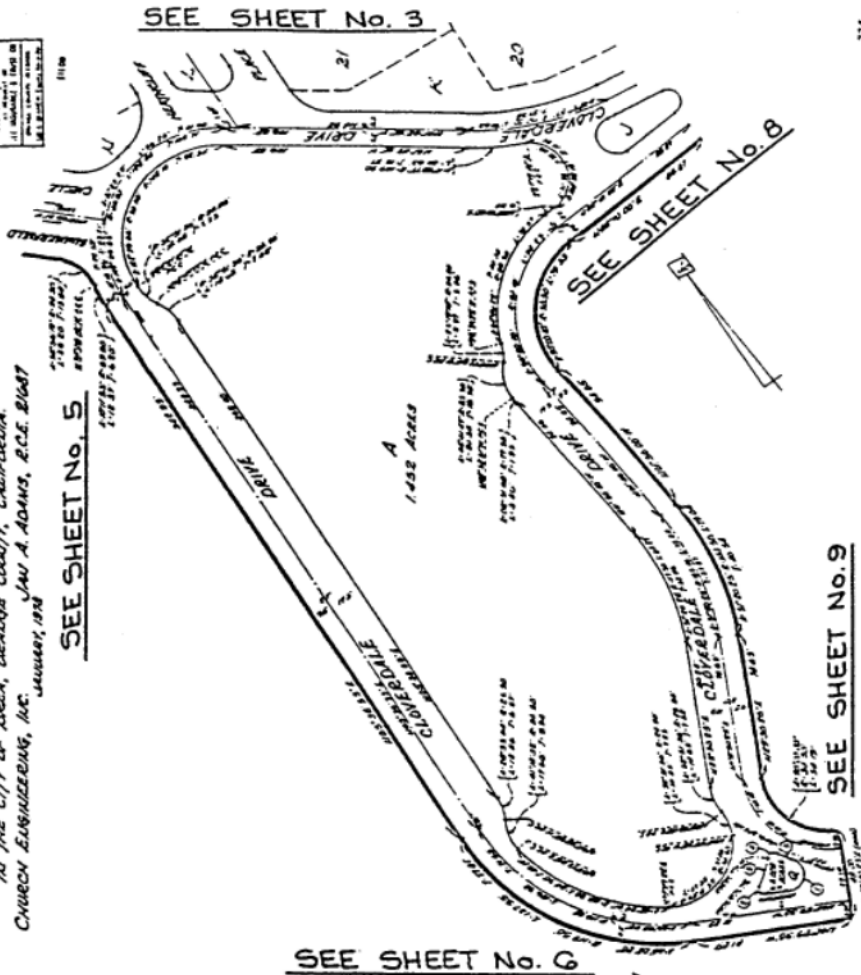
RESO NO. 2020-038

June 2, 2020

# TRACT NO. 10224

IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
JANUARY, 1978  
CHURCH ENGINEERING, INC.

11758  
ALL RIGHTS RESERVED  
NO PART OF THIS PUBLICATION  
MAY BE REPRODUCED OR  
TRANSMITTED IN ANY FORM  
OR BY ANY MEANS, ELECTRONIC  
OR MECHANICAL, INCLUDING  
PHOTOCOPYING, RECORDING,  
OR BY ANY INFORMATION  
STORAGE AND RETRIEVAL  
SYSTEM, WITHOUT PERMISSION  
IN WRITING FROM THE  
PUBLISHER.



SEE SHEET No. 6

**LEGEND:**  
1. 100' WIDE ROADWAY, AS SHOWN  
2. 50' WIDE ROADWAY, AS SHOWN  
3. 25' WIDE ROADWAY, AS SHOWN  
4. 15' WIDE ROADWAY, AS SHOWN  
5. 10' WIDE ROADWAY, AS SHOWN  
6. 5' WIDE ROADWAY, AS SHOWN  
7. 10' WIDE ROADWAY, AS SHOWN  
8. 15' WIDE ROADWAY, AS SHOWN  
9. 20' WIDE ROADWAY, AS SHOWN  
10. 25' WIDE ROADWAY, AS SHOWN  
11. 30' WIDE ROADWAY, AS SHOWN  
12. 35' WIDE ROADWAY, AS SHOWN  
13. 40' WIDE ROADWAY, AS SHOWN  
14. 45' WIDE ROADWAY, AS SHOWN  
15. 50' WIDE ROADWAY, AS SHOWN  
16. 55' WIDE ROADWAY, AS SHOWN  
17. 60' WIDE ROADWAY, AS SHOWN  
18. 65' WIDE ROADWAY, AS SHOWN  
19. 70' WIDE ROADWAY, AS SHOWN  
20. 75' WIDE ROADWAY, AS SHOWN  
21. 80' WIDE ROADWAY, AS SHOWN  
22. 85' WIDE ROADWAY, AS SHOWN  
23. 90' WIDE ROADWAY, AS SHOWN  
24. 95' WIDE ROADWAY, AS SHOWN  
25. 100' WIDE ROADWAY, AS SHOWN

ROADWAY	WIDTH	TYPE
1	100'	PAV
2	50'	PAV
3	25'	PAV
4	15'	PAV
5	10'	PAV
6	5'	PAV
7	10'	PAV
8	15'	PAV
9	20'	PAV
10	25'	PAV
11	30'	PAV
12	35'	PAV
13	40'	PAV
14	45'	PAV
15	50'	PAV
16	55'	PAV
17	60'	PAV
18	65'	PAV
19	70'	PAV
20	75'	PAV
21	80'	PAV
22	85'	PAV
23	90'	PAV
24	95'	PAV
25	100'	PAV

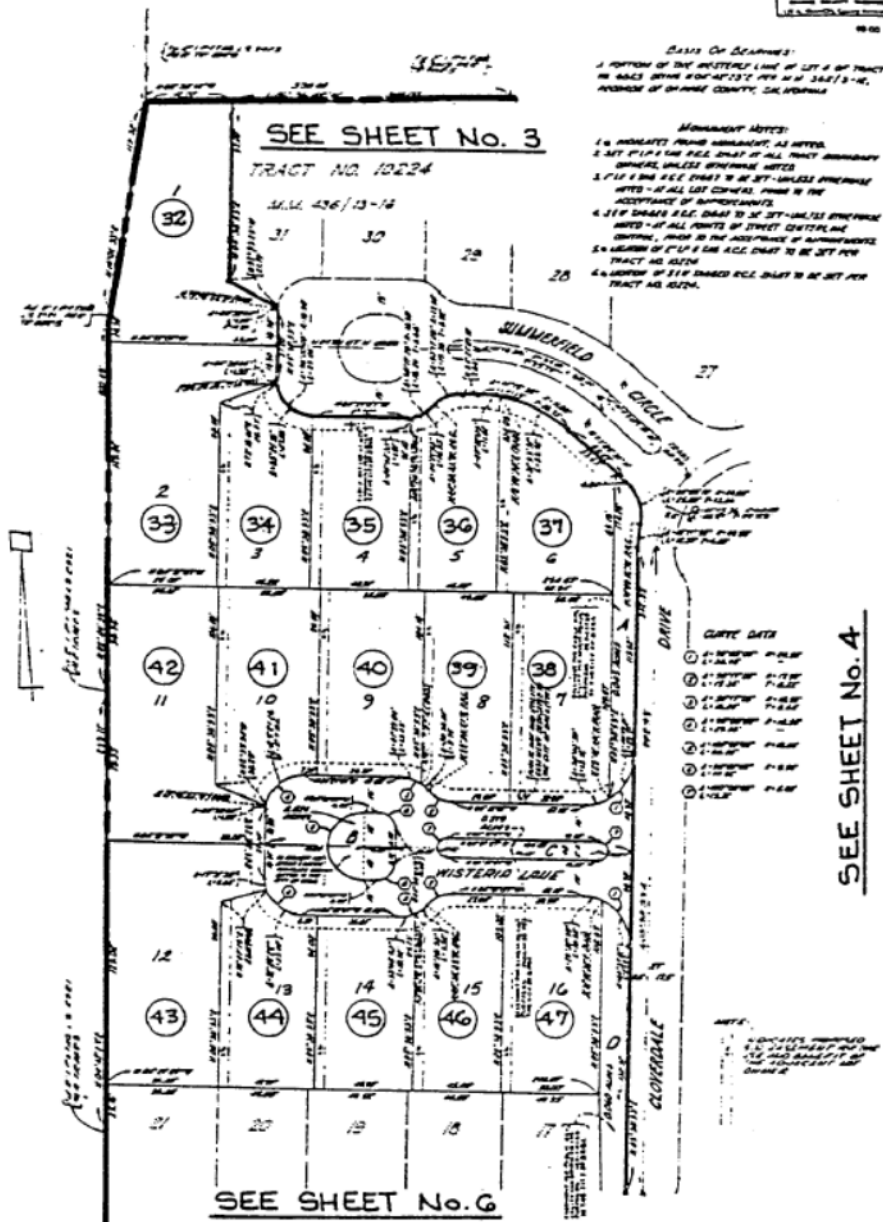
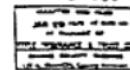
## ASSESSMENT DIAGRAM

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

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

TRACT NO. 10324  
IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA.  
CHURCH ENGINEERING, INC. JAN. A. ADAMS, R.C.E. 21687  
AUGUST, 1970

34985

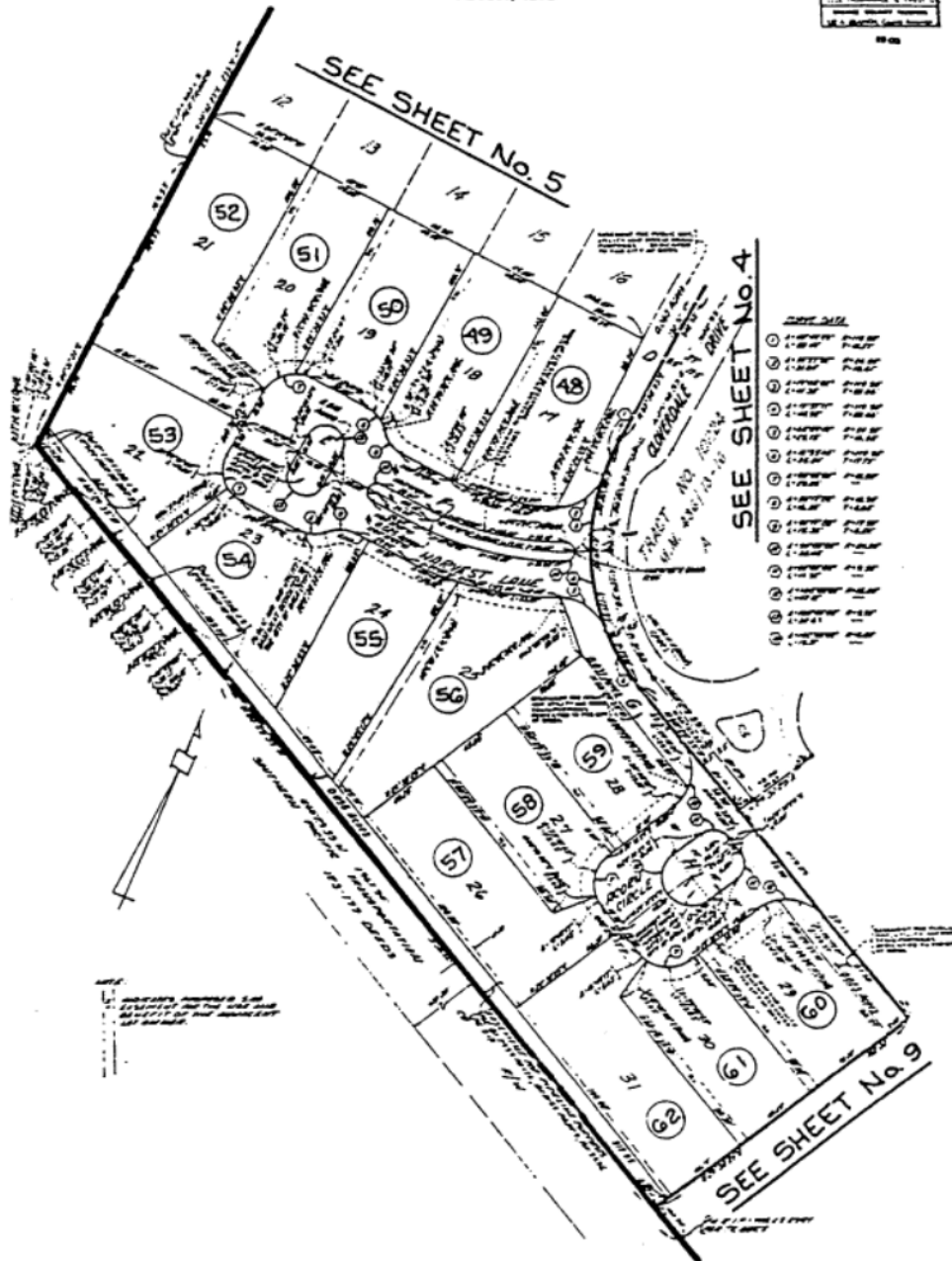


**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 5 OF 17

RESO NO. 2020-038  
June 2, 2020

**TRACT NO. 10324**  
 IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA.  
 CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21637  
 AUGUST, 1970

34985



**ASSESSMENT DIAGRAM**  
**CITY OF BREA STREET LIGHTING ASSESSMENT**  
**DISTRICT No. 4**  
 IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
 SHEET 6 OF 17

RESO NO. 2020-038  
 June 2, 2020



**DUPLICATE**

35542

7

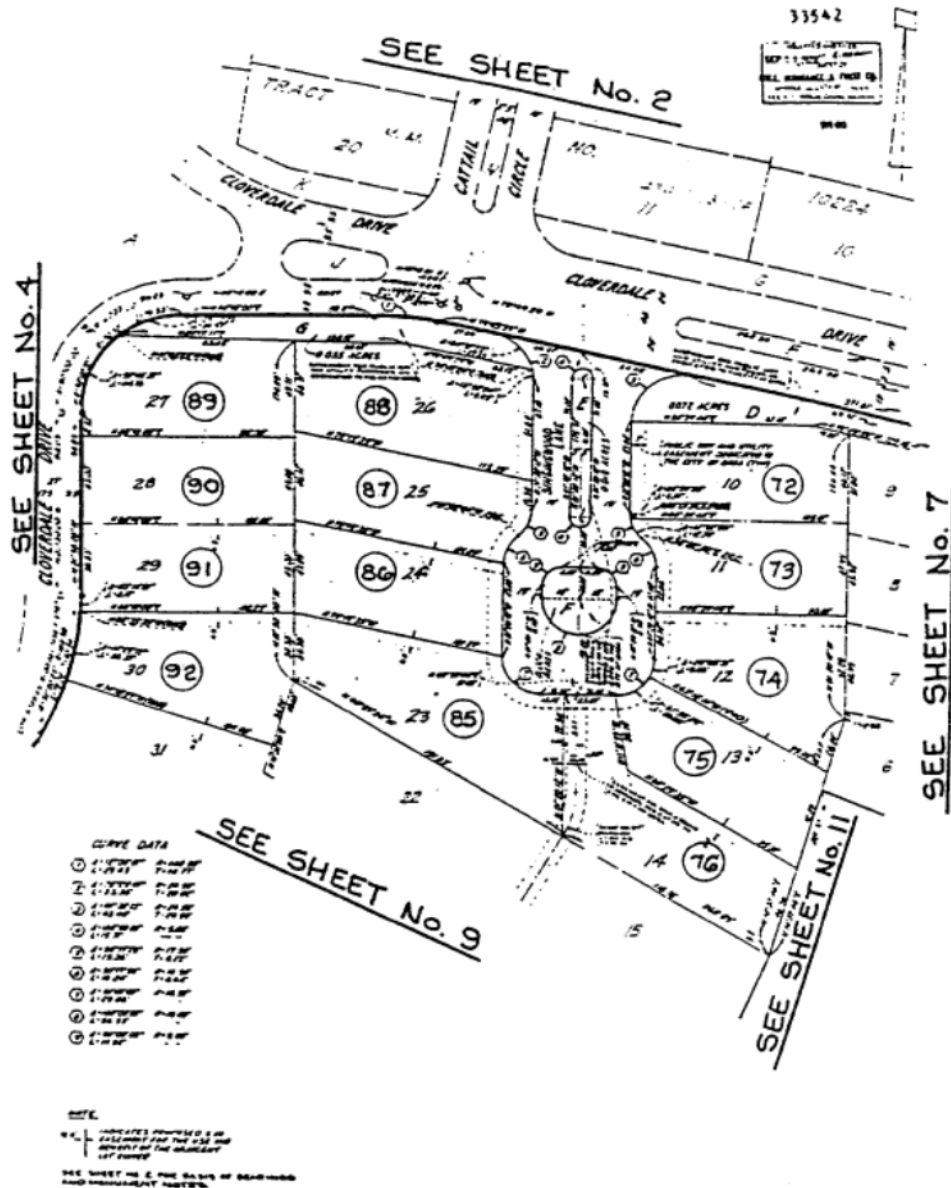


IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 7 OF 17

SHEET 7 OF 17

11

**TRACT NO. 10325**  
 IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA.  
 CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21687



**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

RESO NO. 2020-038  
 June 2, 2020

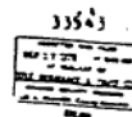
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 100 N. BROAD ST., SUITE 1000  
 NEW YORK, N.Y. 10038

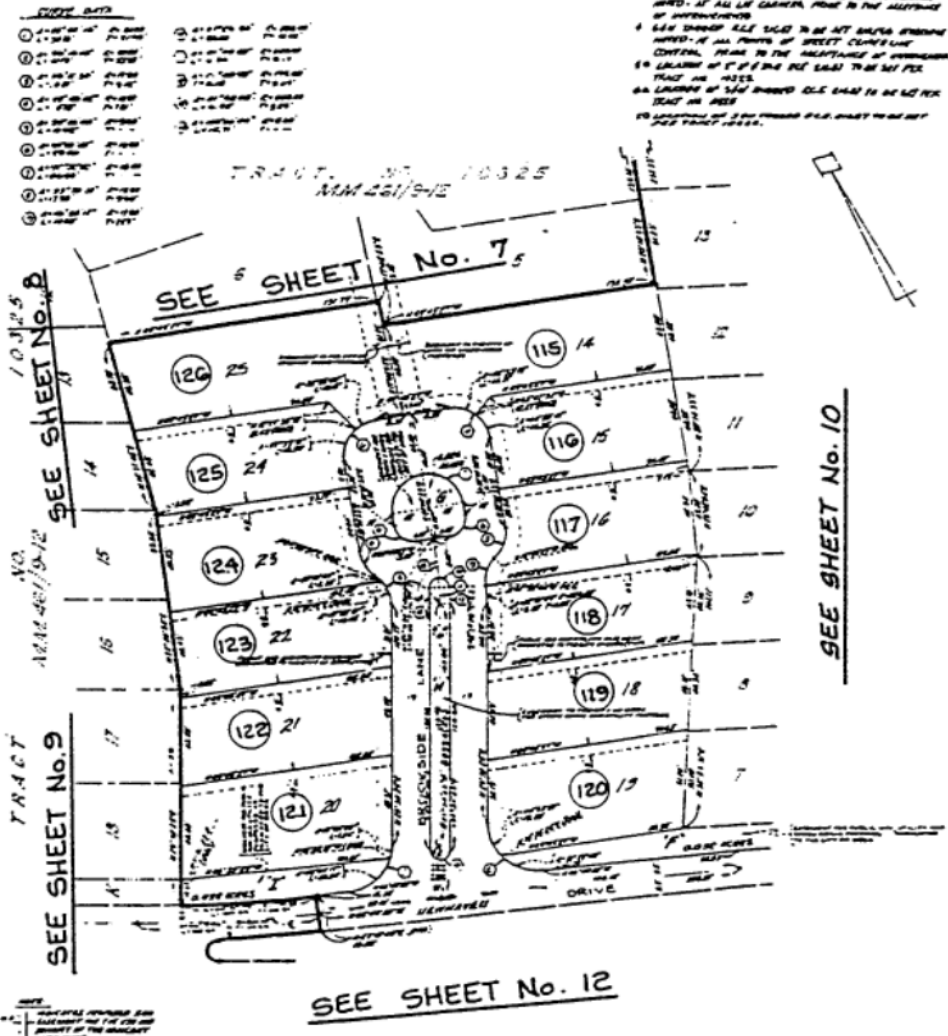


TRACT NO. 10326  
IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
CHURCH ENGINEERING, INC. JAN. A. ADAMS, R.C.E. 21287  
DECEMBER, 1978



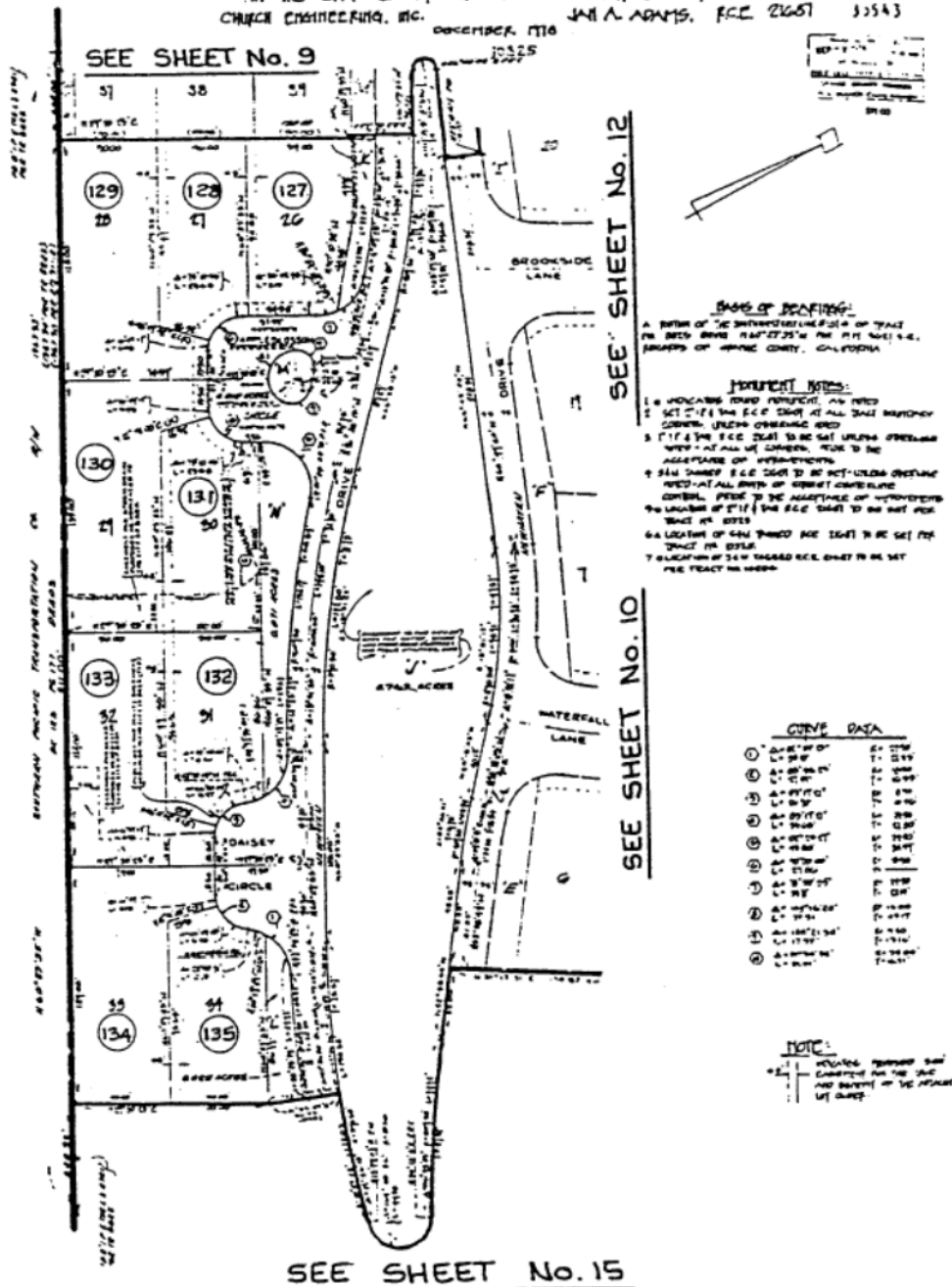
**DATA OF CALCULATIONS**  
1. PARTIAL OF THE DISTANCE BETWEEN THE 4th & 5th TRACT  
AS SHOWN HEREON IS 10.00' PER 100' AS SHOWN  
STANDARD OF ORANGE COUNTY, CALIFORNIA.

- REMARKS:**
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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

RESO NO. 2020-038  
June 2, 2020



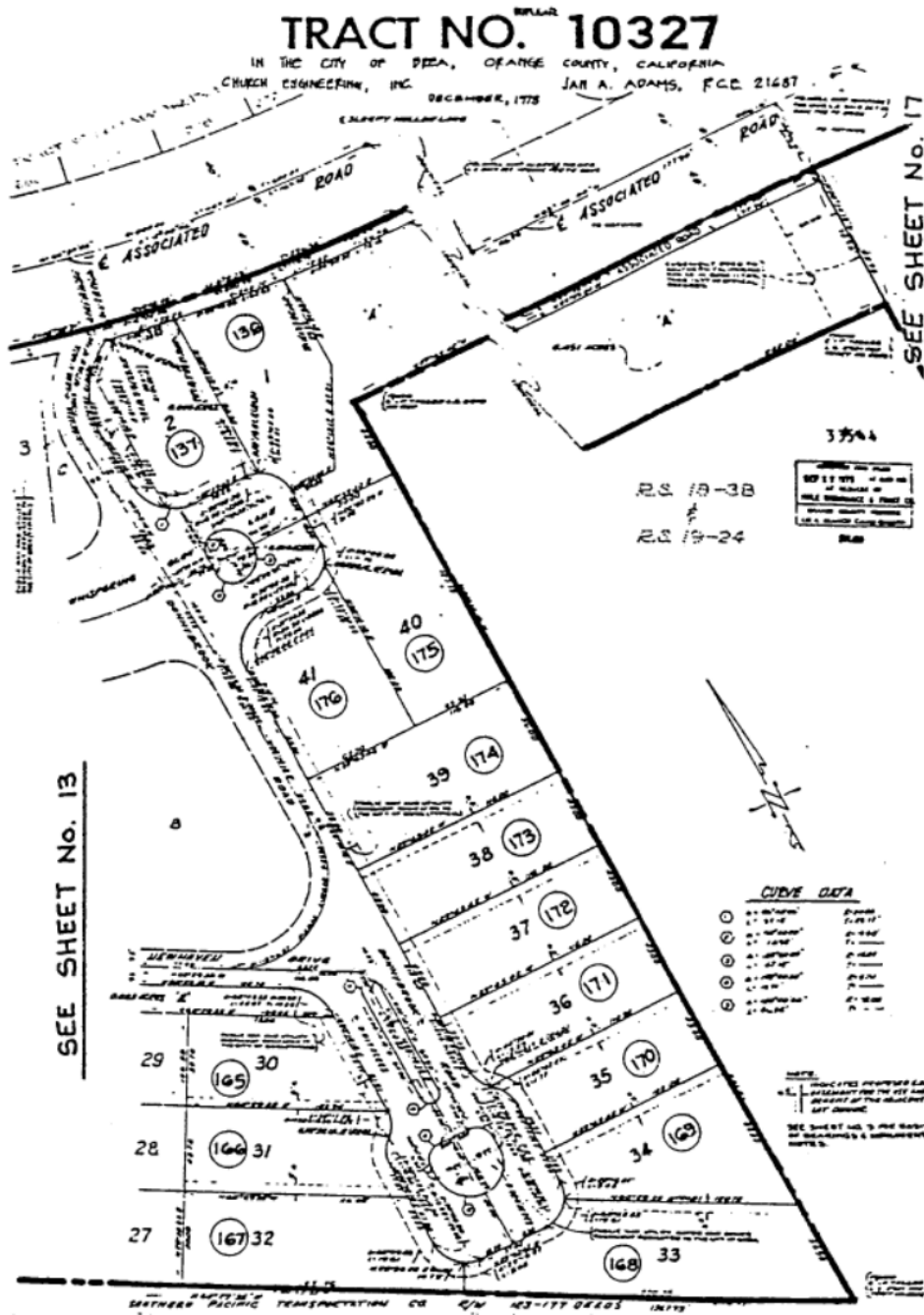
## JAN A. ADAMS, F.C.E. 21681

DECLASSIFIED BY: 6032



IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 13 OF 17

17



RESO NO. 2020-038  
 June 2, 2020

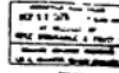


**Supra**

JAN A. ADAMS, F.C.E. 21687

DEC 11 1965, 1735

33544

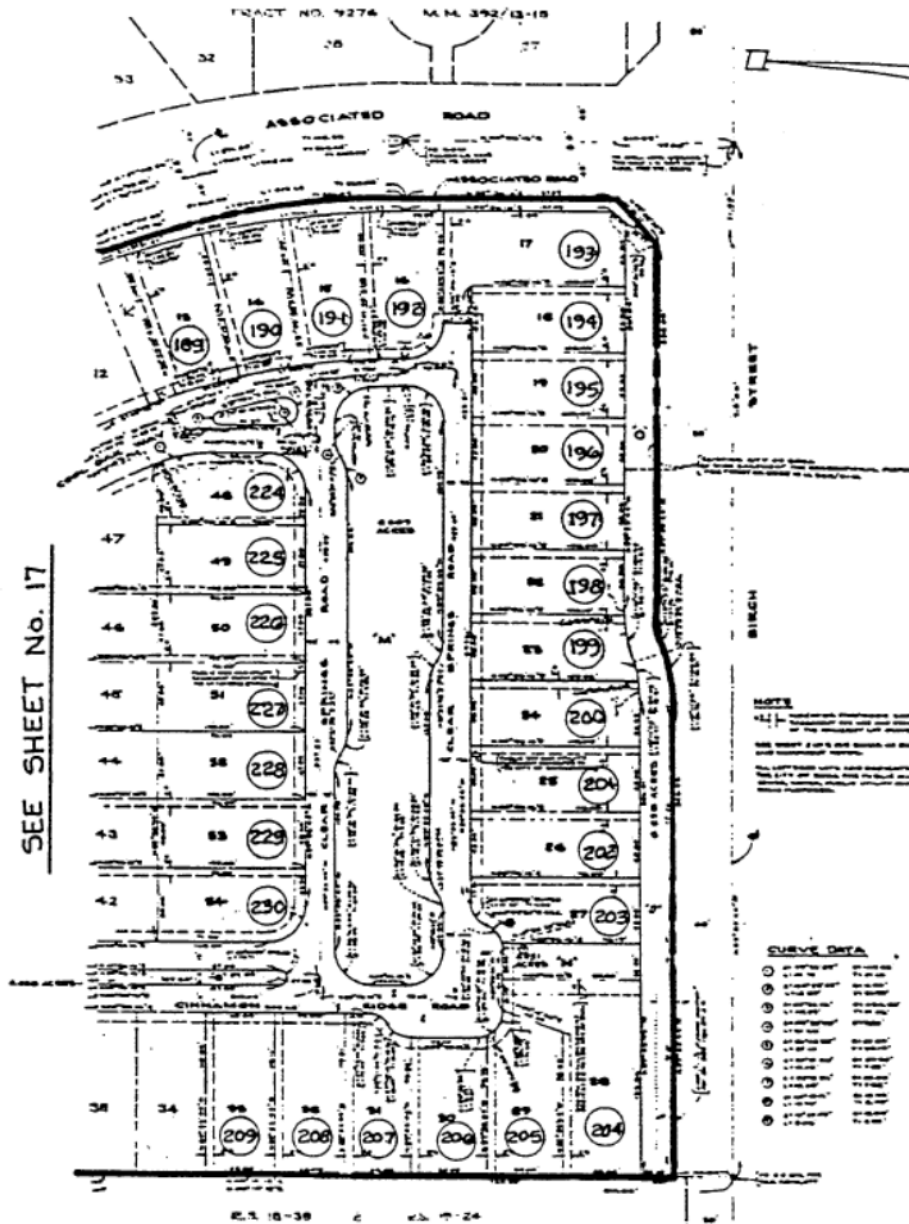


IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
SHEET 15 OF 17

19

IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
 CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21657  
 JANUARY 1979

1978



SEE SHEET No. 17

## ASSESSMENT DIAGRAM

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

IN THE CITY OF BREA, COUNTY OF ORANGE, STATE OF CALIFORNIA  
 SHEET 16 OF 17

RESO NO. 2020-038  
 June 2, 2020

**TRACT NO. 9298**  
 IN THE CITY OF BREA, ORANGE COUNTY, CALIFORNIA  
 CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21687  
 JANUARY 1977

2000-0000  
 1/1/77  
 1/1/77  
 1/1/77  
 1/1/77

**BASIS OF BEARINGS**  
 THE HORIZONAL LINE OF LOT 6 OF TRACT NO. 9298 BEING N 00° 10' 15" E PER M.M. 342/13-15, RECORDS OF ORANGE COUNTY, CALIFORNIA.

**MONUMENT NOTES**

1. 5 INDICATES FOUND MONUMENT, AS NOTED.
2. 6 INDICATES LOCATION OF 3/4" TAGGED R.C.E. SHOT TO BE SET FOR TRACT NO. 10587.
3. 7 INDICATES LOCATION OF 1" LP 4 TAG R.C.E. SHOT TO BE SET FOR TRACT NO. 10587.
4. 8 1/4" TAGGED R.C.E. SHOT TO BE SET UNLESS OTHERWISE NOTED - AT ALL POINTS OF STREET CENTERLINE CONTROL, PRIOR TO THE ACCEPTANCE OF IMPROVEMENTS.
5. 9 SET 1" LP 4 TAG R.C.E. SHOT AT ALL TRACT BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
6. 10 1" LP 4 TAG R.C.E. SHOT TO BE SET UNLESS OTHERWISE NOTED - AT ALL LOT CORNERS, PRIOR TO THE ACCEPTANCE OF IMPROVEMENTS.

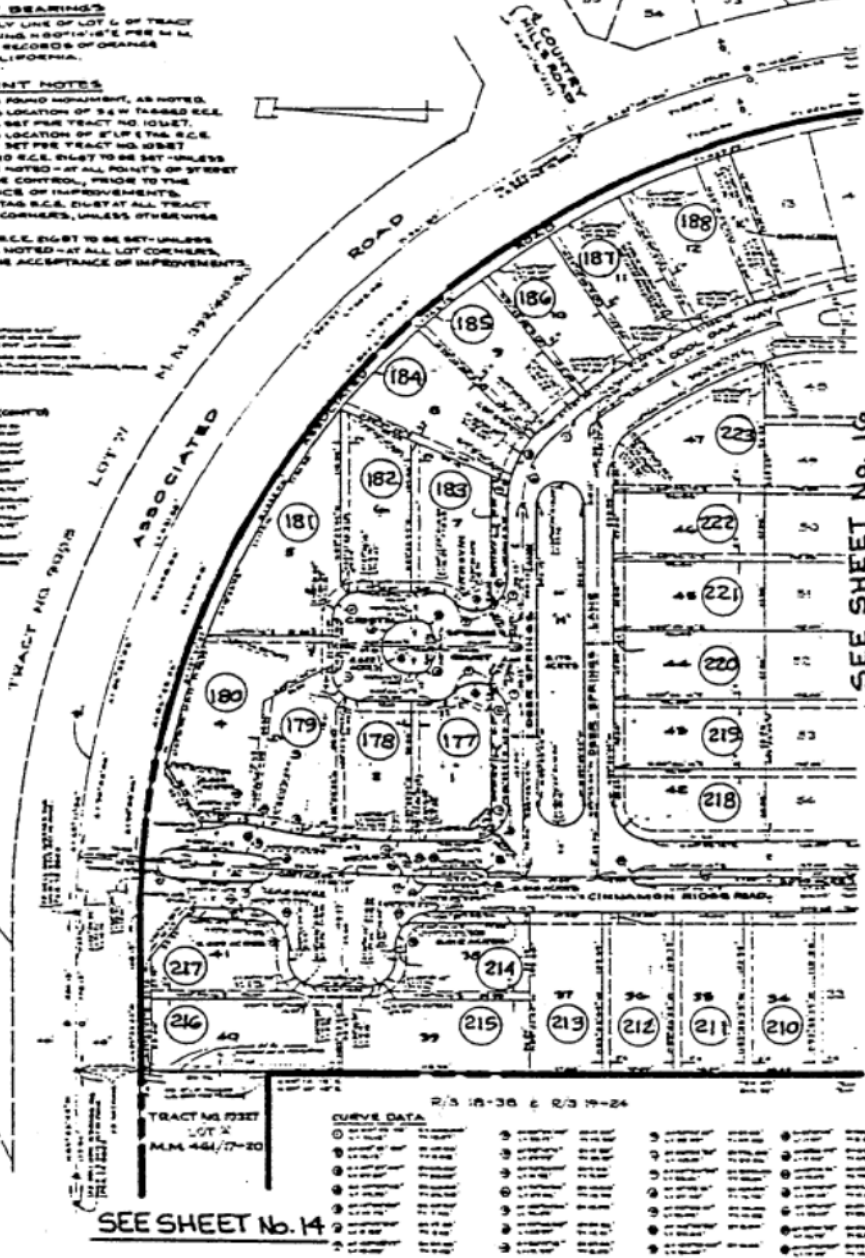
**NOTES**

1. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.  
 2. ALL ANGLES ARE IN DEGREES AND DECIMALS THEREOF.  
 3. ALL CURVE DATA IS GIVEN IN FEET AND DECIMALS THEREOF.

**CURVE DATA (CONT'D)**

1	100.00	100.00	100.00
2	100.00	100.00	100.00
3	100.00	100.00	100.00
4	100.00	100.00	100.00
5	100.00	100.00	100.00
6	100.00	100.00	100.00
7	100.00	100.00	100.00
8	100.00	100.00	100.00
9	100.00	100.00	100.00
10	100.00	100.00	100.00

TRACT NO. 9298 M.M. 342/17-23



**ASSESSMENT DIAGRAM**

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

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

RESO NO. 2020-038  
 June 2, 2020

## **RESOLUTION NO. 2020-039**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 5 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Landscape and Lighting Assessment District No. 5 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-039**  
June 2, 2020

3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$942.97 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-039**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-039**  
June 2, 2020

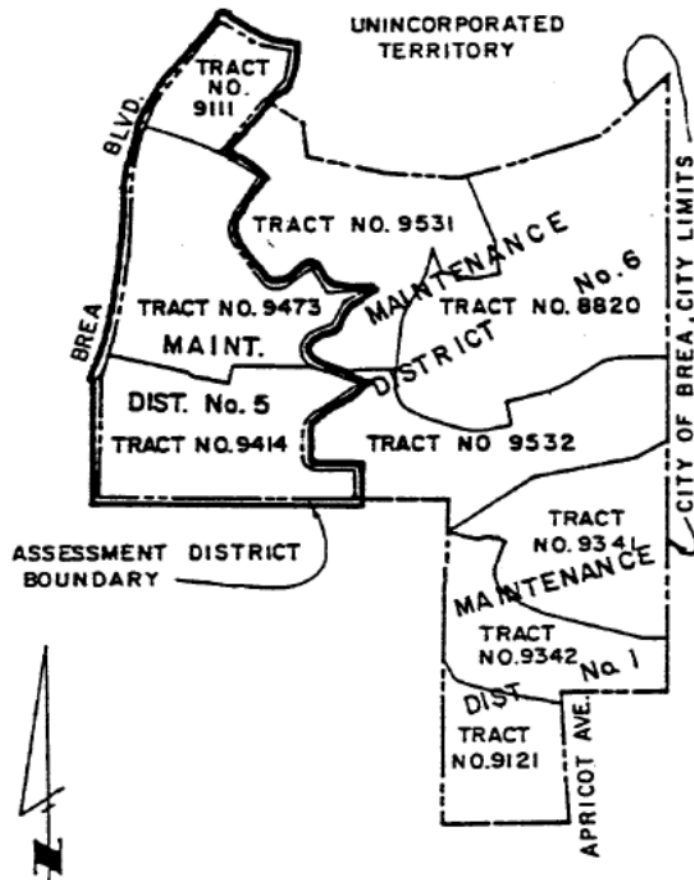
**EXHIBIT "A"**

**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.

**RESO NO. 2020-039**  
June 2, 2020



SCALE : 1" = 600'

#### LEGEND

- ASSESSMENT DISTRICT BOUNDARY
- TRACT BOUNDARY
- ⑩ ASSESSMENT DISTRICT NUMBER
- T 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

RESO NO. 2020-039  
June 2, 2020



NO. 10731-4 and 10731-5

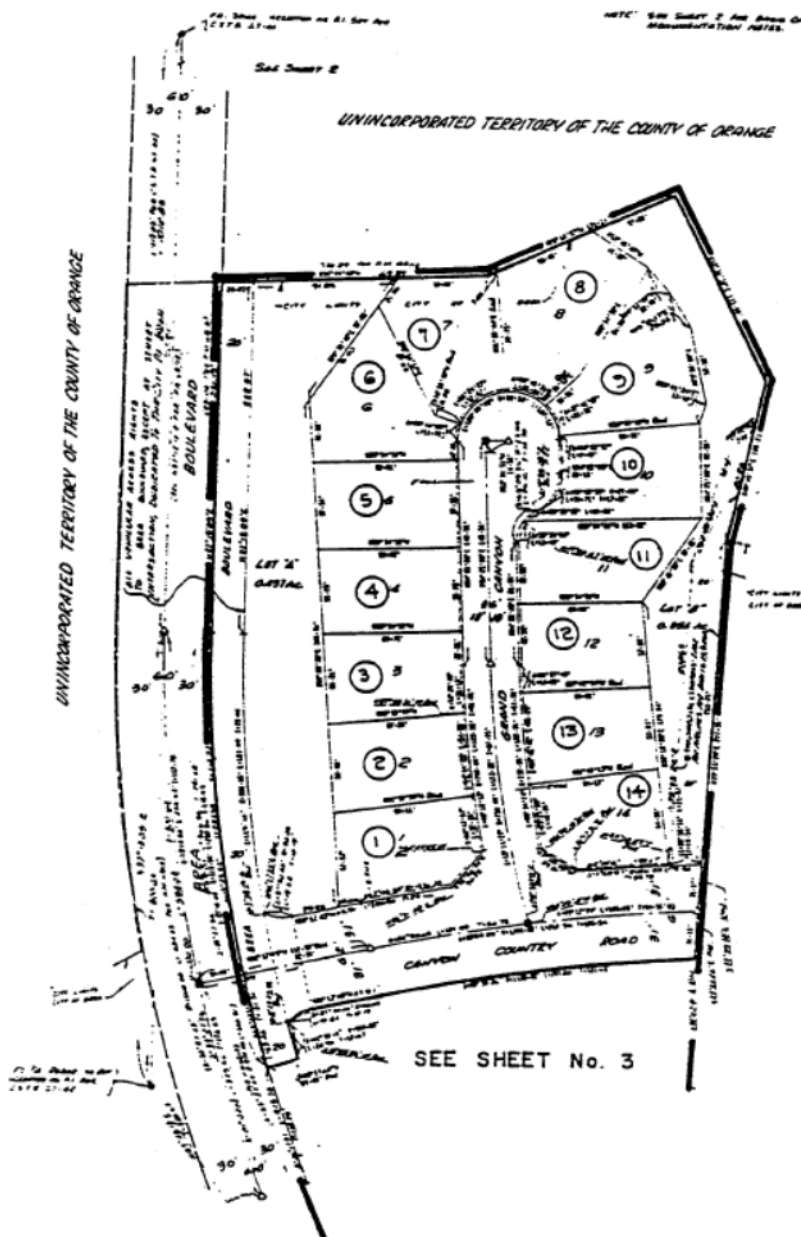
TRACT NO. 9111  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA.

31247  
APR 21 1975  
FILED  
COUNTY CLERK  
COUNTY OF ORANGE  
CALIFORNIA

RICHARD E. MC COY  
C.E. NO. 29000

OCTOBER, 1975

TOUR 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

RESO NO. 2020-039  
June 2, 2020

FOREAGE: 11003 AC.  
NO LOTS: 40 AND LOT 2.

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

345  
DEC 1978  
BREA AND MCCOY

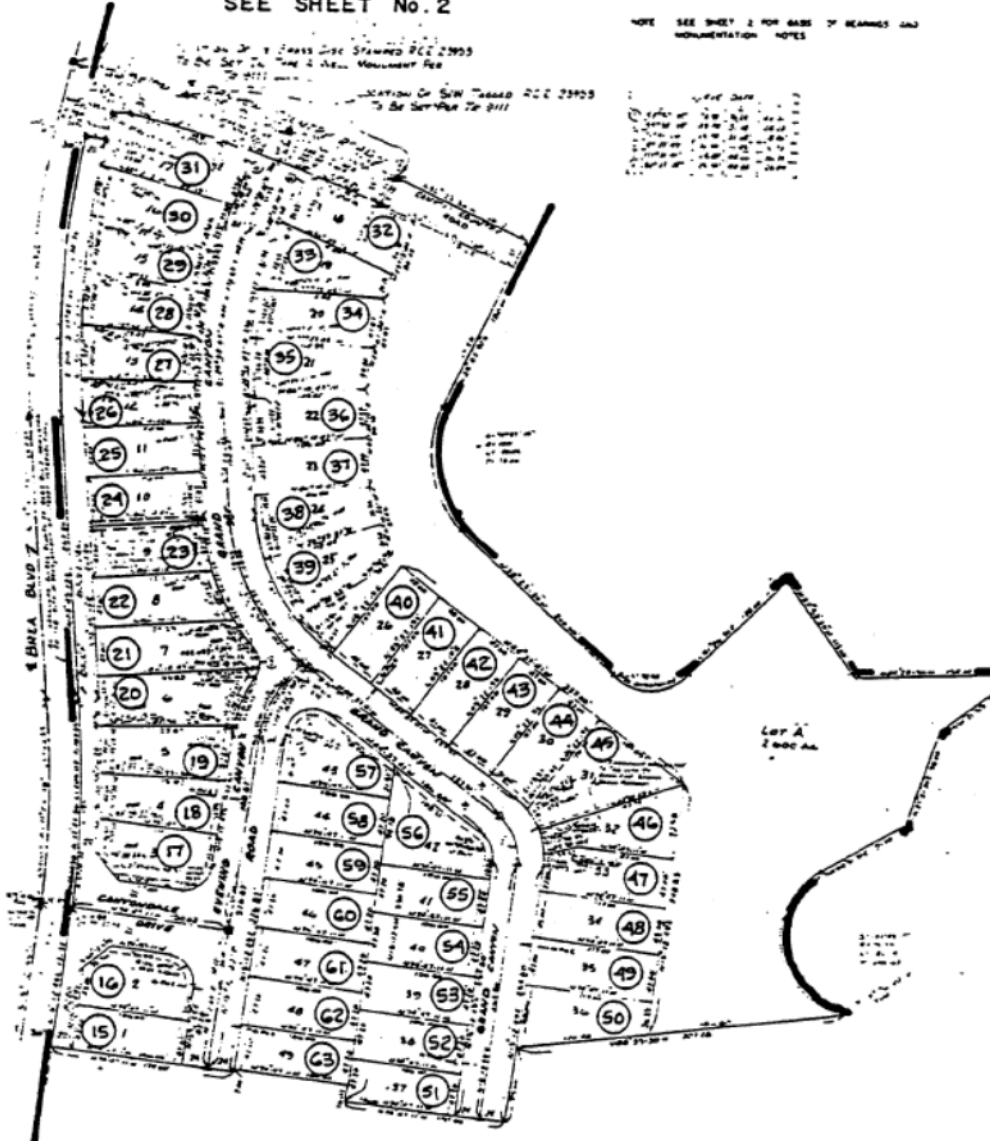
RICHARD E. MCCOY  
R.C.E. NO. 23953

JULY, 1976

DUCA AND MCCOY

SEE SHEET No. 2

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS AND  
MONUMENTATION NOTES



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

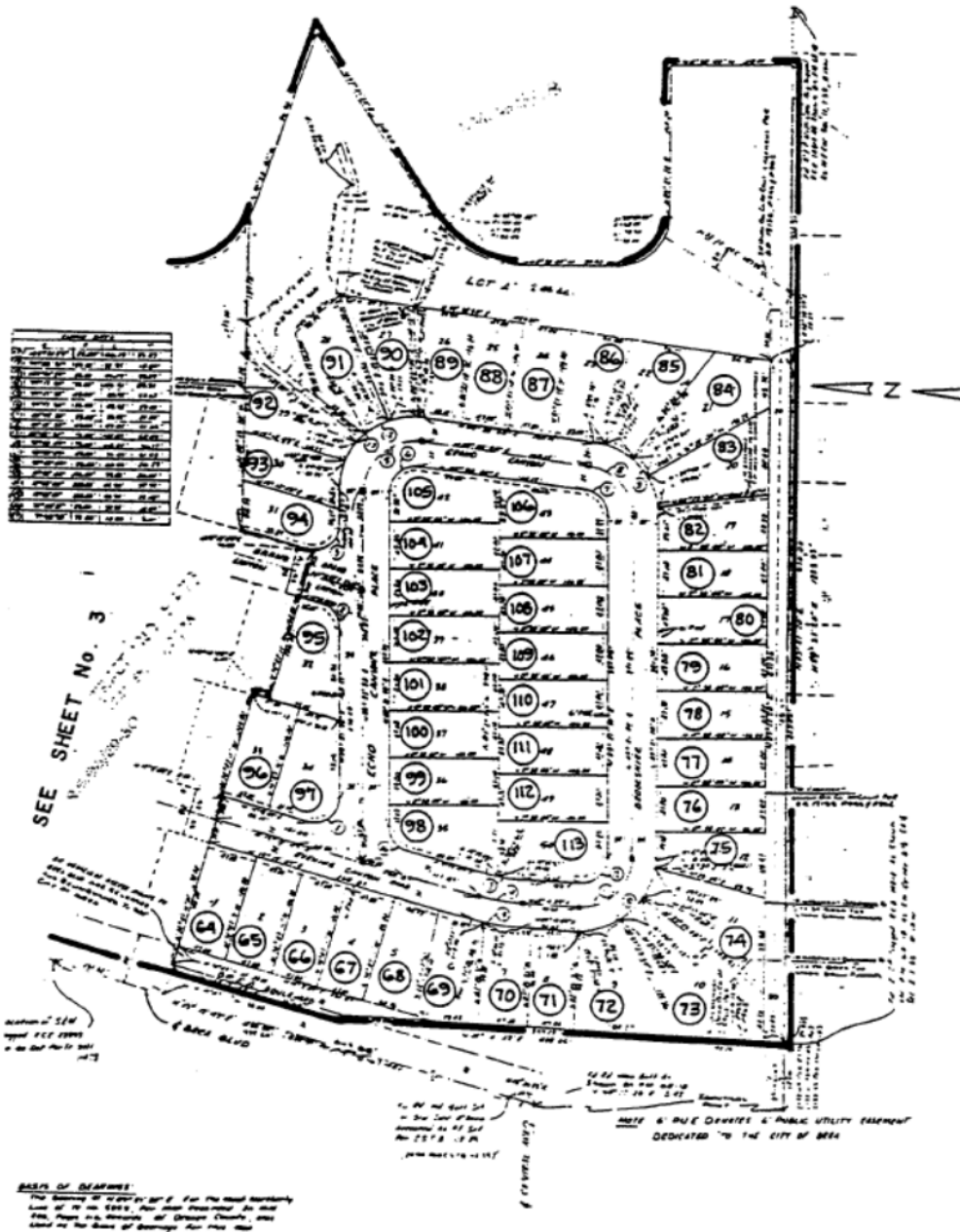
RESO NO. 2020-039  
June 2, 2020

TRACT NO 5111  
IN THE CITY OF BREA,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

RICHARD E. MCCOY  
S.C.E. 77958

DECEMBER, 1976

DUKA AND MCCOY  
CIVIL ENGINEERS - PLANNERS



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

RESO NO. 2020-039  
June 2, 2020

## **RESOLUTION NO. 2020-040**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 6 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Landscape and Lighting Assessment District No. 6 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

#### **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 improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-040**  
June 2, 2020

3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$1450.35 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simnoff, Mayor

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

**RESO NO. 2020-040**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-040**  
June 2, 2020

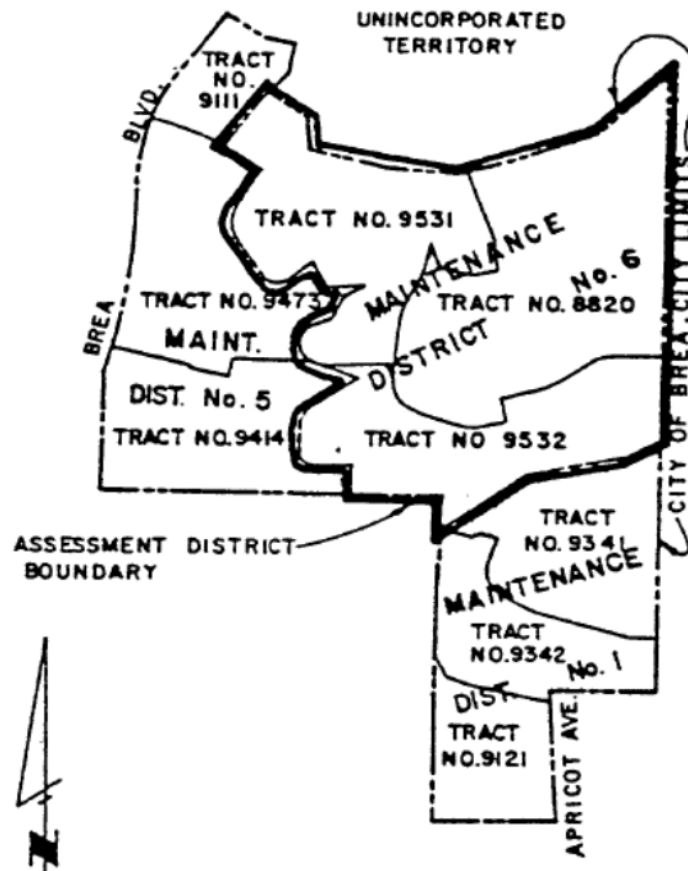
**EXHIBIT "A"**

**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.

**RESO NO. 2020-040**  
June 2, 2020



SCALE : 1" = 600'

**LEGEND**

— ASSESSMENT DISTRICT BOUNDARY

— TRACT BOUNDARY

(10) ASSESSMENT DISTRICT NUMBER

7 TRACT LOT NUMBER

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

RESO NO. 2020-040  
June 2, 2020

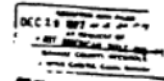




NO OF LOTS 42 AND LOTS 41-40

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

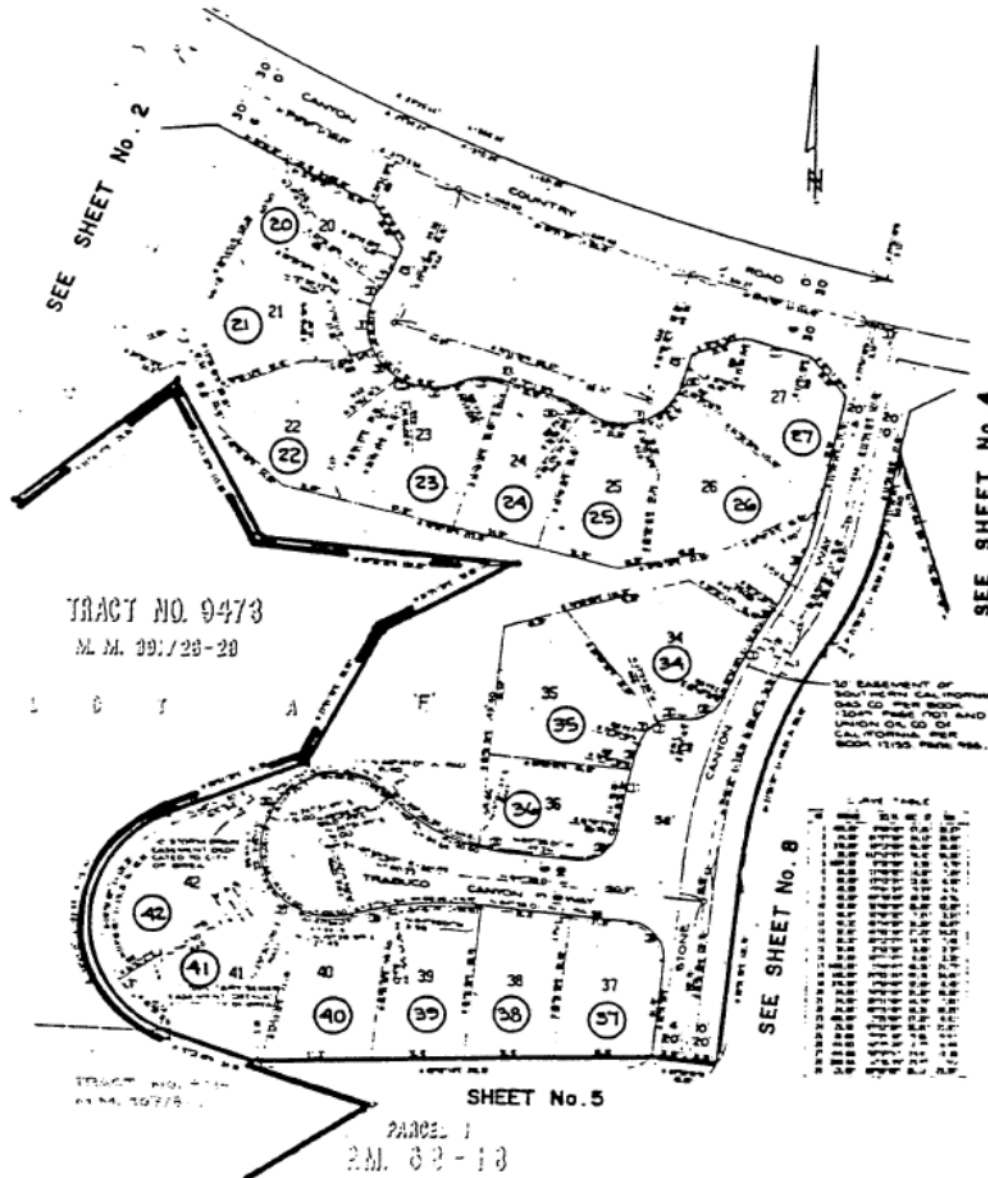
38222



STANLEY C. MORSE, L.S. 36440

JUNE, 1977

STANLEY C. MORSE  
CONSULTING CIVIL ENGINEER



135 PARCELS

SHEET 3 OF 10

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

RESO NO. 2020-040  
June 2, 2020

SCALE: 1" = 80'  
 AREA: 13.592  
 NO. OF LOTS: 42 AND LOTS A-F

# TRACT NO. 9531

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

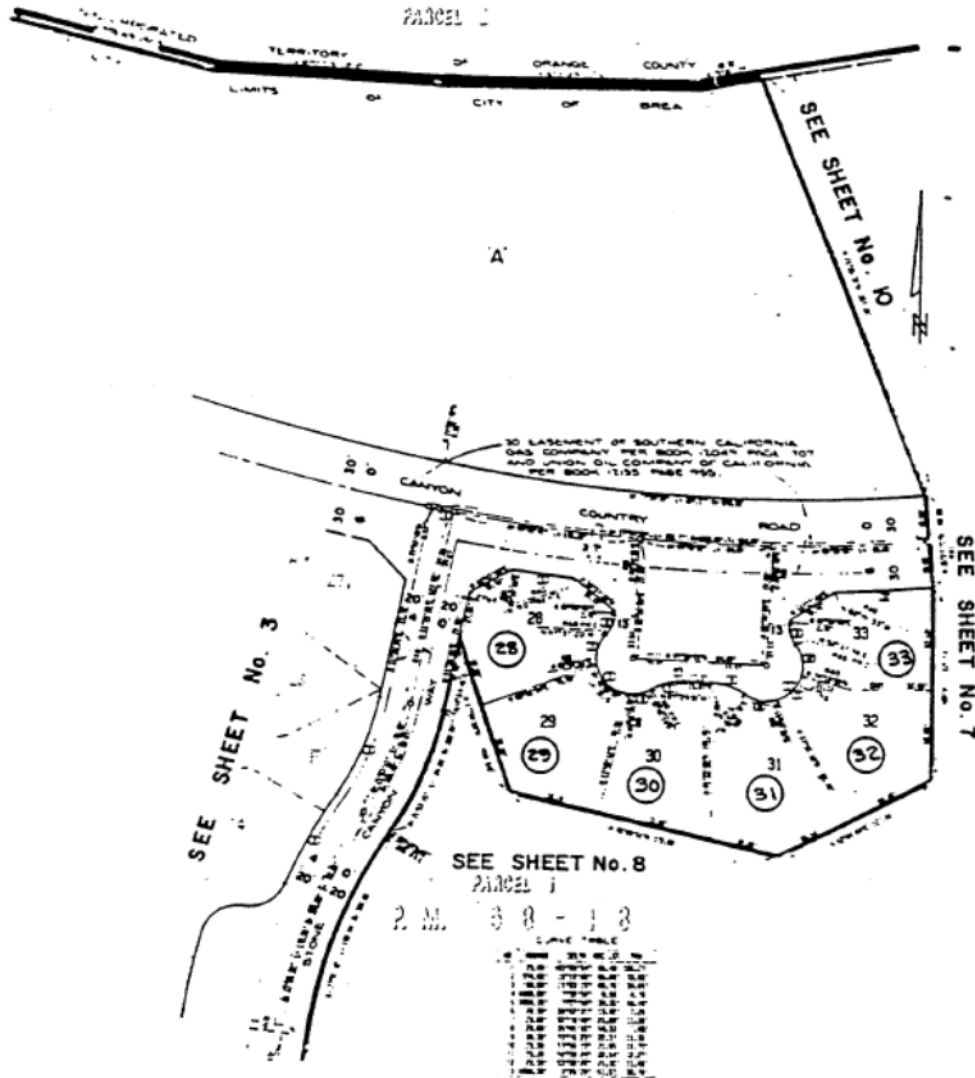


JUNE, 1977

STANLEY C. MORSE  
 CONSULTING CIVIL ENGINEERS INC.

2. M. 00 - 13

PARCEL 1



135. PARCELS

SHEET 4 OF 10

ASSESSMENT DIAGRAM  
 LIGHTING & MAINTENANCE  
 ASSESSMENT DISTRICT NO. 6

RESO NO. 2020-040

June 2, 2020

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



AUGUST, 1977

[illegible]

Run	Time	Temp	Flow	Pressure	Viscosity
1	10.0	100.0	1.0	1.0	1.0
2	10.0	100.0	1.0	1.0	1.0
3	10.0	100.0	1.0	1.0	1.0
4	10.0	100.0	1.0	1.0	1.0
5	10.0	100.0	1.0	1.0	1.0
6	10.0	100.0	1.0	1.0	1.0
7	10.0	100.0	1.0	1.0	1.0
8	10.0	100.0	1.0	1.0	1.0
9	10.0	100.0	1.0	1.0	1.0
10	10.0	100.0	1.0	1.0	1.0
11	10.0	100.0	1.0	1.0	1.0
12	10.0	100.0	1.0	1.0	1.0
13	10.0	100.0	1.0	1.0	1.0
14	10.0	100.0	1.0	1.0	1.0
15	10.0	100.0	1.0	1.0	1.0
16	10.0	100.0	1.0	1.0	1.0
17	10.0	100.0	1.0	1.0	1.0
18	10.0	100.0	1.0	1.0	1.0
19	10.0	100.0	1.0	1.0	1.0
20	10.0	100.0	1.0	1.0	1.0

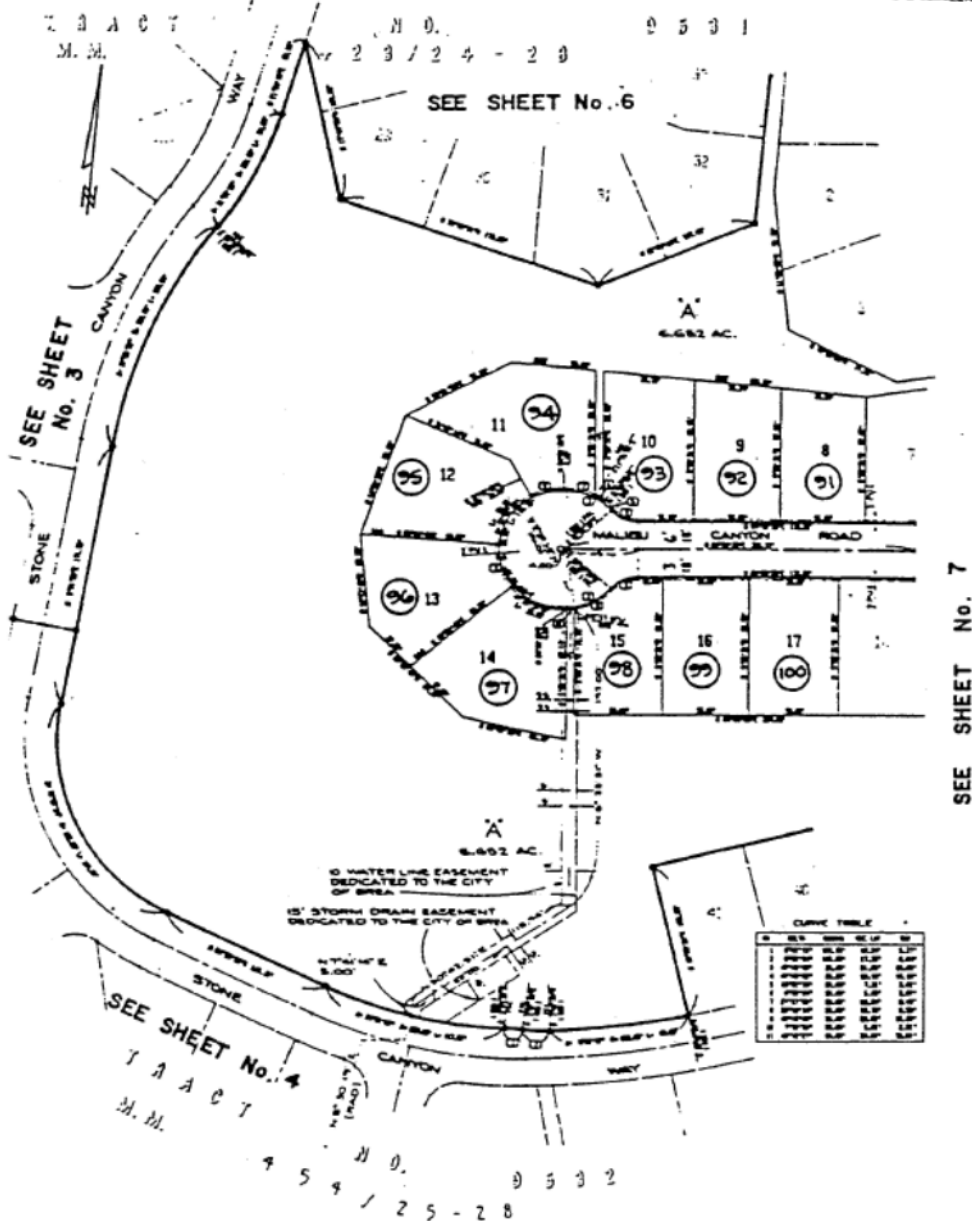
SHEET 7 OF 10

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

9

5375  
JAN 6 1984  
LIBRARY OF THE  
U.S. DEPARTMENT OF JUSTICE

STANLEY C. MORSE  
CONSULTING CIVIL ENGINEERS, INC.



### 135 PARCELS

SHEET 8 OF 10

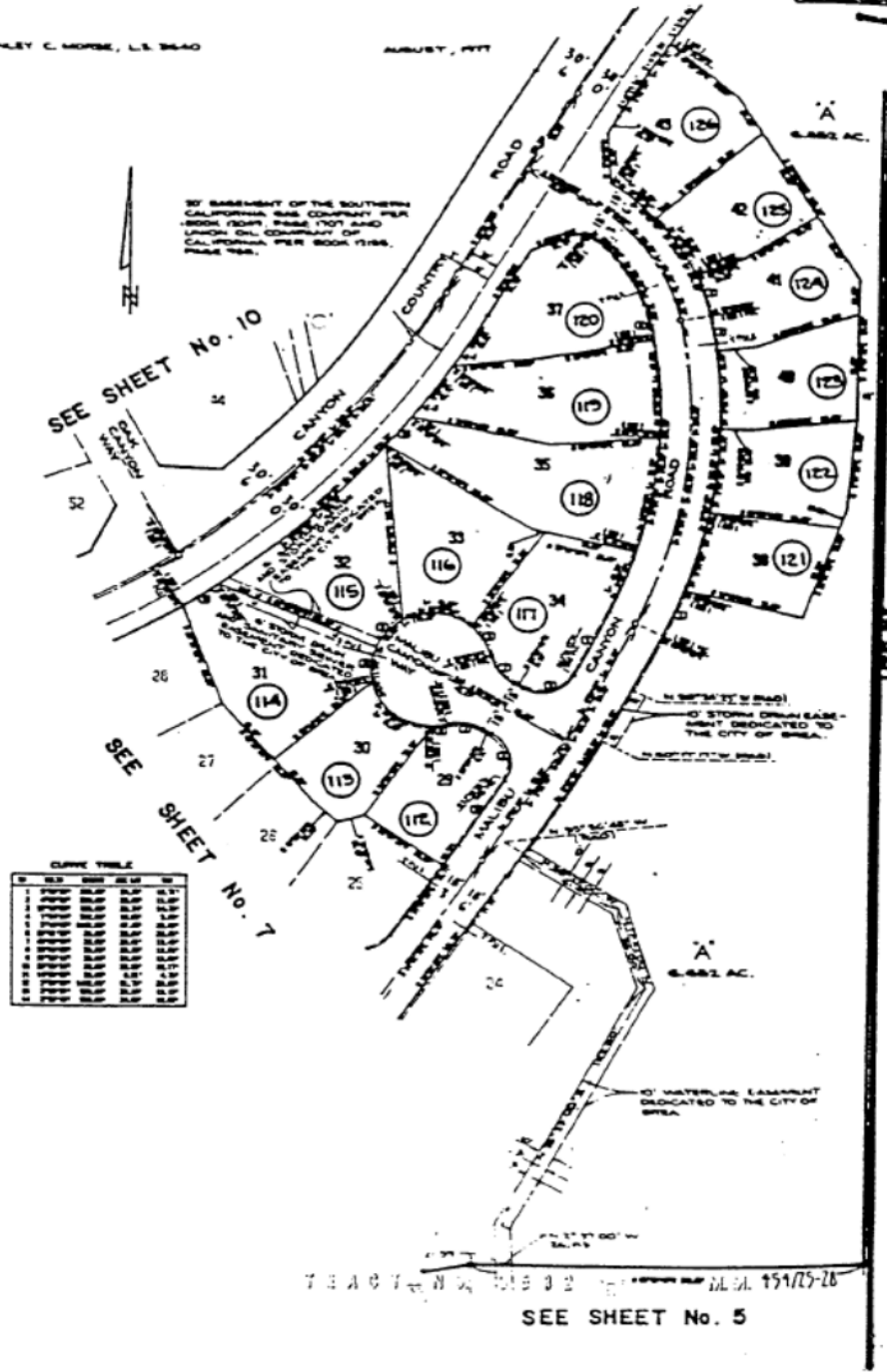
ASSESSMENT DISTRICT NO. 6  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 6  
IN THE CITY OF ARAFA, COUNTY OF ORANGE, STATE OF CALIFORNIA

**RESO NO. 2020-040**  
June 2, 2020

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

STANLEY C. MORSE, L.S. 3640

AUGUST, 1977



135 PARCELS

SHEET 9 OF 10

ASSESSMENT DIAGRAM  
LIGHTING & MAINTENANCE  
ASSESSMENT DISTRICT NO. 6

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

RESO NO. 2020-040

June 2, 2020



## **RESOLUTION NO. 2020-041**

### **A RESOLUTION OF THE COUNCIL OF THE CITY OF BREA LEVYING AN ASSESSMENT ON CITY OF BREA LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT NO. 7 FOR THE FISCAL YEAR 2020-2021**

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

(i) By Resolution, this Council approved a report of the Public Works Director related to City of Brea Landscape and Lighting Assessment District No. 7 prepared pursuant to Streets and Highways Code Section 22623, described the improvements thereon and gave notice of and fixed the time and place of the hearing on the question of the levy of an assessment thereon for fiscal year 2020-2021. A description of the area encompassed by said assessment district is attached hereto as "Exhibit A."

(ii) Said hearing was duly and properly noticed, commenced at the Council Chambers, Brea Civic & Cultural Center, 1 Civic Center Circle, Brea, California, on June 2, 2020, and was concluded prior to the adoption of this resolution.

(iii) All legal prerequisites to the adoption of the Resolution have occurred.

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

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

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The improvements specified in the report hereinabove referred to which is on file with the City Clerk of the City of Brea are hereby ordered to be completed.

**RESO NO. 2020-041**  
June 2, 2020



3. The assessment diagram contained in the report referred to hereinabove and the assessment of \$305.56 for each lot located within said District are hereby adopted and confirmed and said assessment is levied for the 2020-2021 fiscal year.

4. The Council hereby expressly overrules any and all protests filed objecting to the proposed improvements specified herein or the assessment levied hereby.

5. The City Clerk shall forthwith transfer to the County Auditor of Orange County a certified copy of this Resolution and a certified copy of the assessment diagram contained in the report referred to hereinabove.

**APPROVED AND ADOPTED** this 2nd day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-041**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAINED: COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-041**  
June 2, 2020

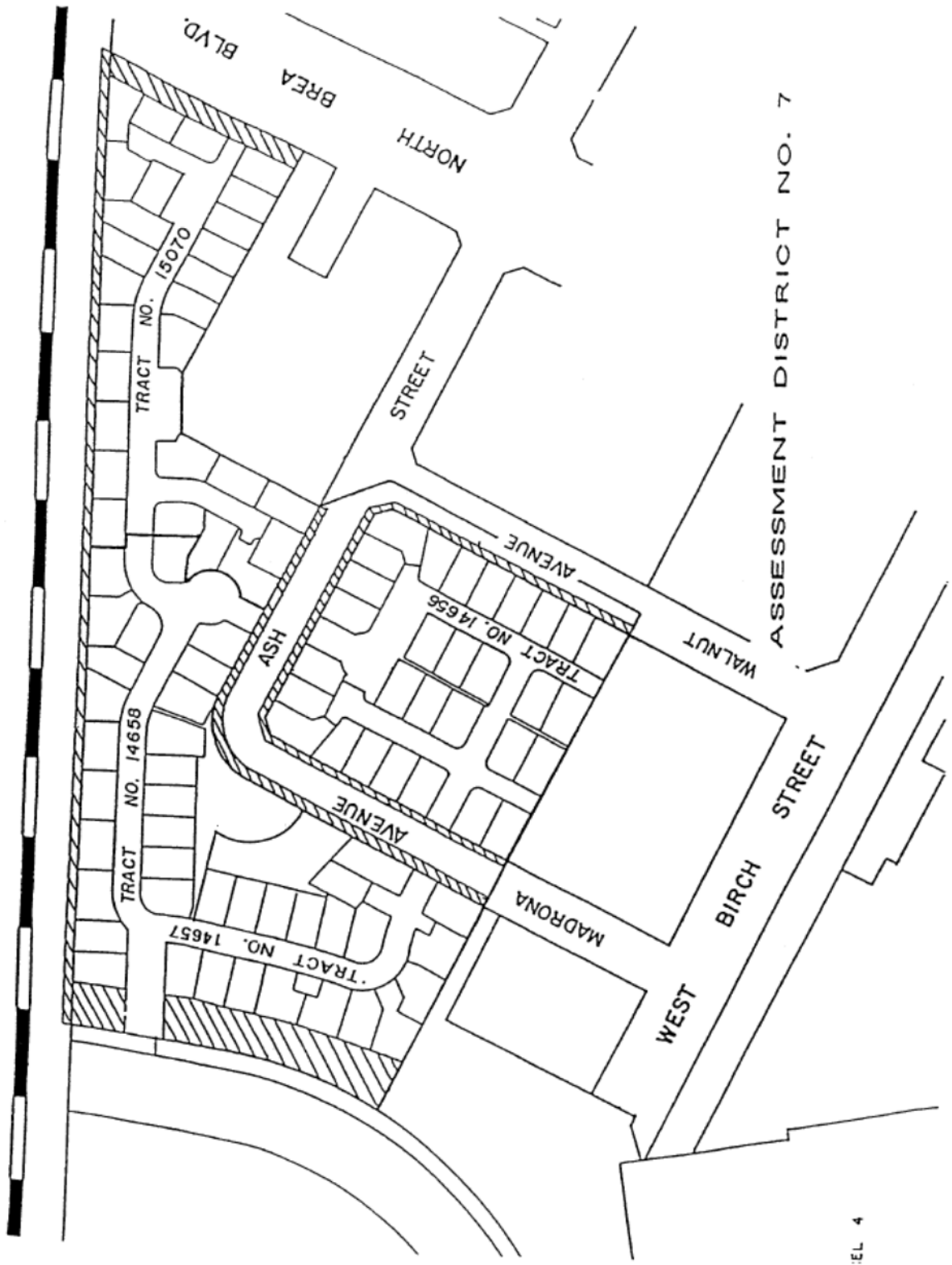
**EXHIBIT "A"**

**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.

**RESO NO. 2020-041**  
June 2, 2020



**City of Brea**

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Adopt Ordinance No. 1215 approving Zone Change ZC 20-02, changing the zoning at 109 Lilac Lane from Public Facilities to Single Family Residential (Equestrian Overlay).

---

**RECOMMENDATION**

Approve and adopt second reading of Ordinance No. 1215, changing the zoning designation on the property at 109 Lilac Lane from Public Facilities to Single Family Residential (Equestrian Overlay).

**BACKGROUND/DISCUSSION**

On May 19, 2020, the City Council held a public hearing and voted to approve this zone change, along with General Plan Amendment GPA 20-02, Certificate of Compatibility CC 20-01 and Conditional Use Permit CUP 20-07 to permit the construction of a single-family home and related accessory and equestrian uses on the subject property. The ordinance approving the zone change requires a second reading.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Sheri Vander Dussen, AICP, Contract Planner

Concurrence: Tracy Steinkruger, Community Development Director

Jennifer A. Lilley, AICP, City Planner

---

**Attachments**

City Council Staff Report Dated May 19, 2020

Ordinance

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## City of Brea

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### COUNCIL COMMUNICATION

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 05/19/2020

**SUBJECT:** General Plan Amendment No. GPA 20-02, Zone Change No. ZC 20-02, Conditional Use Permit No. CUP 20-07, and Certificate Compatibility No. CC 20-01 for the Development of a Single-family Residence with Accessory Structures and Private Equestrian Facilities at 109 Lilac Lane.

---

### RECOMMENDATION

#### PLANNING COMMISSION RECOMMENDATION

The applicant proposes to change the General Plan designation to Low Density Residential and the Zoning designation to Single-Family Residential with an Equestrian Overlay (R-1/E) to allow for the development of the following uses:

- A one-story, single-family residence containing 9,374 square feet
- An accessory dwelling unit (ADU) containing 4,576 square feet
- Two (2) stables at 1,900 square feet each to accommodate up to 26 horses boarded on the property
- A combined garage and hay barn containing 5,454 square feet
- Enclosed pasture and arena areas for horse training and riding

On April 28, 2020, the Planning Commission recommended (5-0) that the City Council approve the project with two modifications to the conditions related to construction access and to become a National Fire Protection Agency "Firewise Site." Both modifications have been included in the Draft Resolution; see Attachments 1 and 2, Draft Resolution and Draft Ordinance.



Figure 1: Vicinity Map

## **BACKGROUND/DISCUSSION**

### **BACKGROUND**

The project site is located at 109 Lilac Lane on the northwest corner of Carbon Canyon Road and Olinda Place. The property is approximately 8.51 acres and located within the Olinda Village neighborhood, which consists of one- and two-story single-family residences. The property has a General Plan designation of Public Facilities and is zoned PF (Public Facilities). The subject property is owned by the Brea Olinda Unified School District (BOUSD). The site was utilized as the Olinda Elementary School prior to its relocation along Birch Street. In 2011, the BOUSD declared the property as surplus and the buildings were subsequently demolished. The property has since remained vacant. On May 6, 2019, the BOUSD Board of Directors approved a Purchase and Sale Agreement to transmit title of the property to Manuel and Donna Perez. The property is currently in escrow.

### **DISCUSSION**

#### **General Plan Amendment**

The proposed project would change the land use designation from Public Facilities to Low Density Residential. This designation is consistent with the use of nearby properties within the Olinda Village neighborhood. The property was designated for Low Density Residential uses prior to 2006, when the City changed the designation to reflect the school use. The change in land use is consistent with the following goals and policies within the Brea General Plan elements:

*Policy CD-2.1* Ensure that the design of new residential developments is sensitive to the character of existing neighborhoods.

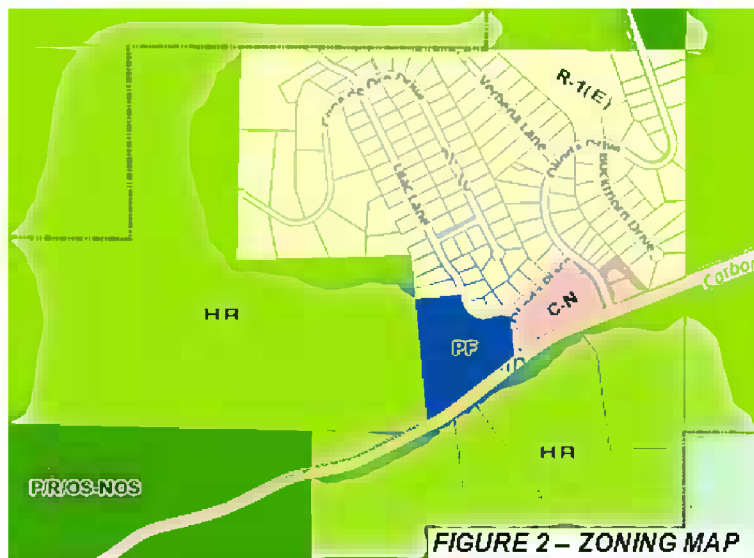
*Policy CD-5.1* Ensure new development is compatible with the style, theme, and design of established structures and neighborhoods.

*Policy CD-7.6* Preserve a rural atmosphere in Olinda Village

As addressed in the Certificate of Compatibility section below, the project is similar in size, architectural style, and character with surrounding development within the Olinda Village neighborhood. The low lot coverage, pasture areas, and horse stables further enhance the rural atmosphere of the Olinda Village neighborhood.

#### **Change of Zone**

The proposed change in zoning from Public Facilities to Single-Family Residential (Equestrian Overlay) is consistent and compatible with the surrounding uses. The zoning for the surrounding properties is as shown in Figure 2.



The Olinda Village neighborhood to the north is zoned R-1(E). This neighborhood contains houses on lots ranging from approximately 9,000 square feet to seven (7) acres. All properties in Olinda Village are located within the Equestrian Overlay Zone with a number of larger properties where horses are boarded. The proposed zone change to R-1(E) (Single-Family Residential with Equestrian Overlay) would allow for the development of a single-family residence and accessory dwelling unit. Additional accessory structures related to the boarding and maintaining of horses would be allowed through the Conditional Use Permit as outlined below. The property owner has engaged the Olinda Village neighborhood and received correspondence from the Board supporting the project.

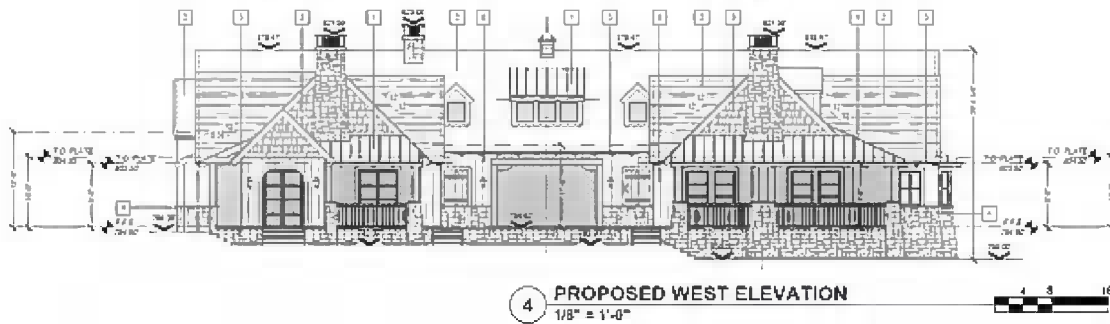
#### Certificate of Compatibility

The Code requires construction of new single-family homes be reviewed under a Certificate of Compatibility and is typically reviewed by the Community Development Director however, due to the General Plan Amendment and Zone Change, it has been included. The Certificate of Compatibility considers the compatibility of residential structures to the existing community character, architecture, aesthetics and cohesiveness within residentially zoned properties in the City. Lots in the Olinda Village neighborhood range from approximately 9,000 square feet to seven (7) acres. The project site would be the largest lot in the neighborhood at 8.51 acres. The proposed project meets all development standards for the R-1 Single Family Residential Zone.

For additional information on development standards and architecture, the Planning Commission report from the April 28, 2020 meeting as been included for reference – see Attachment 3.

The existing neighborhood features a mix of homes in various sizes, including 1- and 2-story structures. There are various architectural styles including Ranch, Bungalow and Spanish style homes. The proposed project features a combination of metal and concrete shake shingle roofing, natural wood siding, and wood and stone accent materials. The proposed architectural style is a Farmhouse/Ranch style. The ADU is consistent with the color and material finishes of the primary dwelling, incorporating the same roofing, siding, and accent materials and colors (see Figure 4 & 5). The garage, barn, and stables are a farmhouse style and consistent with the architectural style of the primary and accessory dwelling unit.





**FIGURE 4 – PROPOSED PRIMARY RESIDENCE ELEVATION**



**FIGURE 5 – PROPOSED ACCESSORY DWELLING UNIT ELEVATION**

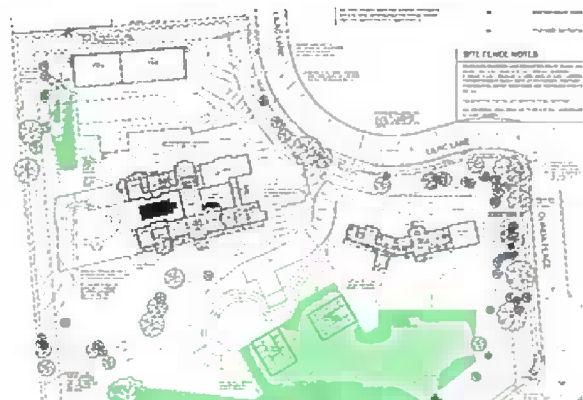
#### Conditional Use Permit

Equestrian facilities may be allowed on sites larger than five acres within the Equestrian Overlay Zone, subject to approval of a Conditional Use Permit. The proposed project meets the applicable development standards.

The proposed equestrian facilities would be owned and operated by the property owner for private boarding and related uses. Commercial use of the property is not proposed as part of the project and not permitted within the Equestrian Overlay zone. Operation of the equestrian facilities will likely require the use of trucks and trailers for transport of animals, supplies, and materials associated with the keeping of horses. The anticipated trips are significantly less than that of a typical school facility, which was the previous use for the site. Additionally, other properties exist within Olinda Village that board horses. The Equestrian Overlay Zone imposes development standards related to the boarding of horses and other related equestrian uses.

On-site facilities for boarding and other equestrian uses are in the middle and towards the rear of the property. The two stable buildings are centrally located while the three pastures are located adjacent to the undeveloped hillside residential property and Carbon Canyon Road. The horse arena is adjacent to Carbon Canyon Road and raised approximately 25 feet above the roadway.

To approve a CUP within the Equestrian Overlay Zone, the Council must find that the proposed site relates to streets and highways which are properly designed and improved to carry the type and quantity of traffic generated or to be generated by the proposed development. The project is



accessed from Carbon Canyon (State Route 142), a 2-lane paved road with a dedicated left turn lane into Olinda Place. Access to the project is provided on Olinda Place on the east and Lilac Lane to the north. Olinda Place and Lilac Lane are both paved, 2-lane local streets improved with curb, gutter, and sidewalks. These roadways are suitable to handle the typical truck and trailer carrying capacity loads generated by the proposed uses as they currently provide access to the other equestrian properties within the Olinda Village neighborhood.



Figure 6: Proposed On-site Equestrian Facilities (Green Areas)

## **ENVIRONMENTAL ASSESSMENT**

The proposed project is exempt from the requirement of the California Environmental Quality Act (CEQA) pursuant to Section 15303 of Title 14, Chapter 3, Article 19 of the California Code of Regulations.

## **FISCAL IMPACT/SUMMARY**

### **FISCAL IMPACT**

No impact on the General Fund.

### **SUMMARY**

The proposed project complies with all applicable development standards for the proposed residential General Plan and Zoning designations. The project is compatible with existing development in the area, which includes many equestrian properties. The Olinda Village Homeowners Association has submitted correspondence indicating its support of the project (Attachment 4).

## **RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Sheri Vander Dussen, AICP, Contract Planner

Concurrence: Tracy Steinkruger, Community Development Director

Jennifer A. Lilley, AICP, City Planner

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## **Attachments**

1. Draft Resolution General Plan Amendment No. GPA 20-02, Certificate of Compatibility No. CC 20-01 and Conditional Use Permit No. CUP 20-07
  2. Draft Ordinance for Zone Change No. ZC 20-02
  3. 4.28.20 Planning Commission Staff Report
  4. Olinda Village Support Letter
  5. Architectural and Site Plan
-

## **RESOLUTION NO. 2020-033**

### **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA APPROVING GENERAL PLAN AMENDMENT NO. GPA 20-02 AND AMENDING THE CITY OF BREA GENERAL PLAN REGARDING THE SAME; AND APPROVING CERTIFICATE OF COMPATABILITY NO. CC 20-01 AND CONDITIONAL USE PERMIT NO. CUP 20-07 TO PERMIT THE DEVELOPMENT OF A SINGLE-FAMILY HOME, ACCESSORY STRUCTURES AND PRIVATE EQUESTRIAN FACILITIES AT 109 LILAC LANE**

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

(i) On April 28, 2020, the Planning Commission of the City of Brea held a duly noticed public hearing, as required by law, on General Plan Amendment No. GPA 20-02, Zoning Change No. ZC 20-02, Certificate of Compatibility No. CC 20-01, and Conditional Use Permit No. CUP 20-07 to allow development of a single-family home and related accessory and equestrian uses on the subject property, and adopted Resolution Nos. PC 2020-09 and PC 2020-10 recommending that the City Council approve these applications.

(ii) On May 19, 2020, the City Council held a duly notice public hearing on GPA 20-02, CC 20-01, and CUP 20-07, at which all persons participating had an opportunity to speak on the matter.

(iii) The subject property was formerly owned by the Brea Olinda Unified School District. The District declared the property as surplus and no longer necessary for the District's purposes in 2011. At its meeting of May 6, 2019, the District's Board of Directors approved a Purchase and Sale Agreement to transmit title of the property to Manuel Perez and Donna Perez.

(iv) The proposed General Plan Amendment and related applications are

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necessary and appropriate to permit the subject property to be used for residential use since the site is no longer necessary for the District's purposes.

(v) The subject property is located at 109 Lilac Lane, in the City of Brea, and legally described as a portion of Map Book 248, Page 19, Block 191, Parcel 23, as shown in the latest rolls of the County of Orange Tax Assessor

(vi) The project proponent is Donna Perez, 1251 W. Valencia Mesa, Fullerton, CA 92835.

(vii) The project identified above in this Resolution is exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15303, New Construction or Conversion of Small Structures, of Division 6 of Title 14 of the California Code of Regulations.

(viii) All legal prerequisites to the adoption of this Resolution have occurred.

**B. RESOLUTION:**

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF BREA  
HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Resolution, are true and correct.

2. Based on its finding in the preceding paragraphs of this Resolution, the evidence presented at the above-referenced public hearing, including but not limited to all written evidence and testimony presented during those hearings, and its own independent judgement, the City Council hereby adopts the CEQA Findings as its own.

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3. The City Council finds that the required findings can be made to approve the requested applications, as described below:

Finding: The subject property is suitable for the uses permitted in the proposed zone in terms of access, size of parcel, relationship to similar or related uses and other considerations deemed relevant by the Planning Commission and City Council.

Fact: The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The proposed project meets all the development standards of the zone and equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

Finding: That the proposed structure, mobile or manufactured home is properly designed and complies with the requirements of the zone in which it is proposed.

Fact: The applicant has concurrently submitted applications to amend the General Plan and Zoning Code to designate the subject property for single-family residential development. The proposed development meets or exceeds all applicable development standards for the R-1(E) zone.

Finding: That the proposed structure, mobile or manufactured home, with any conditions to be imposed, is in harmony with the various elements or objectives of the general plan and is not economically or aesthetically detrimental to existing

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or previously approved uses, structures or mobile homes within the surround

Fact: The proposed General Plan Amendment to modify the Land Use Element of the General Plan is processed concurrently with a request for a zone change. The request to change the general plan designation and zoning classification reflects the decision by the Brea Olinda Unified School District to dispose of the property since it is no longer needed for District purposes and is in keeping with the development pattern of the neighborhood. The project helps fulfill General Plan Housing Element Goal 1.0 by maintaining and improving the quality of existing housing and residential neighborhoods in Brea; and preserving the character, scale and quality of established residential neighborhoods. The proposed project involves the development of a single-family residence, accessory dwelling unit and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

Finding: That the proposed structure, mobile or manufactured home is aesthetically compatible with the other uses, structures, and mobile homes in the surrounding area.

Fact: The proposed development has been designed to comply with all applicable development standards, including site coverage, setbacks, fencing, fire access and landscaping. The design of the development will harmonize with and complement development within the surrounding area and the neighborhood.

Finding: That the use applied for at the location set forth in the

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application is properly one for which a Conditional Use Permit is authorized by this title.

Fact: The applicant has concurrently submitted applications to amend the General Plan and Zoning Code to designate the subject property for single-family residential development. The applications include a request to apply the Equestrian Overlay Zone to the property. Said land use and zoning designations are consistent with the surrounding land uses. Section 20.263.050(B) of the zoning code allows the development of private equestrian facilities on sites of five acres or more within the Equestrian Overlay Zone.

Finding: That said use with any conditions to be imposed is necessary or desirable for the development of the community, in harmony with the various elements or objectives of the General Plan, and not detrimental to existing uses or to uses specifically permitted in the zone in which the proposed use(s) is to be located.

Fact: The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been located to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of nearby residences.

Finding: That the site is adequate in size and shape to accommodate the proposed development and all of the yards, setbacks, walls or fences, landscaping, and other features required to bring about conformity with other elements in the neighborhood

Fact: The proposed development and equestrian uses have

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been designed to comply with all applicable development standards, including site coverage, setbacks, fencing, fire access and landscaping. The design of the development will harmonize with and complement development on nearby properties.

Finding: That the proposed site relates to streets and highways which are properly designed and improved to carry the type and quantity of traffic generated or to be generated by the proposed development.

Fact: The subject property was previously used as a public school by the Brea Olinda Unified School District. The proposed home and private equestrian facility will generate fewer trips than the prior school use. The surrounding streets will not be negatively affected by the proposed use.

Finding: That with the conditions stated in the permit, the uses will not adversely affect the public health, safety, or general welfare.

Fact: The equestrian facilities have been located on the site in compliance with applicable development standards. Adequate provisions have been made to ensure animals can be confined to the site; animal waste can be removed regularly; and that emergency vehicles can access the site. The development is required to meet all development standards, building and fire safety requirements thereby not adversely affecting the public health, safety, or general welfare.

5. The City of Brea General Plan is hereby amended as set forth in “Exhibit A.”

6. The City Council hereby approves General Plan Amendment No. GPA 20-02, Certificate of Compliance CC 20-01 and Conditional Use Permit No. 20-07, subject to conditions as set forth herein:

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- a. Development must occur in substantial conformance with the plans and specifications submitted to the Planning Commission dated April 28, which includes a site plan, conceptual architectural elevations, color and materials board, conceptual grading plan and conceptual landscape plans on file in the Planning Division, the conditions contained herein, and all applicable City regulations.
- b. Prior to issuance of a grading permit, the property owner shall submit a final Hydrology and Hydraulic Study for review and approval. The Hydrology and Hydraulic study shall include but not limited to the following:
  - i. Any increased runoff from the proposed development shall be detain on-site and the proposed discharge shall be equal or less than the existing conditions in terms of quantity and velocity.
  - ii. The final study must demonstrate that the adjacent properties, streets and existing storm drain system are not negatively impacted by the proposed project.
  - iii. No property drainage shall be allowed to drain over the driveways and slopes. The on-site runoff shall be collected by yard basins, concrete gutters and drain through parkway drains to adequately drain the property.
- c. Property owner shall submit improvement plans for review and approval. The improvement plans shall be prepared by a Registered Civil Engineer in accordance with City of Brea Public Works Standards for public improvements. The property owner shall be responsible for the public improvements include but are not limited to the following:
  - i. Abandon the existing waterline servicing the old school site. The existing waterlines shall be abandoned at the water main in Lilac Lane.
  - ii. Remove existing fire hydrant connected to the waterline to be abandoned and construct a new fire hydrant connected directly to the existing water main in Lilac Lanes per latest City of Brea Public Works Standards and per City of Brea Fire Department requirement.
  - iii. Install new water services per latest City of Brea Public Works Standards and pay the water impact and connection fees per latest City of Brea impact fee schedule.
  - iv. Submit a CCTV inspection of the existing lateral to be reused for Engineering Division review and approval prior to the connection. Property owner shall be responsible to abandon any un-used sewer lateral at the sewer main.
  - v. Remove and replace all existing improvements that are in conflict with the proposed improvements. All improvements to be constructed per latest City of Brea Public Works Standards.

- vi. The applicant shall submit a construction access plan and coordinate with the City Engineer on access to the site and address any safety concerns prior to issuance of a grading permit.
- d. Property owner shall prepare and submit a priority Water Quality Management Plan (WQMP) for review and approval by the Public Works Department prior to the issuance of a grading permit. The entire property site shall be treated prior to discharge if the proposed impervious area is greater than 50% of the property area.
- e. All new buildings or additions to be built or installed in areas containing combustible vegetation shall comply with the criteria set forth in the 'Brea Very High Fire Hazard Severity Zone Requirements – Technical Design for New Construction Fuel Modification Plans and Maintenance Program.' A fuel modification plan shall be required since this project is in the Very High Fire Hazard Severity Zone (VHFHSZ). The property owner shall submit the Fuel Modification Plan to the Brea Fire Department prior to issuance of permits.
- f. The applicant shall submit the Fire Master Plan (FMP) to the Brea Fire Department prior to issuance of permits. The FMP shall include measures to support neighborhood efforts to comply with the National Fire Protection Agency's "Firewise USA" site program.
- g. The proposed home shall meet the top of slope set back and bottom of slope set back per California Code Chapter 18.
- h. The applicant shall submit to the Building Division site specific geotechnical investigation (soils report) along with structural calculations for project, in conjunction with submittal of applications for permits.
- i. Prior to any construction, the applicant shall obtain building permits for all structures from the Building & Safety Division. All structures shall comply with the most current City adopted codes.
- j. To the fullest extent permitted by law, the applicant shall indemnify, defend and hold the City, its elected officials, officers, contractors serving as City officers, agents, and employees ("Indemnitees") free and harmless from: (i) any and all claims, liabilities and losses whatsoever occurring or resulting to any and all persons, firms, entities, or corporations furnishing or supplying work, services, materials, or supplies in connection with, or related to, the performance of work or the exercise of rights authorized by approval of this General Plan Amendment No. GPA 20-02, Certificate of Compatibility No. CC 20-01, Conditional Use Permit No. CUP 20-07; and (ii) any and all claims, lawsuits, liabilities, and/or actions arising out of, or related to the approval of this Conditional Use Permit and/or the granting or exercise of the rights

**RESO NO. 2020-033**

May 19, 2020

authorized by said approval; and (iii) from any and all claims, liabilities and losses occurring or resulting to any person, firm, entity, corporation for property damage, personal injury, or death, arising out of or related to the approval of, or exercise of rights granted by, this Conditional Use Permit. Applicant's obligation to indemnify, defend, and hold the Indemnitees free and harmless as required hereinabove shall include, but is not limited to, paying all fees and costs incurred by legal counsel of the Indemnitees' choice in representing the Indemnitees in connection with any such claims, losses, lawsuits, or actions, and any award of damages, judgments, verdicts, court costs or attorneys' fees in any such lawsuit or action.

5. The City Clerk shall certify to the adoption of this Resolution.

**APPROVED AND ADOPTED** this 19<sup>th</sup> day of May, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-033**  
May 19, 2020

**EXHIBIT A**  
**GENERAL PLAN AMENDMENT NO. GPA 20-02**

The Property described as Assessor Parcel Number 248-191-23 shall be designated Low Density Residential on the City's General Plan Land Use Map.



**RESO NO. 2020-033**  
May 19, 2020

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 Council of the City of Brea, held on the 19th day of May, 2020, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAINED:	COUNCIL MEMBERS:

Dated: \_\_\_\_\_

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-033**  
May 19, 2020

## ORDINANCE NO. 1215

### **AN ORDINANCE OF THE CITY OF BREA APPROVING ZONE CHANGE ZC 20-02 AND AMENDING THE ZONING MAP REGARDING THE SAME; TO PERMIT THE DEVELOPMENT OF A SINGLE-FAMILY HOME, ACCESSORY STRUCTURES AND PRIVATE EQUESTRIAN FACILITIES AT 109 LILAC LANE, AND MAKING FINDINGS IN SUPPORT THEREOF**

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

1. On April 28, 2020, the Planning Commission of the City of Brea held a duly noticed public hearing, as required by law, on General Plan Amendment No. GPA 20-02, Zoning Change No. ZC 20-02, Certificate of Compatibility No. CC 20-01, and Conditional Use Permit No. CUP 20-07 to allow development of a single-family home and related accessory and equestrian uses on the subject property, and adopted Resolution Nos. PC 20-XX and PC 20-XX recommending that the City Council approve these applications.

2. On May 19, 2020, the City Council held a duly noticed public hearing to consider the project, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing.

3. The subject property is located at 109 Lilac Lane, in the City of Brea, and legally described as a portion of Map Book 248, Page 19, Block 191, Parcel 23, as shown in the latest rolls of the County of Orange Tax Assessor.

4. The project proponent is Donna Perez, 1251 W. Valencia Mesa, Fullerton, CA 92835. .

5. The project identified above in this Ordinance is exempt from requirements of the California Environment Quality Act (CEQA) pursuant to Section 15303, New Construction or Conversion of Small Structures, of Division 6 of Title 14 of the California Code of Regulations.

**ORD. NO. 1215**  
DATE

6. All legal prerequisites to adoption of this Ordinance have been met.

**B. ORDINANCE.**

**THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Ordinance, are true and correct.

2. Based on its findings in the preceding paragraphs of this Ordinance, the evidence presented at the above-referenced public hearings, including but not limited to the Staff Report and Plans, which is hereby incorporated as though set forth in full, all written evidence and testimony presented during those hearings, and its own independent judgment and analysis, the City Council hereby finds as follows:

- a. The proposed zone change is in conformity with the General Plan, as amended. The proposed General Plan Amendment No. GPA 20-02 to modify the Land Use Element of the General Plan is processed concurrently with the request for a zone change. The request to change the general plan designation and zoning classification reflects the decision by the Brea Olinda Unified School District to dispose of the property since it is no longer needed for District purposes and is in keeping with the development pattern of the neighborhood. The project helps fulfill General Plan Housing Element Goal 1.0 by maintaining and improving the quality of existing housing and residential neighborhoods in Brea; and preserving the character, scale and quality of established residential neighborhoods. The proposed project involves the development of a single-family residence, accessory dwelling unit and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

b. The Subject Property is suitable for the Project in terms of access, size of parcel, relationship to similar or related uses and other considerations on grounds that include but are not necessarily limited to the following. The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The proposed project meets all the development standards of the zone and equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

c. Zone Change 20-02 is not detrimental to the use of land in any adjacent zone on grounds the proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been located to minimize impacts on adjoining properties. The project meets all of the development standards of the Single Family Residential (Equestrian Overlay) – R-1(E) – zone. The overall design and appearance of the proposed project is consistent with the appearance of nearby residences.

d. The Project is in the best interest of the City as a whole on grounds that include but are not necessarily limited to the following. The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been located to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the development pattern and appearance of nearby residences.



e. Based on its findings in the preceding paragraphs of this Ordinance, the City Council hereby approves Zone Change No. ZC 20-02 and amends the Official Zoning Map of the City of Brea to reflect the actions of this Ordinance., as depicted in Exhibit "A."

3. The City Clerk shall certify to the adoption of this Ordinance and cause it to be published as required by law.

**APPROVED AND ADOPTED** this \_\_\_\_ day of \_\_\_\_, 2020

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Ordinance was introduced at the regular meeting of the City Council of the City of Brea held on the 19<sup>th</sup> day of May, 2020 and was finally passed at the regular meeting of the City Council of the City of Brea on the \_\_\_\_ the day of \_\_\_\_, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

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

**EXHIBIT A**  
**ZONE CHANGE NO. ZC 20-02**

The Property described as Assessor Parcel Number 248-191-23 shall be designated as R-1(E), Single Family Residential (Equestrian Overlay) zone on the City's official Zoning Map.



**Agenda Item 6.****City of Brea**

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**PLANNING COMMISSION COMMUNICATION**

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**TO:** Honorable Chair and Planning Commission

**DATE:** 04/28/2020

**SUBJECT:** GENERAL PLAN AMENDMENT NO. GPA 20-02, ZONE CHANGE NO. ZC 20-02, CONDITIONAL USE PERMIT NO. CUP 20-07, AND CERTIFICATE OF COMPATIBILITY NO. CC 20-01 FOR THE DEVELOPMENT OF A SINGLE-FAMILY RESIDENCE WITH ACCESSORY STRUCTURES AND PRIVATE EQUESTRIAN FACILITIES, AT 109 LILAC LANE

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**REQUEST**

The applicant is requesting approval of the following applications to construct a single-family residence with accessory structures on a parcel approximately 8.51 acres in size located at 109 Lilac Lane:

- A General Plan Amendment to change the land use designation from Public Facilities to Low Density Residential;
- A Change of Zone from Public Facilities to Single-Family Residential (Equestrian Overlay);
- A Conditional Use Permit to construct an equestrian facility on a site larger than five (5) acres and
- A Certificate of Compatibility for a single-family home and accessory structures.

**RECOMMENDATION**

Staff recommends the Planning Commission approve General Plan Amendment No. GPA 20-02, Change of Zone No. ZC 20-02, Conditional Use Permit No. CUP 20-07, and Certificate of Compatibility No. CC 20-01, subject to the conditions in the draft Resolutions.

**BACKGROUND/DISCUSSION****BACKGROUND**

The property located at 109 Lilac Lane (APN 315-011-19) is approximately 8.51 acres (see Figure 1: Vicinity Map). The property has a General Plan designation of Public Facilities and is zoned PF, Public Facilities. The subject property is owned by the Brea Olinda Unified School District. The site was utilized as the Olinda Elementary School prior to its relocation along Birch Street. The District declared the property as surplus and no longer necessary for the District's purposes in 2011 and the buildings were subsequently demolished. The property has since remained vacant. At its meeting of May 6, 2019, the District's Board of Directors approved a Purchase and Sale Agreement to transmit title of the property to Manuel and Donna Perez. The property is currently in escrow.

**DISCUSSION**

The applicant, Donna Perez, is proposing to change the zoning from Public Facilities to Single-Family Residential with an Equestrian Overlay to allow for the development of the following uses:

- A one-story, single-family residence containing 9,374 square feet
- An accessory dwelling unit (ADU) containing 4,576 square feet;
- Two (2) stables at 1,900 square feet each to accommodate up to 26 horses boarded on the property for private use;
- A combined garage and hay barn containing 5,454 square feet; and
- Enclosed pasture and arena areas for horse training and riding.

The property is located on the northwest corner of Carbon Canyon Road and Olinda Place. The Olinda Village neighborhood, which consists of 1- and 2-story, single-family residences, is directly to the north and east of the property – See Attachment 1, Technical Background.



Figure 1: Vicinity Map

#### General Plan Amendment

The project proposes to change the land use designation from Public Facilities to Low Density Residential.

This designation is consistent with the use of nearby properties within the Olinda Village neighborhood. The property was designated for Low Density Residential uses prior to 2006, when the City changed the designation to reflect the school use. The change in land use is consistent with the following goals and policies within the Brea General Plan elements:

*Policy CD-2.1* Ensure that the design of new residential developments is sensitive to the character of existing neighborhoods;

*Policy CD-5.1* Ensure new development is compatible with the style, theme, and design of established structures and neighborhoods; and

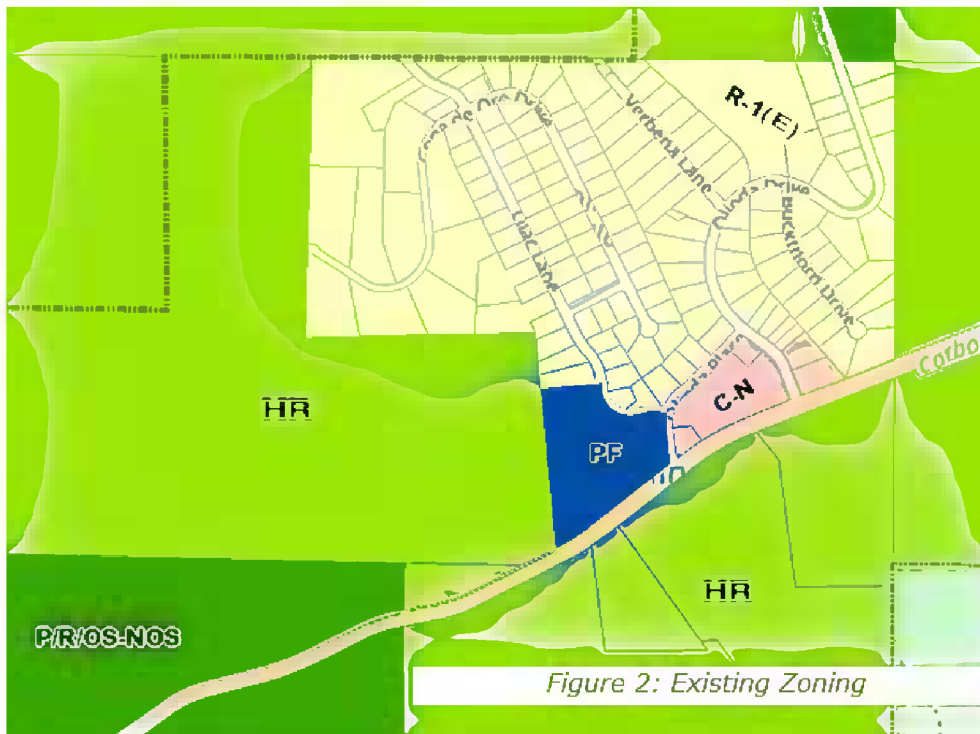
*Policy CD 7.6* Preserve a rural atmosphere in Olinda Village.

As addressed in the Certificate of Compatibility section below, the project is similar in size, architectural style, and character with surrounding development within the Olinda Village neighborhood. The low lot coverage, pasture areas, and horse stables further enhance the rural atmosphere of the Olinda Village neighborhood.

#### Change of Zone

The proposed change in zoning from Public Facilities to Single-Family Residential (Equestrian Overlay) is consistent and compatible with the surrounding uses. The zoning for the surrounding properties is as follows (see Figure 2):

- Single-Family Residential (R-1 (E)) to the north
- Neighborhood Commercial (C-N) to the east
- Hillside Residential to the South and West



The Olinda Village neighborhood to the north is zoned R-1 (E). This neighborhood is a mixture of 1- and 2- story, single-family, detached houses on lots ranging from approximately 9,000 square feet to seven (7) acres. All properties in Olinda Village are located within the Equestrian Overlay Zone with a number of larger properties where horses are boarded.

The proposed zone change to R-1 (E) (Single-Family Residential with Equestrian Overlay) would allow for the development of a single-family residence and accessory dwelling units. Additional accessory structures related to the boarding and maintaining of horses would be allowed through the Conditional Use Permit as outlined below. The property owner has engaged the Olinda Village neighborhood and received correspondence from the Board supporting the project (Attachment 8).

#### Certificate of Compatibility

The Code requires construction of new single-family homes be reviewed under a Certificate of Compatibility. The Certificate of Compatibility considers the compatibility of residential structures to the existing community character, architecture, aesthetics and cohesiveness within residentially zoned properties in the City. Lots in the Olinda Village neighborhood range from approximately 9,000 square feet to seven (7) acres. The project site would be the largest lot in the neighborhood at 8.51 acres. The project meets all development standards for the R-1 Single Family Residential Zone as demonstrated in Table 1.

**Table 1 – R-1 Development Standards**

<b>Development Standards</b>	<b>Required</b>	<b>Proposed</b>
Front Yard Setback	25 feet	58 feet
Side Yard Setback	5 feet	31 feet
Rear Yard Setback (Primary Dwelling)	25 feet, main building may project to within ten (10) feet of the rear property line area	125 feet
Rear Yard Setback (ADU)	10 feet	218 feet
Rear Yard Lot Coverage	25% maximum	Less than 25%
Lot Coverage	35% maximum	6.26%
Height	30 feet maximum	Main Residence: 29.47 feet Accessory Dwelling Unit: 25.47 feet Stables 1 and 2: 24.83 feet Hay Barn/Garage: 29.75 feet
Off-Street Parking	2 covered spaces (primary unit), 1 additional space, covered or uncovered (ADU)	8 covered spaces (primary unit), 3 covered spaces (ADU), 3 additional uncovered spaces

The existing neighborhood features a mix of homes in various sizes, including 1- and 2-story structures. There are various architectural styles including Ranch, Bungalow and Spanish style homes (see Figures 3 and 4)



*Figure 3: Existing Neighborhood*



*Figure 4: Existing Neighborhood*

The proposed project features a combination of metal and shake shingle roofing, natural wood siding, and wood and stone accent materials. The proposed architectural style is a Farmhouse/Ranch style (see Figure 6).

The ADU is consistent with the color and material finishes of the primary dwelling, incorporating the same roofing, siding, and accent materials and colors (see Figure 5 & 6).



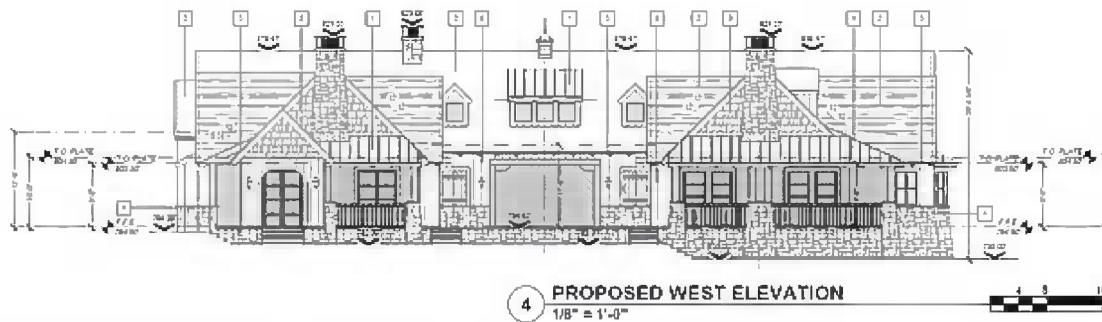


Figure 5: Proposed Elevation (Primary Residence)



Figure 6: Proposed Elevation (Secondary Residence – ADU)

The garage, barn, and stables are a farmhouse style and consistent with the architectural style of the primary and accessory dwelling unit.

#### Conditional Use Permit

Equestrian facilities may be allowed on sites larger than five acres within the Equestrian Overlay Zone, subject to approval of a Conditional Use Permit. The proposed project meets the applicable development standards as demonstrated in Table 2.

The proposed equestrian facilities would be owned and operated by the property owner for private boarding and related uses. Commercial use of the property is not proposed as part of the project and not permitted within the Equestrian Overlay zone. Operation of the equestrian facilities will likely require the use of trucks and trailers for transport of animals, supplies, and materials associated with the keeping of horses. The anticipated trips are significantly less than that of a typical school facility, which was the previous use for the site. Additionally, other properties exist within Olinda Village that board horses.

The Equestrian Overlay Zone imposes development standards related to the boarding of horses and other related equestrian uses. Table 2 demonstrates the project either complies with or exceeds the minimum standards as follows:



**Table 2 – Equestrian Overlay Zone Development Standards**

<b>Development Standards</b>	<b>Required/Allowed</b>	<b>Proposed</b>
Lot Area	1 acre (43,560 square feet)	8.51 acres
Lot Width	Minimum street frontage of 30 feet	450 feet of street frontage on Lilac Lane
Horse Allocation	26 horses (4 horses for the first 1 acre, 1 additional horse for every 15,000 square feet)	26 horses
Setbacks		
<i>Structures used for the housing of horses shall be:</i>	100 feet minimum from any adjacent building used for human habitation not on the subject site	229 feet
	50 feet minimum from any building utilized for human habitation on the same property	53 feet
	25 feet minimum from any property line	152 feet
<i>Pastures and exercise areas for horses shall be:</i>	75 feet minimum from any adjacent building used for human habitation not on the subject site.	84 feet
	35 feet minimum from any building utilized for human habitation on the same property	50 feet
	25 feet minimum from any property line	35 feet

On-site facilities for boarding and other equestrian uses are located in the middle and towards the rear of the property. The two stable buildings are centrally located while the three pastures are located adjacent to the undeveloped hillside residential property and Carbon Canyon Road. The horse arena is adjacent to Carbon Canyon Road and raised approximately 25 feet above the roadway (see Figure 7)



*Figure 7: Proposed On-site Equestrian Facilities (Green Areas)*

To approve a CUP within the Equestrian Overlay Zone, the Planning Commission must find that the proposed site relates to streets and highways which are properly designed and improved to carry the type and quantity of traffic generated or to be generated by the proposed development. The project is accessed from Carbon Canyon (State Route 142), a 2-lane paved road with a dedicated left turn lane into Olinda Place. Access to the project is provided on Olinda Place on the east and Lilac Lane to the north. Olinda Place and Lilac Lane are both paved, 2-lane local streets improved with curb, gutter, and sidewalks. These roadways are suitable to handle the typical truck and trailer carrying capacity loads generated by the proposed uses as they currently provide access to the other equestrian properties within the Olinda Village neighborhood.

### SUMMARY

The project complies with all applicable development standards for the proposed residential General Plan and Zoning designations. The project is compatible with existing development in the area, which includes many equestrian properties. The Olinda Village Homeowners Association has submitted correspondence indicating its support of the project (Attachment 8).

**ENVIRONMENTAL ASSESSMENT**

The proposed project is exempt from the requirement of the California Environmental Quality Act (CEQA) pursuant to Section 15303 of Title 14, Chapter 3, Article 19 of the California Code of Regulations.

**RESPECTFULLY SUBMITTED**

Jennifer A. Lilley, AICP, City Planner

Prepared by: Sheri Vander Dussen, AICP, Contract Planner

---

**Attachments**

1. Technical Background
  2. Vicinity Map
  3. Public Hearing Notice
  4. Draft Resolution for General Plan Amendment and Zone Change  
Draft Resolution for Conditional Use Permit
  6. Project Description
  7. Architectural and Site Plan
  8. Olinda Village Support Letter
-

To: City of Brea  
Public Outreach for Proposed Project at 109 Lilac Lane  
Plan Review No.: PR 19-10 Second Submittal Comments  
Job Address: 109 Lilac Lane, Brea, CA  
Date: March 10, 2020

**RE: Public Outreach Correspondence**

Below please find an email correspondence our client received in January from Olinda Village Homeowners Association showing support for the proposed project.

From: fkreed@msn.com  
Sent: 1/5/2020 1:33:57 PM Pacific Standard Time  
Subject: Lilac Lane, Olinda Village

Dear Wally,

Thank you for forwarding the proposed home plans for the property at 109 Lilac Lane. We have circulated the plans to all the neighbors who currently belong to the Olinda Village Homeowners Association for their review. ( Note: Not all residents belong to our homeowner group). We encouraged anyone with questions or concerns to contact you directly or to convey their thoughts to one of our current board members.

In over a month's time we have met with nothing other than support for the proposed plan. Any questions or concerns have been addressed and as a community within our HOA, we seem to be in agreement that the proposed plans for this site are in keeping with the look and feel of the village and will be an asset to the community.

Please feel free to forward my contact information to the new neighbors. I would like to invite them to join our association and include them in our adult social this spring. It would be a wonderful opportunity for them to meet their soon to be community.

Regards,  
Kelly Reed  
Olinda Village Homeowners Association  
Vice President  
(714) 388-7969

# PRIVATE RESIDENCE

## 109 LILAC LANE

## BREA

## CALIFORNIA

CONSULTANT LIST

OWNER	DONNA AND MANUEL PEREZ 251 W. VALENCIA MESA DRIVE FULLERTON, CA 92835
ARCHITECT	DOMANI ARCHITECTURE + PLANNING, INC. 226 S. BEVERLY DRIVE, SUITE 220 BEVERLY HILLS, CA 90212 PHONE 310.208.7600 FABIO@DOMANIINC.NET
CIVIL ENGINEER	MLB ENGINEERING 404 SOUTH LIVE OAK PARK ROAD FALLBROOK, CA 92028 PHONE 760.731.6603 MLBENESH@PACBELL.NET
LANDSCAPE	DAVID LAFORGA LANDSCAPE ARCHITECTURE 986 THIRD AVENUE LOS ANGELES, CA 90019 PHONE 626.242.3160 DAVID@LAFORGADESIGN.COM
SOILS ENGINEER	COAST GEOTECHNICAL, INC. 1200 WEST COMMONWEALTH FULLERTON, CA 92833 PHONE 714.870.1211 FAX 714.870.1222 COASTGEOTEC@SBCGLOBAL.NET

PROJECT INFORMATION

SCOPE OF WORK	PROPOSED MAIN RESIDENCE, SECOND RESIDENCE, TWO STABLES STRUCTURES AND A HAY BARN/ GARAGE STRUCTURE. SITE IMPROVEMENTS INCLUDE 3 PASTURE AREAS AND A HORSE ARENA.
JOB ADDRESS	109 LILAC LANE BREA, CA 92823
LEGAL DESCRIPTION	TRACT NO. 21815, IN THE CITY OF BREA, ORANGE COUNTY, STATE OF CALIFORNIA
APN	315-011-19
ZONE + TYPE	CURRENTLY ZONE PF (PUBLIC FACILITIES), CHANGE REQUEST TO R-1
TYPE OF CONSTRUCTION	TYPE V-B NON RATED
GROUP OF OCCUPANCY	R-3, U-1
FIRE SPRINKLERS	REQUIRED
LOT SIZE	8.51 ACRES (370,695.6 SQ. FT.)
ALLOWABLE BLDG. COVERAGE	35% OF LOT AREA (129,743.5 SQ. FT.)
GOVERNING CODES	CITY OF BREA MUNICIPAL CODE 2016 CALIFORNIA BUILDING CODE 2016 CALIFORNIA ELECTRICAL CODE 2016 CALIFORNIA PLUMBING CODE 2016 CALIFORNIA MECHANICAL CODE 2014 GREEN BUILDING STANDARDS CODE 2016 CALIFORNIA FIRE CODE CURRENT REQUIREMENTS OF ORANGE COUNTY FIRE CODE 2016 CALIFORNIA ENERGY CODE CURRENT REQUIREMENTS OF ENERGY CODE (TITLE 24)
MAIN RESIDENCE SETBACKS	FRONT YARD: 25'-0" REAR YARD: 25'-0" (BLDG. MAY GO AS CLOSE AS 10' (NOT TO EXCEED 25% OF REQ. YARD)) SIDE YARD: 7'-0" (5'-0" PLUS 2'-6" FOR STRUCTURES OVER 20' TALL) STREET SIDE: 20'-0"
ACCESS. STRUCT. SETBACKS	FRONT YARD: 25'-0" REAR YARD: 5'-0" (MINIMUM TO EAVE) SIDE YARD: 5'-0" (MINIMUM TO EAVE) STREET SIDE: 20'-0"
BUILDING HEIGHT LIMIT	MAXIMUM BUILDING HEIGHT IN R-1 ZONE IS 30'-0": MAIN RESIDENCE HEIGHT: 29.47' SECONDARY RESIDENCE HEIGHT: 25.47' STABLES 1 HEIGHT: 24.83' STABLES 2 HEIGHT: 24.83' HAY BARN / GARAGE: 29.75'

AREA BREAKDOWNS

PROPOSED FLOOR AREAS	
PROPOSED MAIN RESIDENCE AREA:	
CONDITIONED AREA:	7,587.8 SQ. FT.
UNCONDITIONED AREA:	1,786.3 SQ. FT.
TOTAL:	9,374.1 SQ. FT.
PROPOSED SECOND RESIDENCE AREA:	
CONDITIONED AREA:	3,566.6 SQ. FT.
UNCONDITIONED AREA:	1,010.0 SQ. FT.
TOTAL:	4,576.6 SQ. FT.
PROPOSED STABLE 1 AREA:	
CONDITIONED AREA:	0.0 SQ. FT.
UNCONDITIONED AREA:	1,900.0 SQ. FT.
TOTAL:	1,900.0 SQ. FT.
PROPOSED STABLE 2 AREA:	
CONDITIONED AREA:	0.0 SQ. FT.
UNCONDITIONED AREA:	1,900.0 SQ. FT.
TOTAL:	1,900.0 SQ. FT.
PROPOSED HAY BARN / GARAGE AREA:	
CONDITIONED AREA:	0.0 SQ. FT.
UNCONDITIONED AREA:	5,454.3 SQ. FT.
TOTAL:	5,454.3 SQ. FT.
TOTAL CONDITIONED AREA: 11,154.4 SQ. FT.	
TOTAL UNCONDITIONED AREA: 12,050.6 SQ. FT.	
TOTAL CONDITIONED AND UNCONDITIONED AREA COMBINED: 23,205.0 SQ. FT.	

CONSTRUCTION PHASING

CONSTRUCTION PHASING TO BE EXECUTED AS FOLLOWS:
-REMEDIATION GRADING PER THE SOILS REPORT
-BUILD DEBRIS WALLS PER SOILS REPORT
-GRADING PER CIVIL AND SOILS REPORT
-INSTALL PERIMETER FENCE AND GATES
-CONSTRUCTION OF SITE RETAINING WALLS
-CONSTRUCTION OF GARAGE RETAINING WALL
-INSTALLATION OF RIDING ARENA AND PASTURES
-GRADING OF BUILDING PADS
-GRADING OF ROADS
-CONSTRUCTION OF MAIN RESIDENCE
-CONSTRUCTION OF STABLES
-WHEN STABLES ARE COMPLETED, CONSTRUCTION OF GARAGE/HAY BARN BUILDING
-CONSTRUCTION OF SECONDARY DWELLING UNIT (SECOND RESIDENCE)
-COMPLETION OF PROJECT ESTIMATED 36 MONTHS

SHEET INDEX

A-0.0 COVER SHEET

CIVIL

1 OF 5	TITLE SHEET
2 OF 5	SITE SURVEY
3 OF 5	SITE SURVEY
4 OF 5	GRADING PLAN
5 OF 5	GRADING PLAN

DRAINAGE EXHIBITS

1 OF 1	EXISTING DRAINAGE PATTERN
1 OF 1	PROPOSED DRAINAGE PATTERN

ARCHITECTURAL

U-1.0	PROPOSED SITE UTILITY MAP
A-1.0	PROPOSED SITE PLAN (SCALE 1"=40'-0")
A-1.1	PROPOSED PARTIAL SITE PLAN (SCALE 1"=20'-0")
A-1.2	PROPOSED PARTIAL SITE PLAN (SCALE 1"=20'-0")
A-1.3	PRELIMINARY FIRE MASTER PLAN (SCALE 1"=20'-0")
A-2.1	PROPOSED MAIN RESIDENCE FLOOR PLAN
A-2.2	PROPOSED MAIN RESIDENCE ROOF PLAN
A-2.3	PROPOSED SECOND RESIDENCE FLOOR AND ROOF PLAN
A-2.4	PROPOSED STABLES FLOOR AND ROOF PLANS
A-2.5	PROPOSED HAY BARN / GARAGE FLOOR AND ROOF PLAN
A-3.1	PROPOSED EXTERIOR ELEVATIONS - MAIN RESIDENCE
A-3.2	PROPOSED EXTERIOR ELEVATIONS - MAIN RESIDENCE
A-3.3	PROPOSED EXTERIOR ELEVATIONS - SECOND RESIDENCE
A-3.4	PROPOSED EXTERIOR ELEVATIONS - STABLES
A-3.5	PROPOSED EXTERIOR ELEVATIONS - HAY BARN / GARAGE

LANDSCAPE

SP-1	OVERALL PLANTING PLAN
LP-1	PLANTING PLAN (PARTIAL SITE)
LP-2	PLANTING PLAN (PARTIAL SITE)
LP-3	PLANTING PLAN (PARTIAL SITE)
LP-4	PLANTING PLAN (PARTIAL SITE)
LI-1	IRRIGATION PLAN (PARTIAL SITE)
LI-2	IRRIGATION PLAN (PARTIAL SITE)
LI-3	IRRIGATION PLAN (PARTIAL SITE)
LI-4	IRRIGATION PLAN (PARTIAL SITE)

PLUMBING

P-1	EXISTING PLUMBING PLOT PLAN + SCHEDULES
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PUBLIC OUTREACH CORRESPONDENCE



To: City of Brea  
Public Outreach for Proposed Project at 109 Lilac Lane  
Plan Review No.: PR 19-10 Second Submittal Comments  
Job Address: 109 Lilac Lane, Brea, CA  
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Kelly Reed  
Olinda Village Homeowners Association  
Vice President  
(714) 388-7969

REVISIONS:

DATE: MARCH 12, 2020  
SCALE: N.T.S.  
JOB NUMBER: MS-05-16



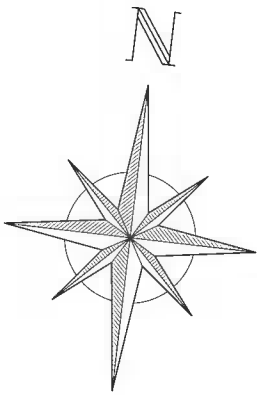




SITE UTILITY MAP LEGEND

	ZONE R-1: SINGLE FAMILY RESIDENTIAL
	ZONE HR: HILLSIDE RESIDENTIAL
	ZONE C-N: NEIGHBORHOOD COMMERCIAL
	ZONE PF: PUBLIC FACILITIES

1 PROPOSED SITE UTILITY MAP  
1" = 100'-0"



CITY NOTES

AREAS IDENTIFIED AS HORSE PASTURES AND EXERCISE AREAS SHALL BE SHOWN AND SHALL BE A MINIMUM OF 75'-0" FROM ADJACENT RESIDENTIAL DWELLINGS.

PRIVATE RESIDENCE  
109 LILAC LANE  
BREA, CA 92823

PROPOSED  
SITE UTILITY MAP

REVISIONS:

DATE: MARCH 12, 2020  
SCALE: 1" = 100'-0"  
JOB NUMBER: MS-05-16



U-1.0

DOMANI  
ARCHITECTURE + PLANNING INC.  
FABIO RIGO DE RIGHI | ARCHITECT  
226 S. BEVERLY DRIVE | SUITE 220  
BEVERLY HILLS | CALIFORNIA | 90212  
T: 310.208.7600

DOMANI ARCHITECTURE AND PLANNING, INC. OWNS THE COPYRIGHT OF THIS DRAWING AND DESIGN. UNAUTHORIZED REPRODUCTION MAY RESULT IN LEGAL ACTION. THE USE OF THESE DRAWINGS SHALL BE RESTRICTED TO THE ORIGINAL SITE FOR WHICH THEY WERE PREPARED. REPRODUCTIONS, PUBLICATION, OR REUSE BY ANY OTHER PARTY WITHOUT THE WRITTEN CONSENT OF DOMANI ARCHITECTURE AND PLANNING, INC. IS PROHIBITED. THESE DRAWINGS AND SPECIFICATIONS REMAIN WITH THE ARCHITECT. VISUAL CONTACT WITH THESE DRAWINGS SHALL CONSTITUTE PRIMA FACIE EVIDENCE OF THE ACCEPTANCE OF THESE RESTRICTIONS.



SITE LIGHTING NOTES

ALL INTERIOR AND EXTERIOR LIGHTING PROVIDED ADJACENT TO OR AROUND THE HORSE PASTURE AREAS AND ARENA SHALL BE DESIGNED AND LOCATED SO AS TO CONFINED ALL DIRECT RAYS TO THE PREMISES. ALL LIGHTING LOCATIONS INDICATED ON SITE PLANS A-1.1 AND A-1.2

SITE PLAN LEGEND

	EXISTING GRADE CONTOURS
	PROPOSED CONTOURS

SITE FENCE NOTES

PROPOSED PROPERTY LINE PERIMETER FENCE: BLACK VINYL CHAIN LINK 1-1/4" LINKS, 6'-0" TALL TYPICAL @ ENTIRE PROPERTY LINE. PROVIDE SLIDING GATE AT NORTH DRIVEWAY. PROVIDE DOUBLE SWING GATE AT SECONDARY DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

ALL EXISTING PERIMETER FENCING TO BE REMOVED

ALL SPLIT RAIL VINYL FENCING TO BE 6'-0" TALL AND COLOR TO BE LIGHT BROWN.

ALL FIRE TRUCK LANES AND ACCESS DRIVEWAYS ON SITE TO BE ENGINEERED AND RATED 75,000# PER FIRE DEPARTMENT REQUIREMENTS.

PROVIDE SLIDING GATE AT NORTH DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

PROPERTY LINE PERIMETER FENCE: BLACK VINYL CHAIN LINK 1-1/4" LINKS, 6'-0" TALL TYPICAL @ ENTIRE P.L.

PROVIDE DOUBLE SWING GATE AT SECONDARY DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

PROPERTY LINE PERIMETER FENCE: BLACK VINYL CHAIN LINK 1-1/4" LINKS, 6'-0" TALL TYPICAL @ ENTIRE P.L.

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PRIVATE RESIDENCE  
109 LILAC LANE  
BREA, CA 92823

PROPOSED  
SITE PLAN (FULL)

REVISIONS:

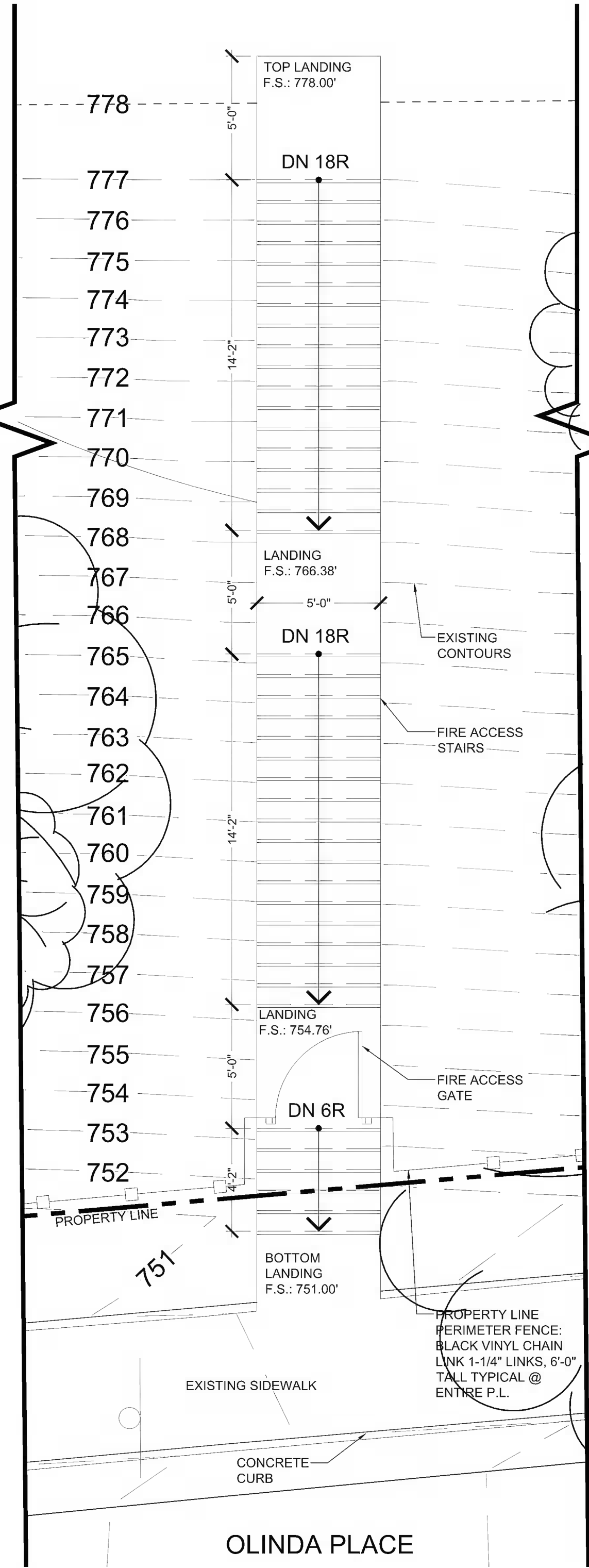
DATE: MARCH 12, 2020

SCALE: 1" = 40'-0"

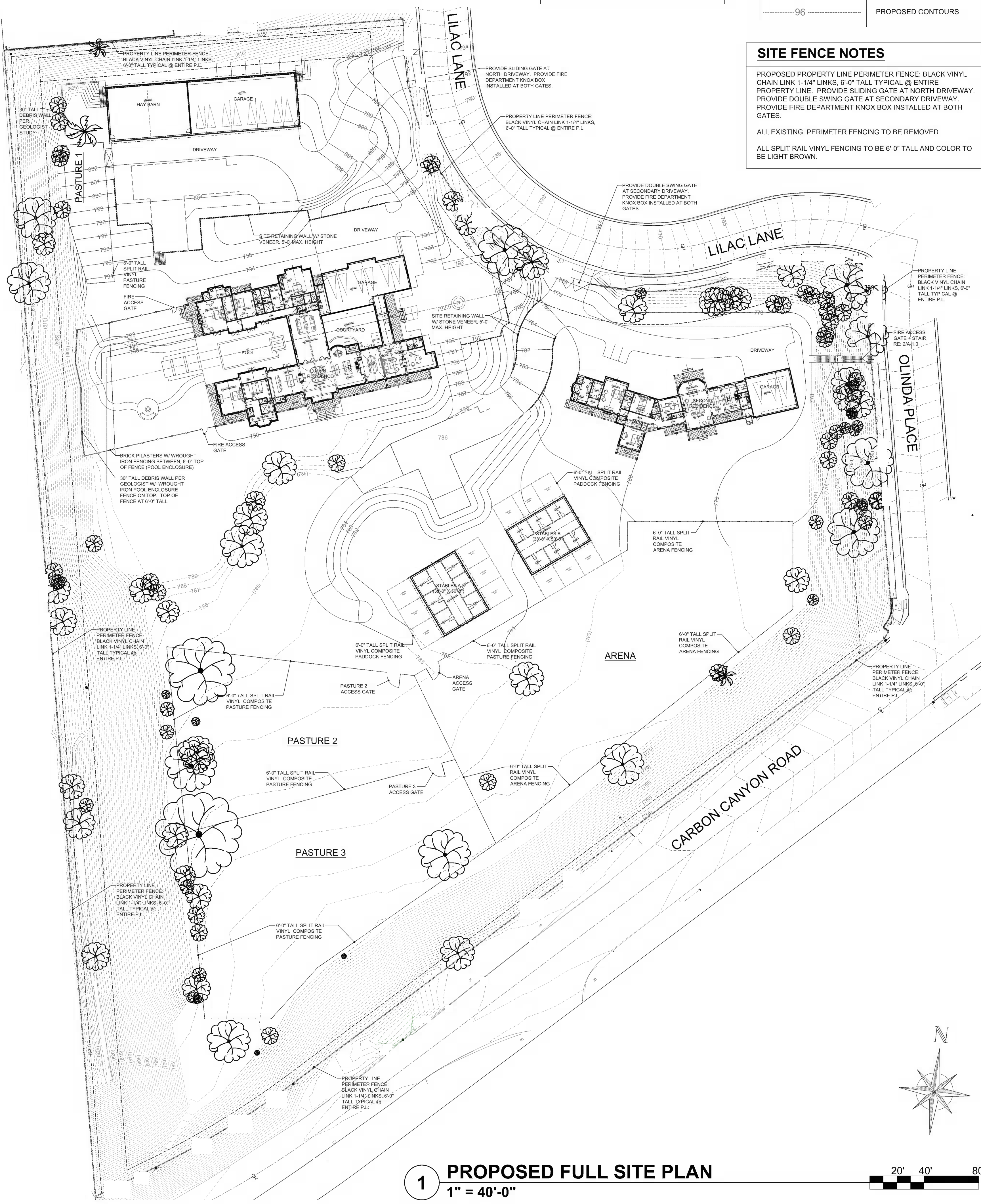
JOB NUMBER: MS-05-16



A-1.0



2 PROPOSED FIRE ACCESS STAIR @ OLINDA PLACE  
1/8" = 1'-0"





1 PROPOSED FULL SITE PLAN  
1" = 40'-0"



1" = 20'-0"

PROPOSED PROPERTY LINE PERIMETER FENCE: BLACK VINYL CHAIN LINK 1-1/4" LINKS, 6'-0" TALL TYPICAL @ ENTIRE PROPERTY LINE. PROVIDE SLIDING GATE AT NORTH DRIVEWAY. PROVIDE DOUBLE SWING GATE AT SECONDARY DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

PER FIRE DEPARTMENT REQUIREMENTS.

	EXISTING GRADE CONTOURS
	PROPOSED CONTOURS

ALL INTERIOR AND EXTERIOR LIGHTING PROVIDED ADJACENT TO OR AROUND THE HORSE PASTURE AREAS AND ARENA SHALL BE DESIGNED AND LOCATED SO AS TO CONFINE ALL DIRECT RAYS TO THE PREMISES. ALL LIGHTING LOCATIONS INDICATED ON SITE PLANS A-1.1 AND A-1.2

PROVIDE DOUBLE SWING GATE  
AT SECONDARY DRIVEWAY.  
PROVIDE FIRE DEPARTMENT  
KNOX BOX INSTALLED AT BOTH  
GATES.

LILAC LANE

—PROVIDE SLIDING GATE AT NORTH DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

EXISTING STAIR

SITE RETAINING WALL  
W/ STONE VENEER,  
5'-0" MAX. HEIGHT

SITE RETAINING  
WALL W/ STONE  
VENEER, 5'-0"  
MAX. HEIGHT

PROPERTY LINE —  
PERIMETER FENCE:  
BLACK VINYL CHAIN  
LINK 1-1/4" LINKS, 6'-0"  
TALL TYPICAL @  
ENTIRE P.L.

EDGE OF  
LANDSC  
SCOPE

6'-0" TALL SPLIT  
RAIL VINYL  
COMPOSITE  
ARENA FENCING

6'-0" TALL SPLIT-RAIL VINYL COMPOSITE ARENA FENCING

ARENA

TABLES B  
(1'-0" X 50'-0")

STABLES A  
(38'-0" X 50'-0")

— 6'-0" TALL SPLIT  
RAIL VINYL  
COMPOSITE  
ARENA FENCING

6'-0" TALL SPLIT RAIL  
VINYL COMPOSITE  
Paddock Fencing

PROPERTY LINE PERIMETER  
FENCE: BLACK VINYL CHAIN  
LINK 1-1/4" LINKS, 6'-0" TALL  
TYPICAL @ ENTIRE P.L.

HAY BARN  
(40'-0" X 60'-0")

F.F.E. GARAGE  
802.50'

PAVED DRIVEWAY

- FIRE TRUCK  
TURN AROUND

FIRE LANE

T.O.W.: 801.0

SITE RETAINING WALL W/ STONE  
VENEER, 5'-0' MAX. HEIGHT

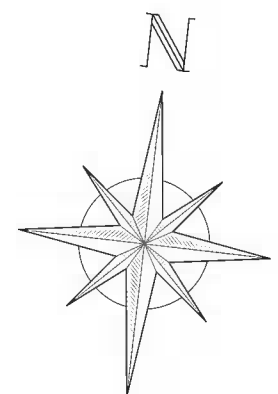
BRICK PILASTERS W/  
WROUGHT IRON FENCING  
BETWEEN, 6'-0" TOP OF  
FENCE (POOL ENCLOSURE)

IRE  
ACCESS

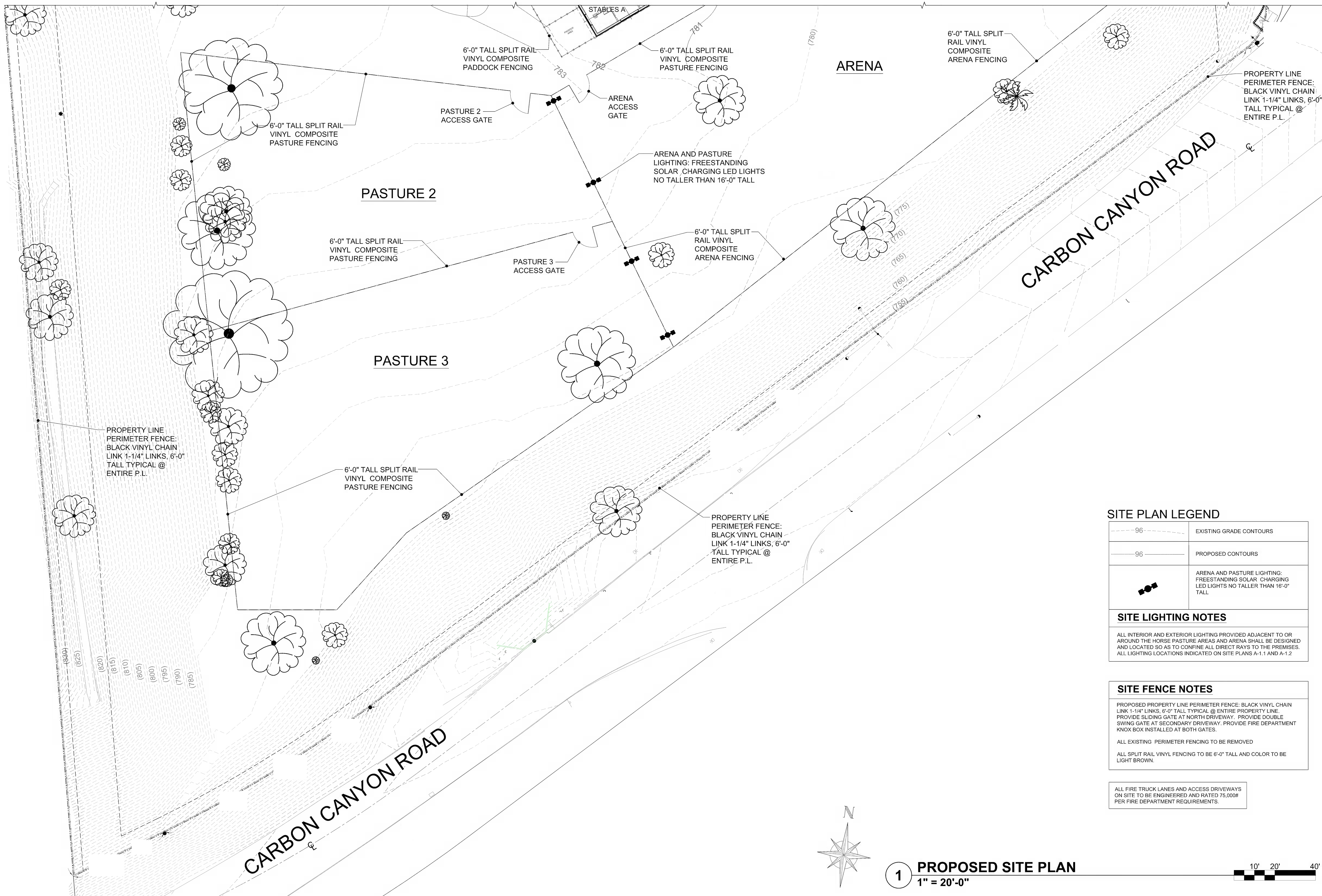
BRICK PILASTERS W/ WROUGHT  
IRON FENCING BETWEEN, 6'-0" TOP  
OF FENCE (POOL ENCLOSURE)

30" TALL DEBRIS WALL PER  
GEOLOGIST W/ WROUGHT  
IRON POOL ENCLOSURE  
FENCE ON TOP. TOP OF  
FENCE AT 6'-0" TALL

PROPERTY LINE  
PERIMETER FENCE:  
BLACK VINYL CHAIN  
LINK 1-1/4" LINKS, 6'-0"  
TALL TYPICAL @  
ENTIRE P.L.







SITE PLAN LEGEND

	EXISTING GRADE CONTOURS
	PROPOSED CONTOURS
	ARENA AND PASTURE LIGHTING: FREESTANDING SOLAR CHARGING LED LIGHTS NO TALLER THAN 16'-0" TALL

SITE LIGHTING NOTES

ALL INTERIOR AND EXTERIOR LIGHTING PROVIDED ADJACENT TO OR AROUND THE HORSE PASTURE AREAS AND ARENA SHALL BE DESIGNED AND LOCATED SO AS TO CONFINE ALL DIRECT RAYS TO THE PREMISES. ALL LIGHTING LOCATIONS INDICATED ON SITE PLANS A-1.1 AND A-1.2

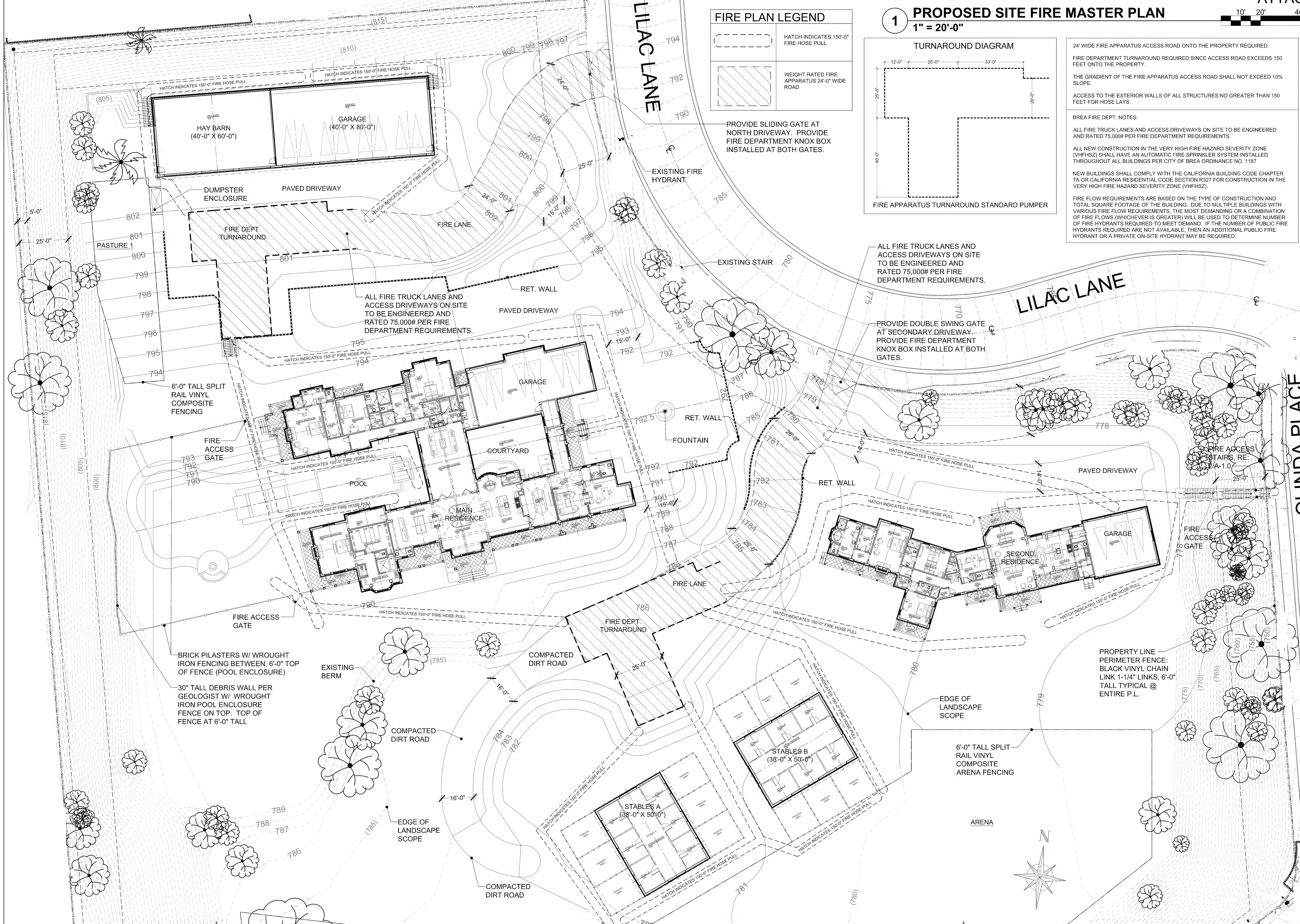
SITE FENCE NOTES

PROPOSED PROPERTY LINE PERIMETER FENCE: BLACK VINYL CHAIN LINK 1-1/4" LINKS, 6'-0" TALL TYPICAL @ ENTIRE PROPERTY LINE. PROVIDE SLIDING GATE AT NORTH DRIVEWAY. PROVIDE DOUBLE SWING GATE AT SECONDARY DRIVEWAY. PROVIDE FIRE DEPARTMENT KNOX BOX INSTALLED AT BOTH GATES.

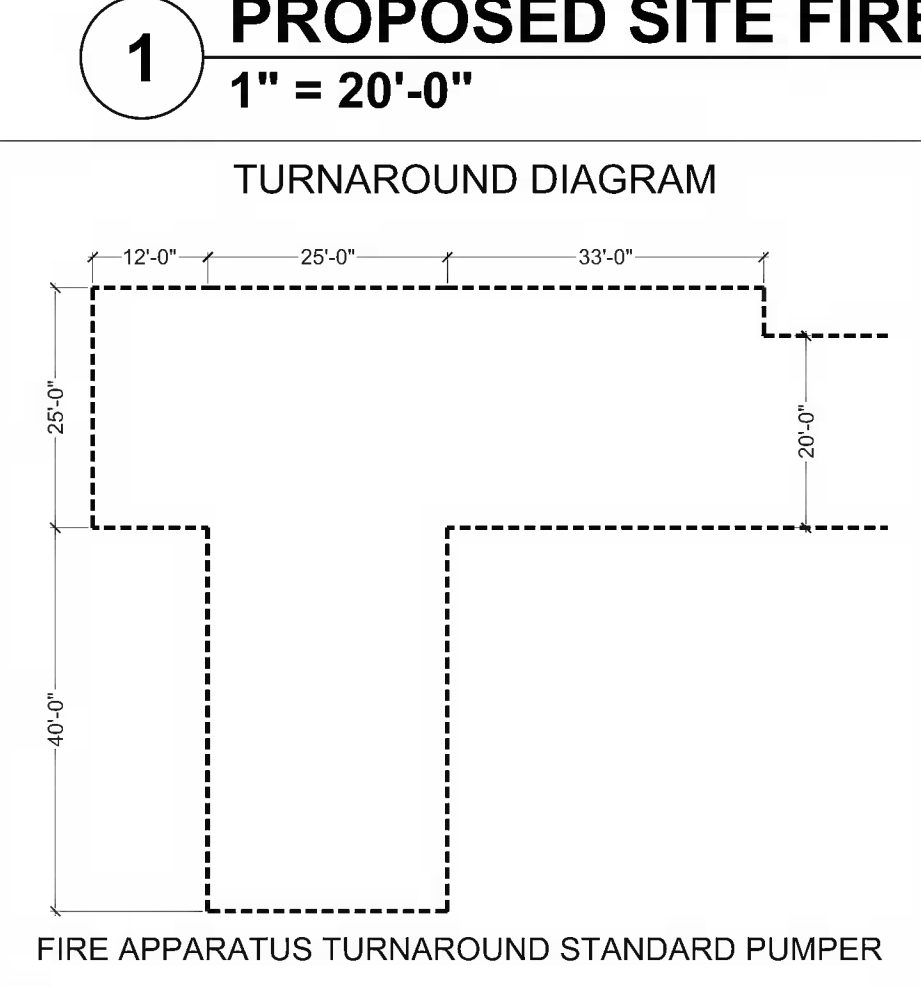
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ALL FIRE TRUCK LANES AND ACCESS DRIVEWAYS ON SITE TO BE ENGINEERED AND RATED 75,000# PER FIRE DEPARTMENT REQUIREMENTS.





FIRE PLAN LEGEND	
	HATCH INDICATES 150'-0" FIRE HOSE PULL
	WEIGHT RATED FIRE APPARATUS 24'-0" WIDE ROAD



24' WIDE FIRE APPARATUS ACCESS ROAD ONTO THE PROPERTY REQUIRED.

FIRE DEPARTMENT TURNAROUND REQUIRED SINCE ACCESS ROAD EXCEEDS 150 FEET ONTO THE PROPERTY.

THE GRADIENT OF THE FIRE APPARATUS ACCESS ROAD SHALL NOT EXCEED 10% SLOPE.

ACCESS TO THE EXTERIOR WALLS OF ALL STRUCTURES NO GREATER THAN 150 FEET FOR HOSE LAYS.

BREA FIRE DEPT. NOTES:

ALL FIRE TRUCK LANES AND ACCESS DRIVEWAYS ON SITE TO BE ENGINEERED AND RATED 75,000# PER FIRE DEPARTMENT REQUIREMENTS.

ALL NEW CONSTRUCTION IN THE VERY HIGH FIRE HAZARD SEVERITY ZONE (VHFHSZ) SHALL HAVE AN AUTOMATIC FIRE SPRINKLER SYSTEM INSTALLED THROUGHOUT ALL BUILDINGS PER CITY OF BREA ORDINANCE NO. 1187

NEW BUILDINGS SHALL COMPLY WITH THE CALIFORNIA BUILDING CODE CHAPTER 7A OR CALIFORNIA RESIDENTIAL CODE SECTION R327 FOR CONSTRUCTION IN THE VERY HIGH FIRE HAZARD SEVERITY ZONE (VHFHSZ).

FIRE FLOW REQUIREMENTS ARE BASED ON THE TYPE OF CONSTRUCTION AND TOTAL SQUARE FOOTAGE OF THE BUILDING. DUE TO MULTIPLE BUILDINGS WITH VARIOUS FIRE FLOW REQUIREMENTS, THE MOST DEMANDING OR A COMBINATION OF FIRE FLOWS (WHICHEVER IS GREATER) WILL BE USED TO DETERMINE NUMBER OF FIRE HYDRANTS REQUIRED TO MEET DEMAND. IF THE NUMBER OF PUBLIC FIRE HYDRANTS REQUIRED ARE NOT AVAILABLE, THEN AN ADDITIONAL PUBLIC FIRE HYDRANT OR A PRIVATE ON-SITE HYDRANT MAY BE REQUIRED.

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DOMANI ARCHITECTURE + PLANNING, INC.  
ARCHITECTURE + PLANNING, INC.  
FABIO RIGO DE RIGHI | ARCHITECT  
226 S. BEVERLY DRIVE | SUITE 220  
BEVERLY HILLS | CALIFORNIA | 90212  
T: 310.205.7600

PRIVATE RESIDENCE  
109 LILAC LANE  
BREA, CA 92823

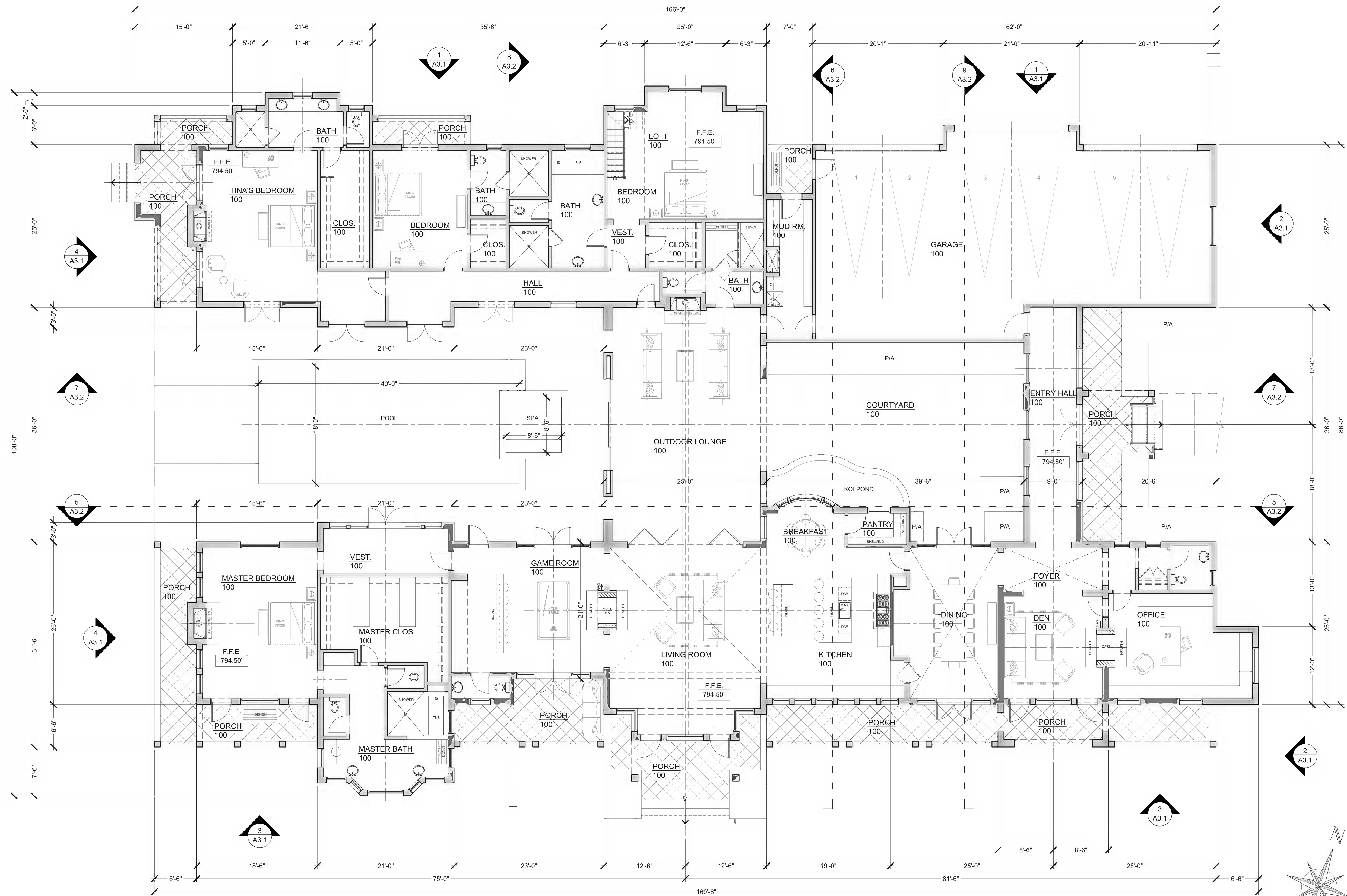
PRELIMINARY  
FIRE MASTER PLAN (FMP)

REVISIONS:

DATE:	MARCH 12, 2020
SCALE:	1"=20'-0"
JOB NUMBER:	MS-05-16

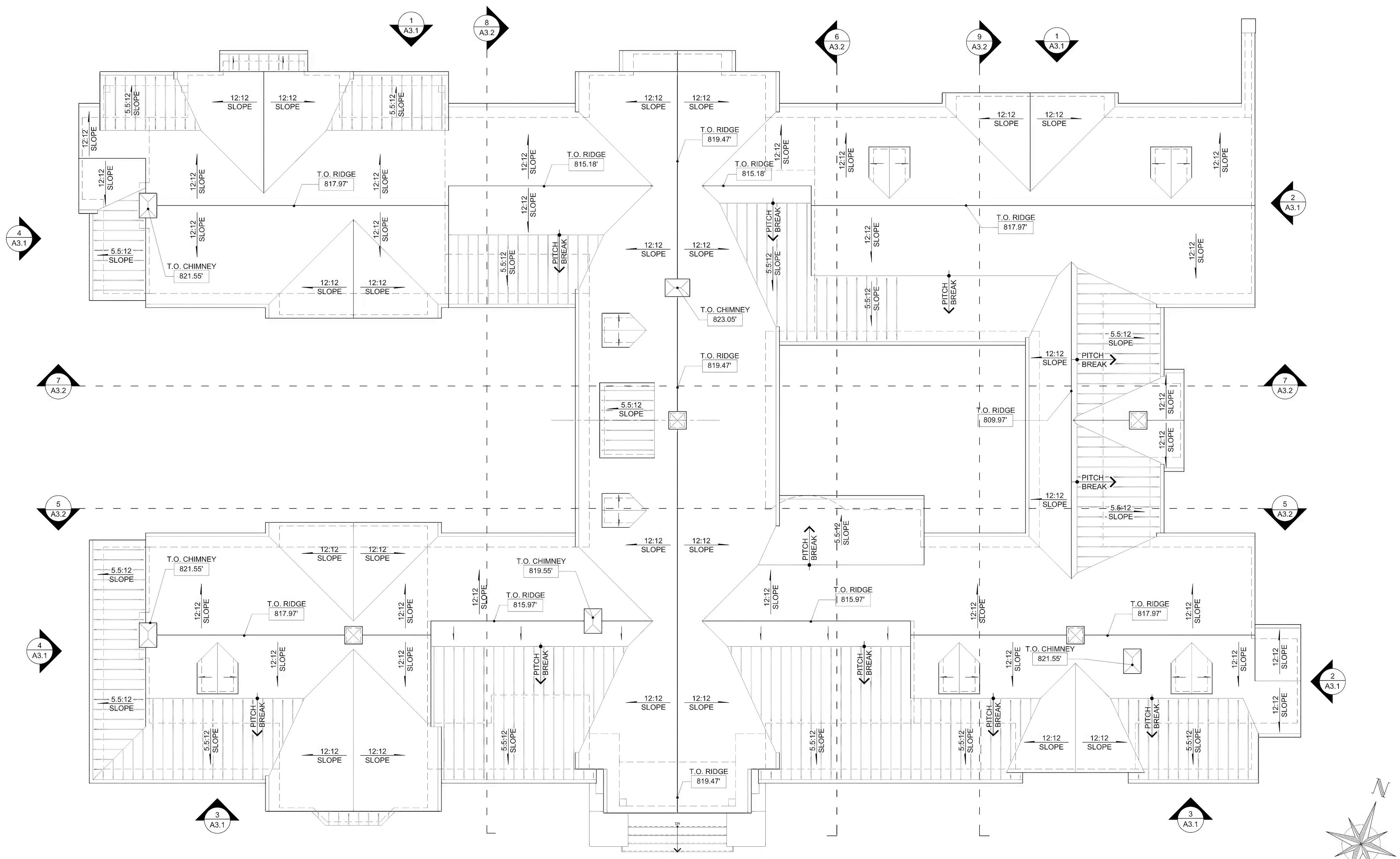






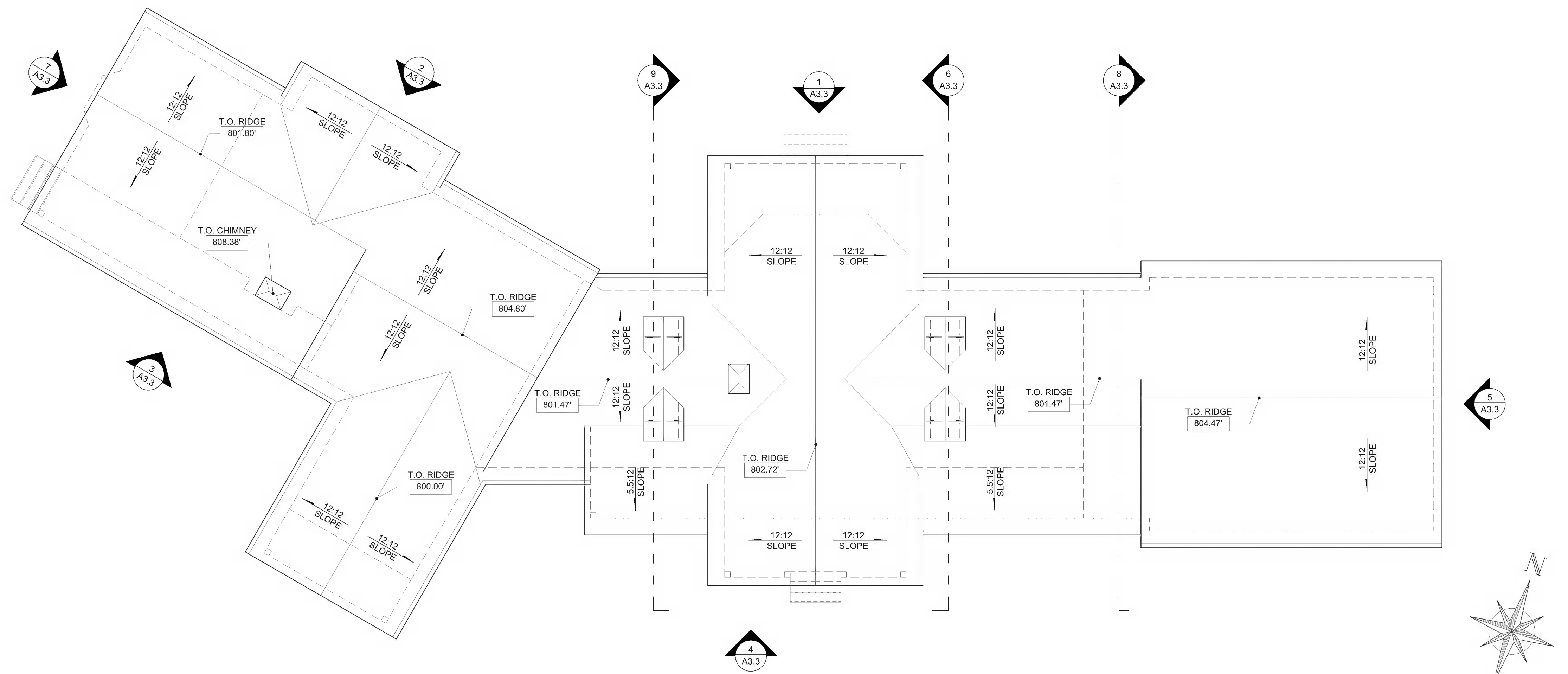
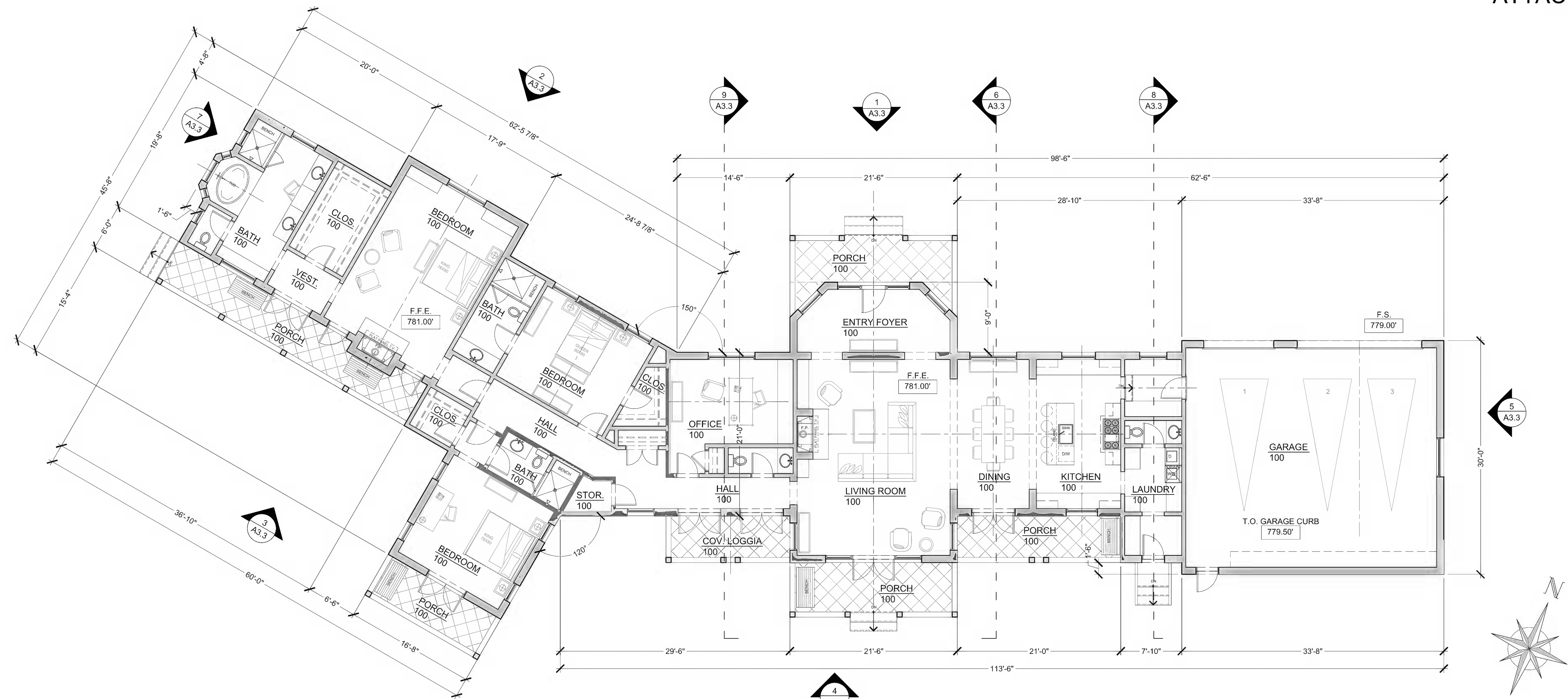
1 PROP. MAIN RESIDENCE FLOOR PLAN  
1/8" = 1'-0"



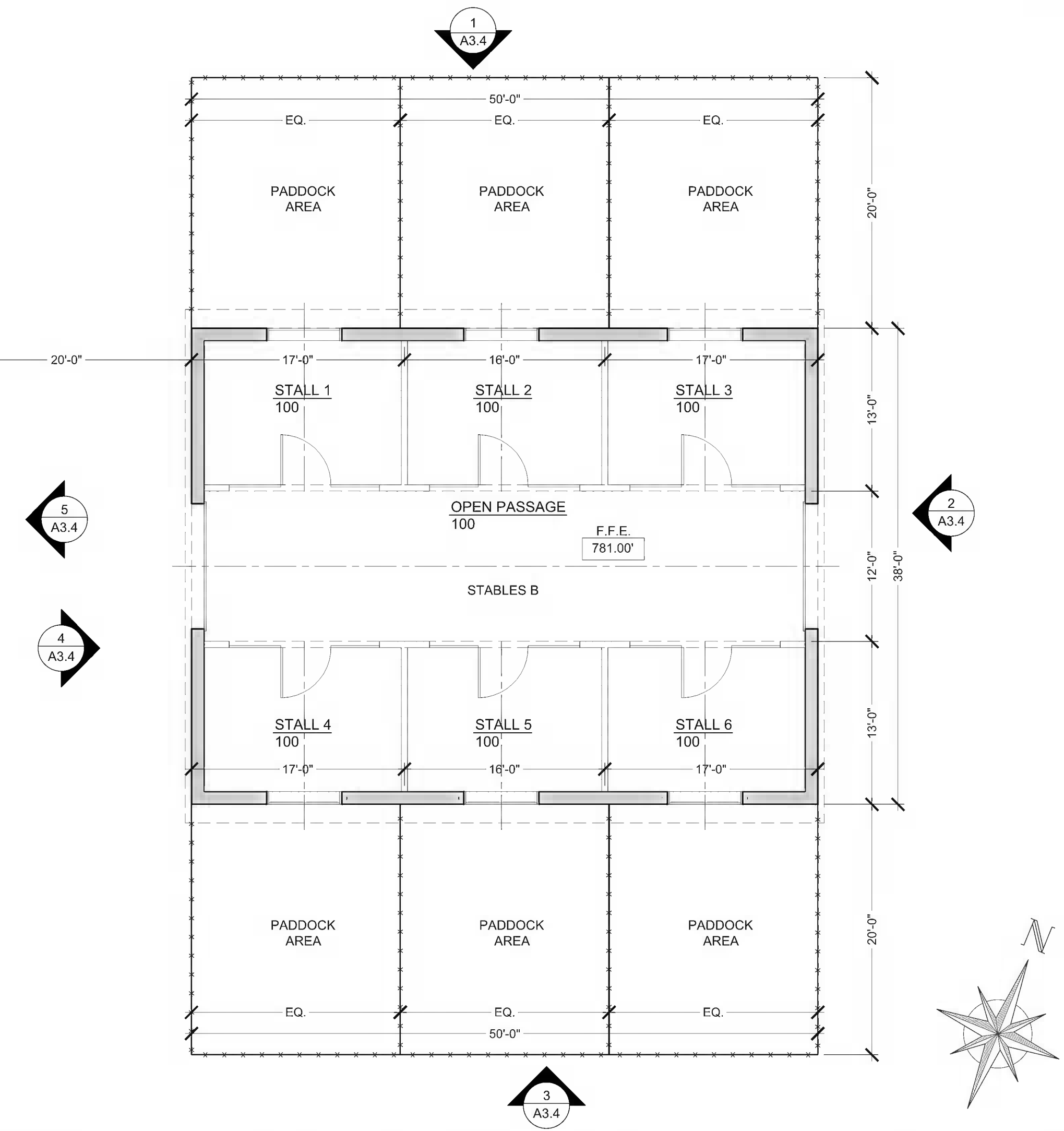
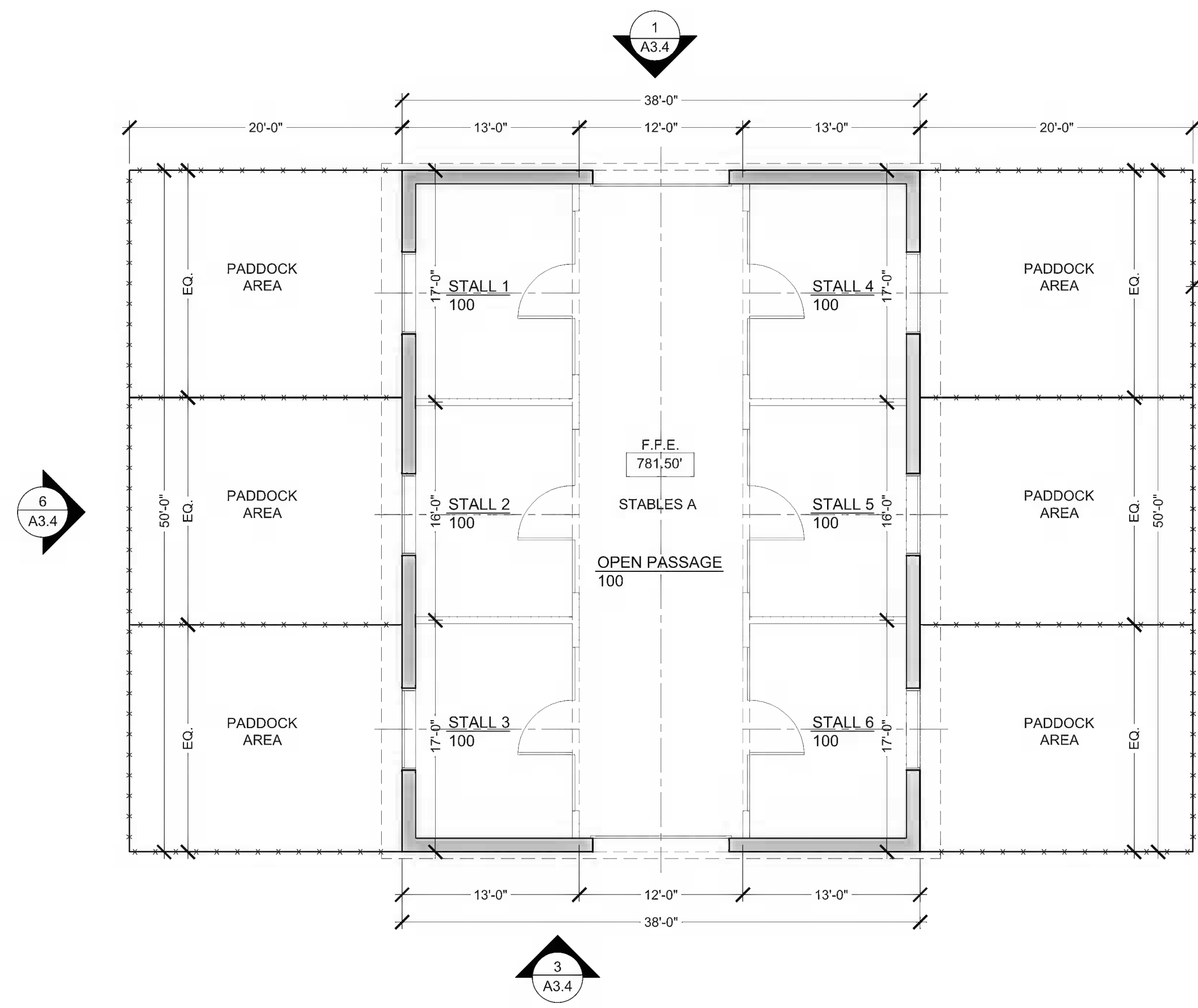


2 PROP. MAIN RESIDENCE ROOF PLAN  
1/8" = 1'-0"

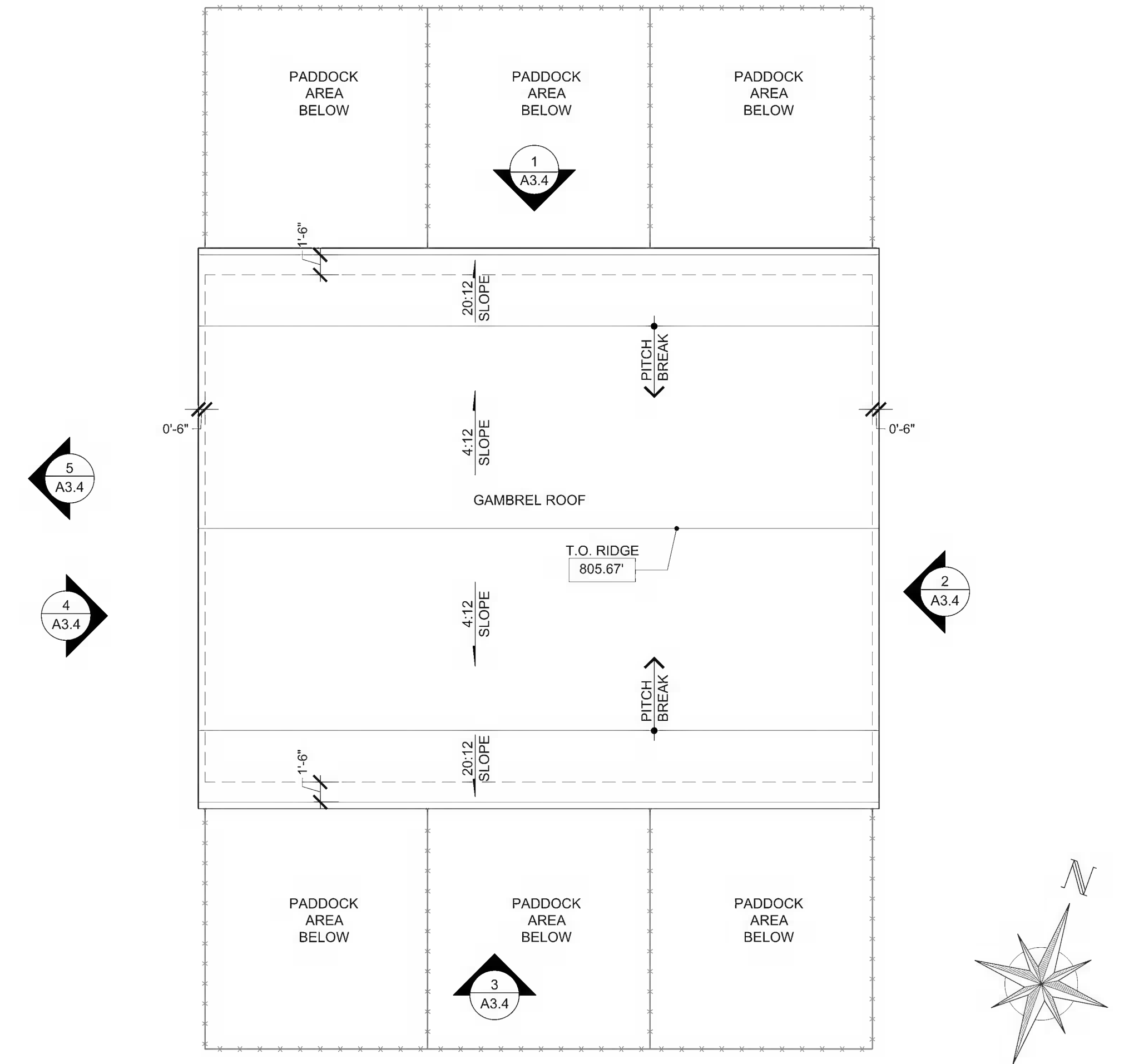
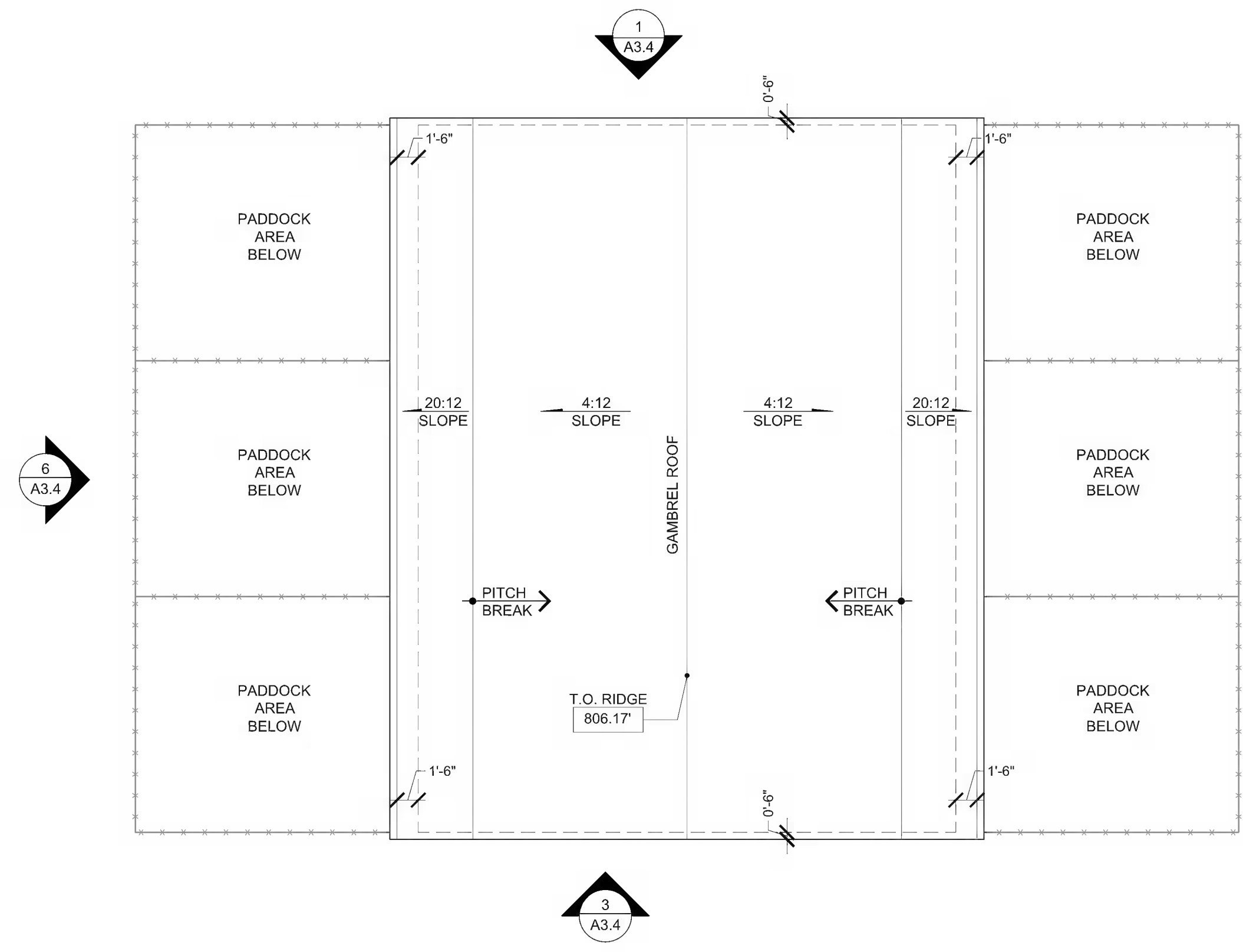




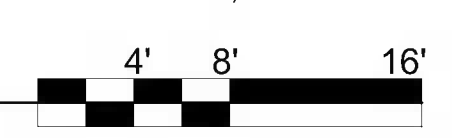


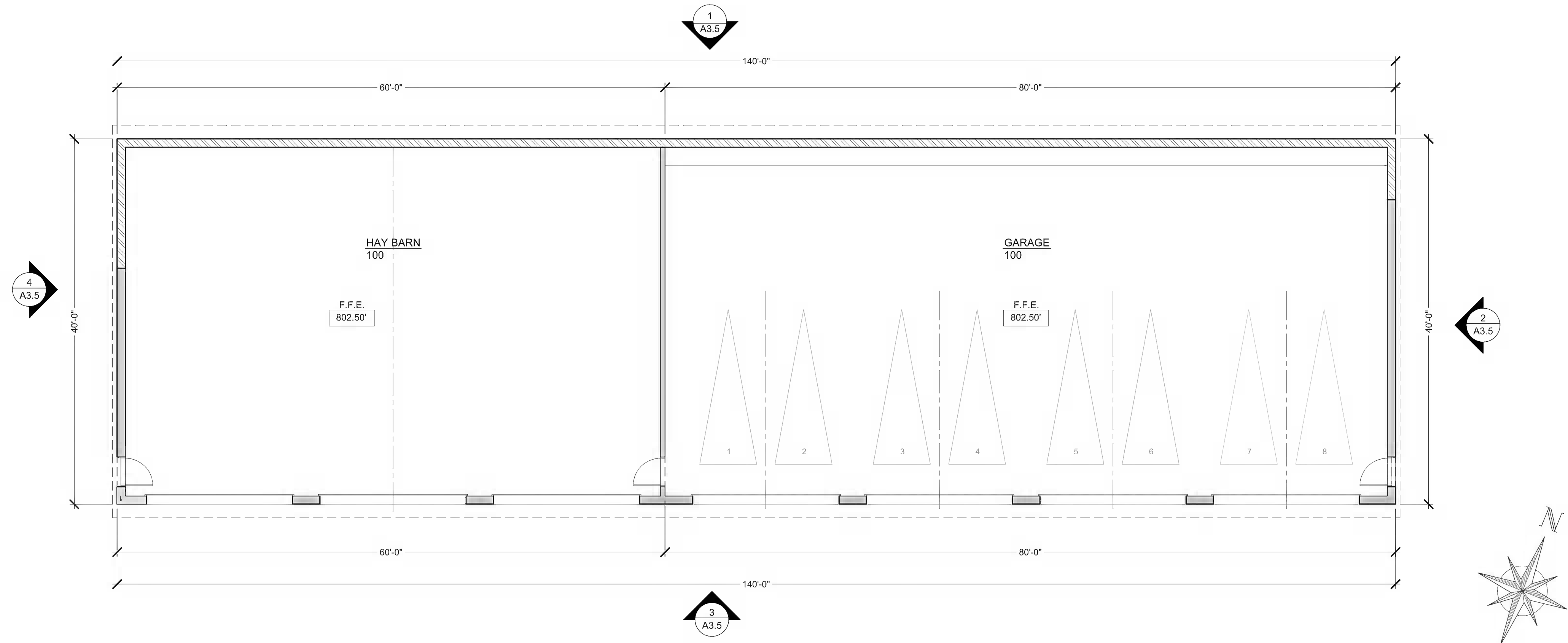


1 PROPOSED STABLES FLOOR PLAN  
1/8" = 1'-0"



2 PROPOSED STABLES ROOF PLAN  
1/8" = 1'-0"



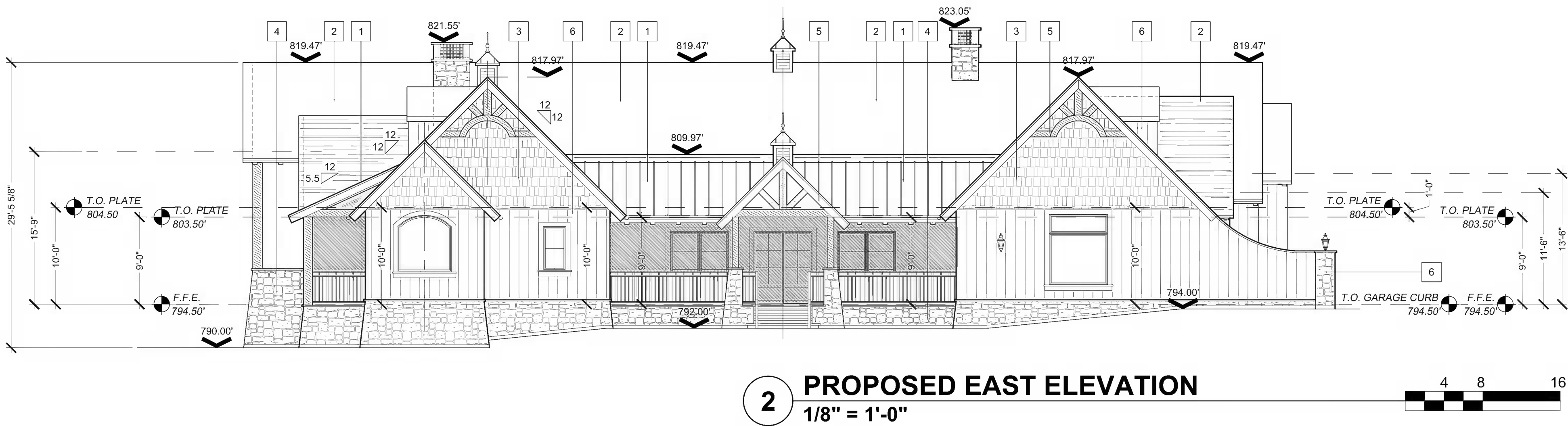
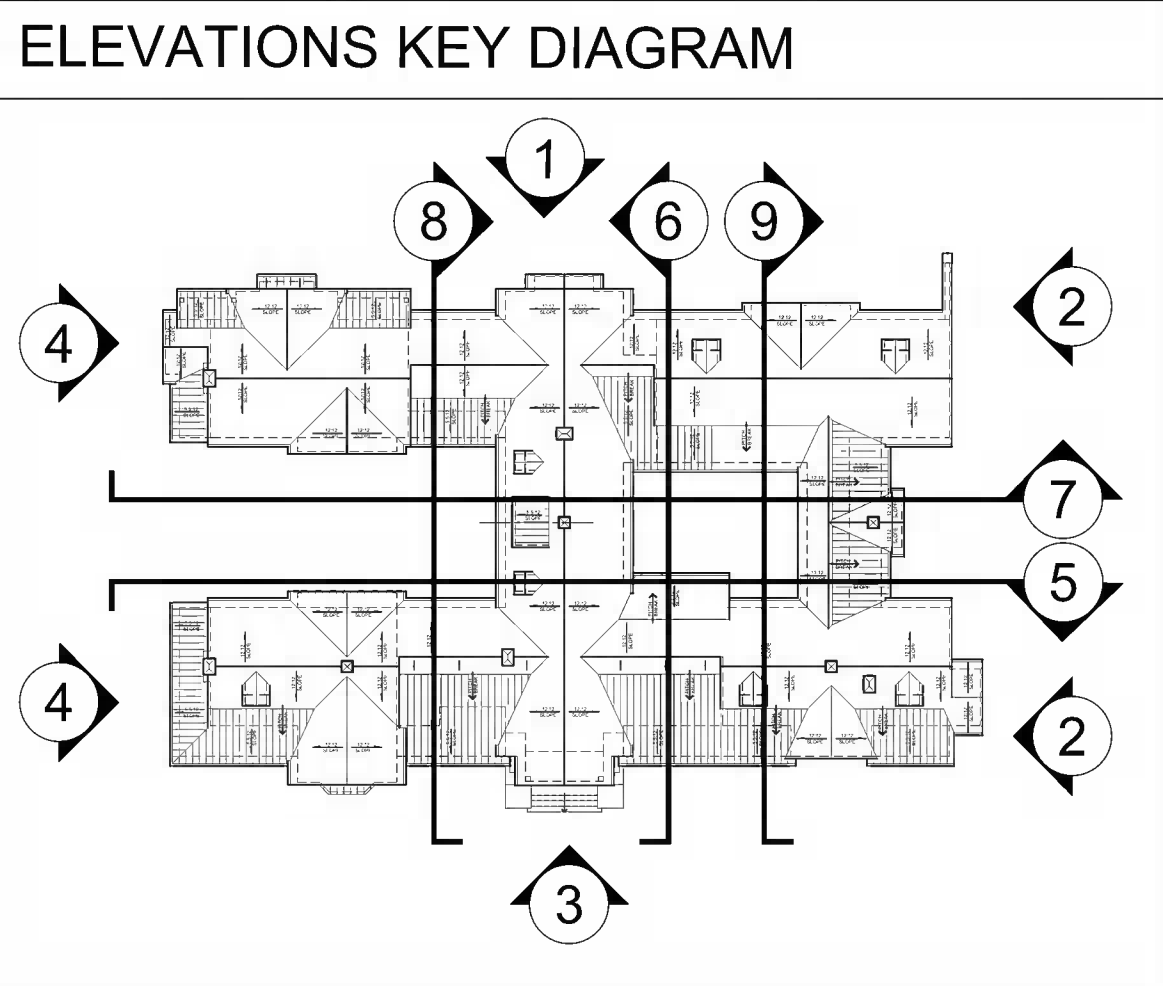


**1 PROP. HAY BARN / GARAGE FLOOR PLAN**  
1/8" = 1'-0"



**2 PROP. HAY BARN / GARAGE ROOF PLAN**  
1/8" = 1'-0"



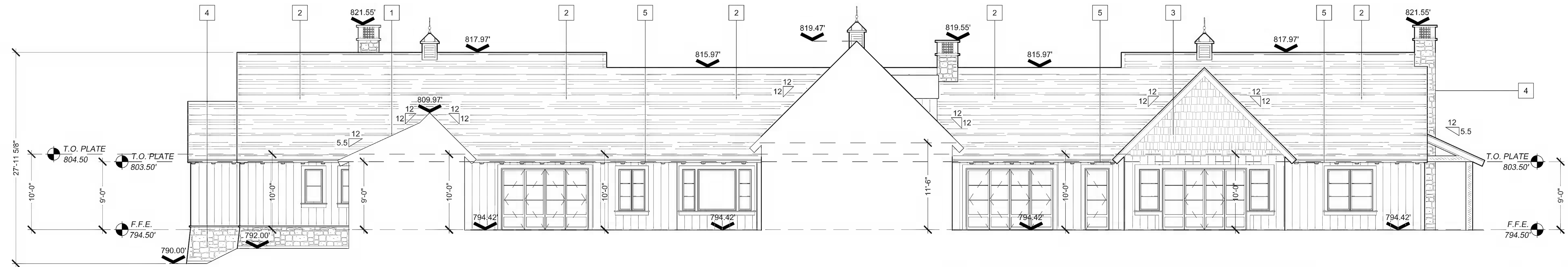


**MATERIAL LIST**

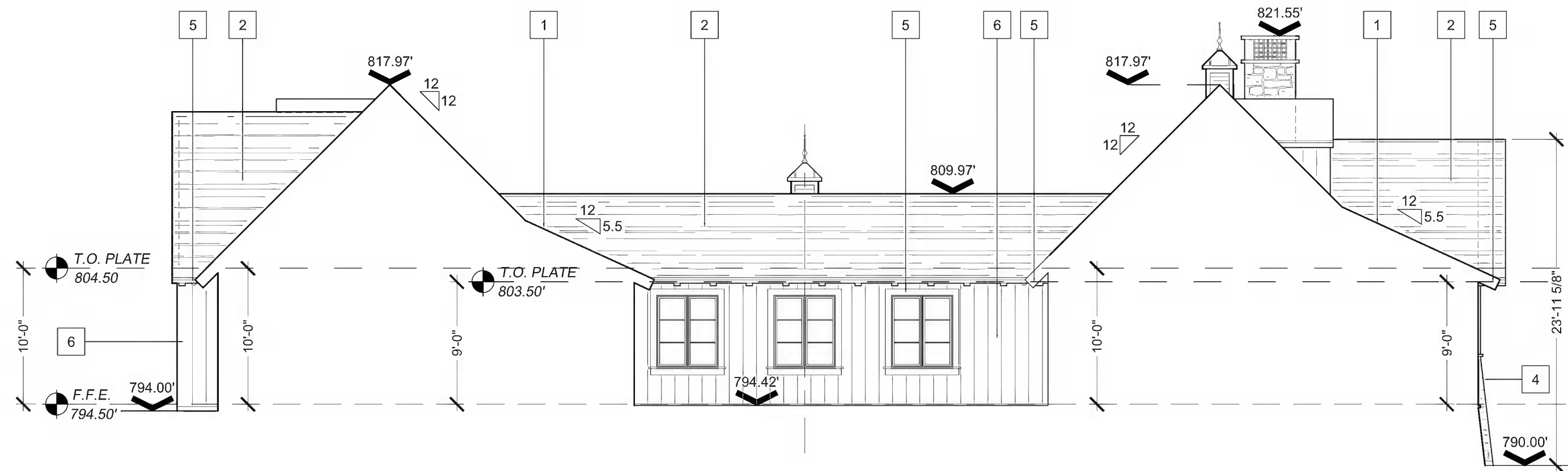
1	ROOF: WESTERN STATES METAL ROOFING, "STREAKED RUST" COLOR
2	ROOF: CEDUR - SYNTHETIC SHAKE SHINGLE, COLOR "GOLDEN CEDAR", 10" EXPOSURE
3	SHINGLE SIDING: NATURAL CEDAR WOOD SHINGLE SIDING WITH STAGGERED BUTTLINE
4	NATURAL STONE RUBBLE: "SANTA BARBARA RUBBLE"
5	WOOD TRIM, EAVES AND RAFTER TAILS: "RESAWN TIMBER COMPANY" KEBONY WOOD, COLOR VEI
6	WOOD SIDING: NATURAL WOOD SIDING, COLOR "WEATHERED GRAY"
7	BLACK WROUGHT IRON FENCING WITH WEATHERED RED BRICK PILASTERS



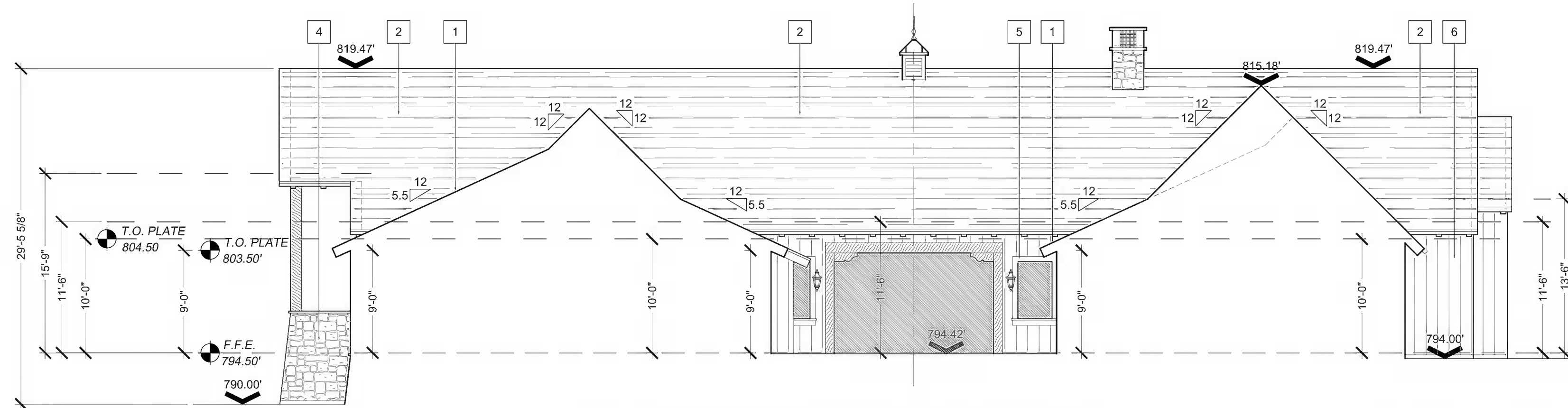
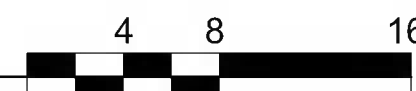




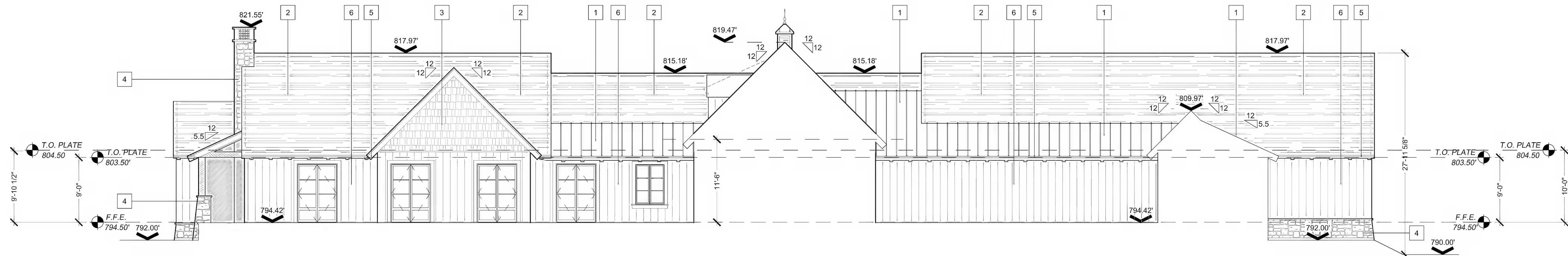
5 PROPOSED NORTH ELEVATION  
1/8" = 1'-0"



9 PROPOSED WEST ELEVATION  
1/8" = 1'-0"



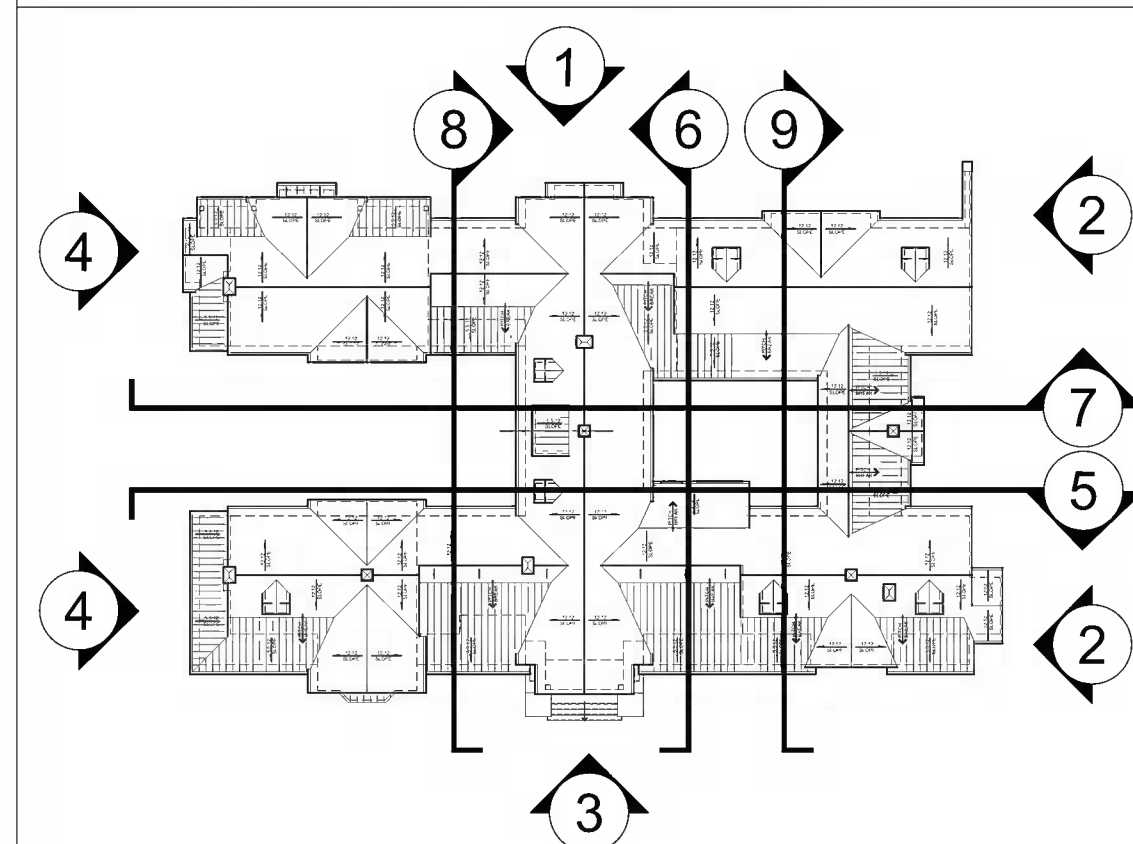
6 PROPOSED EAST ELEVATION  
1/8" = 1'-0"



7 PROPOSED SOUTH ELEVATION  
1/8" = 1'-0"



ELEVATIONS KEY DIAGRAM



ELEVATION NOTES:  
MAXIMUM ALLOWABLE BUILDING HEIGHT: 30'-0"

MATERIAL LIST

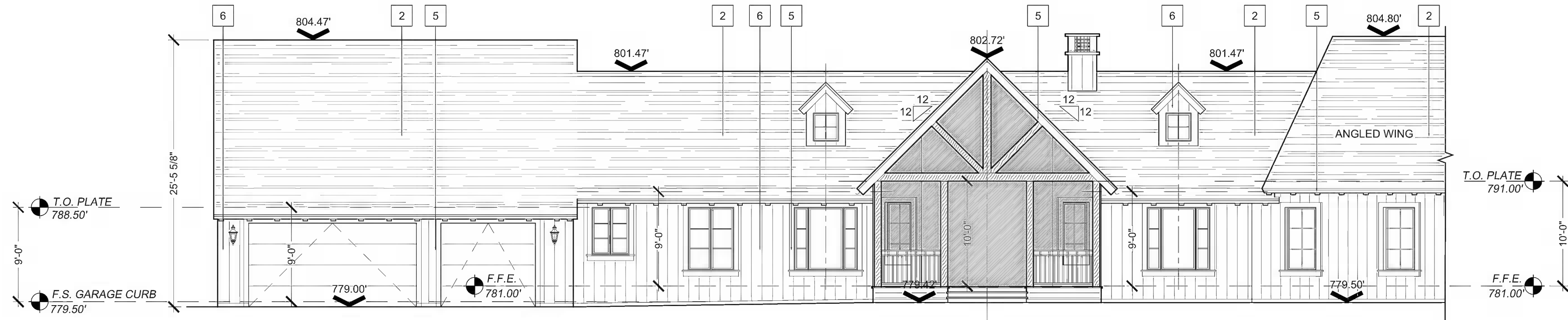
- 1 ROOF: WESTERN STATES METAL ROOFING, "STREAKED RUST" COLOR
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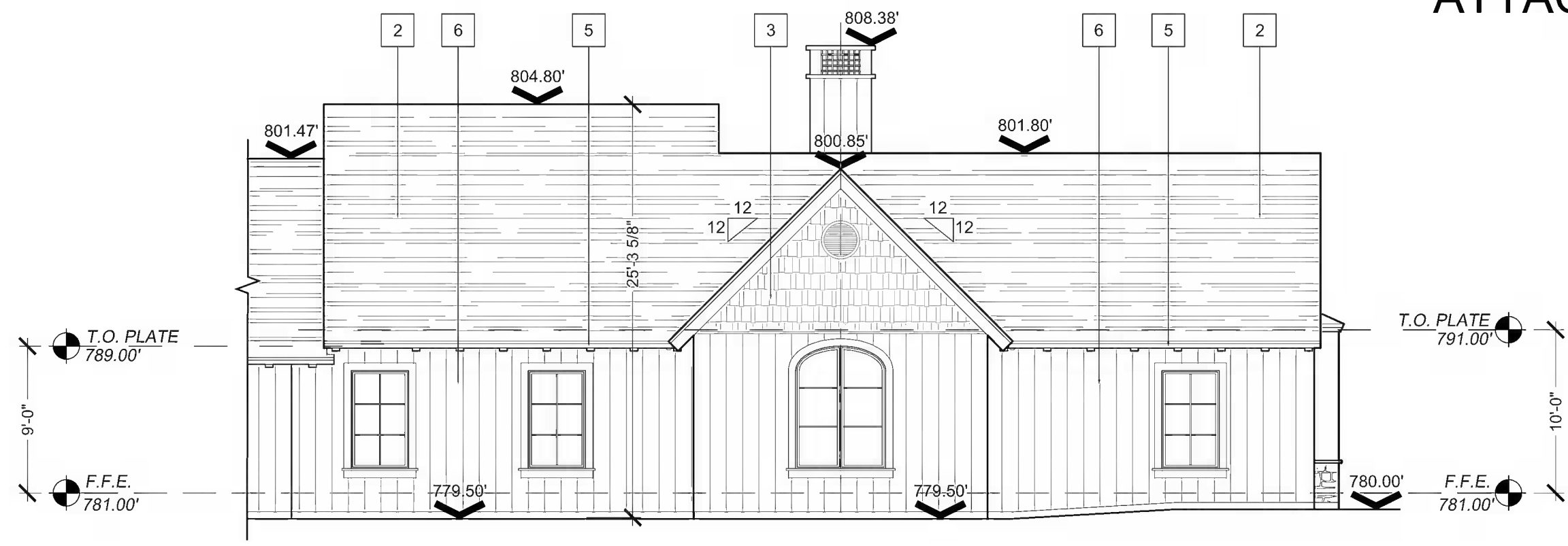
8 PROPOSED WEST ELEVATION  
1/8" = 1'-0"



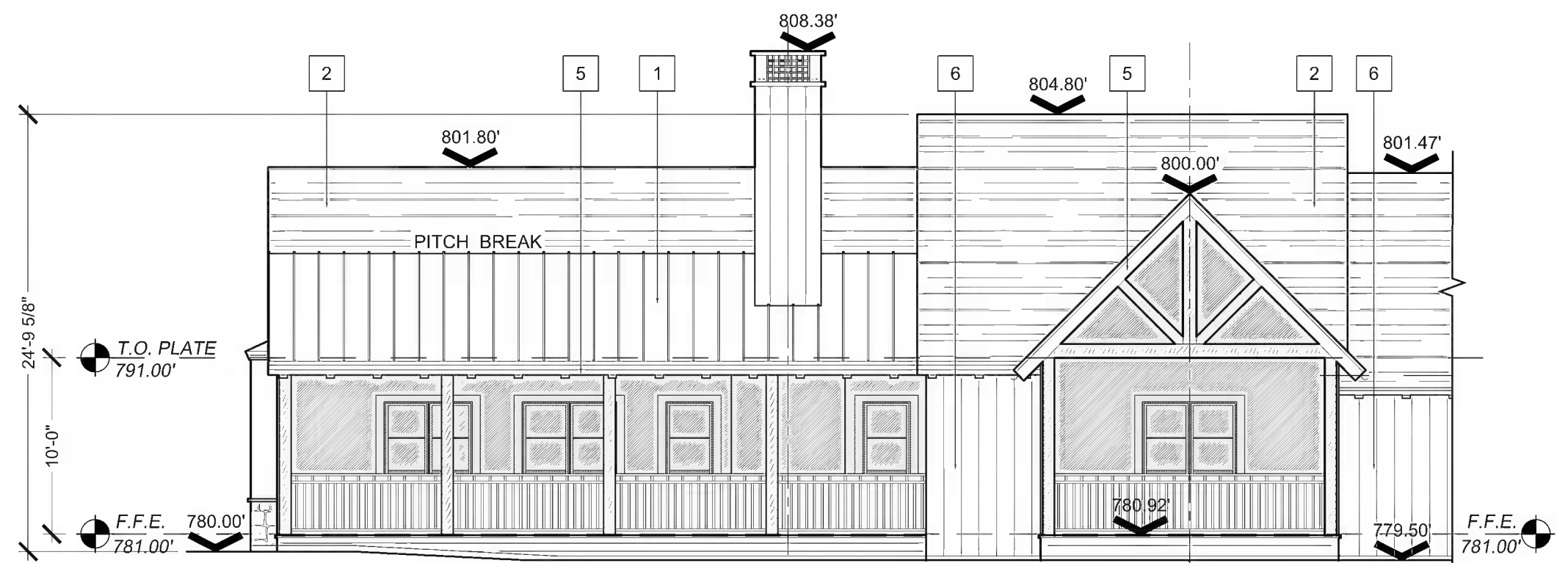




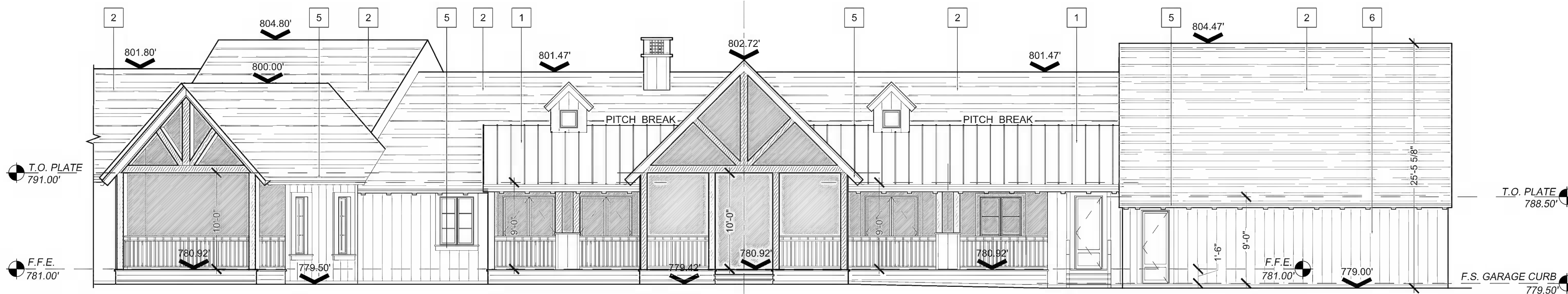
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1/8" = 1'-0"



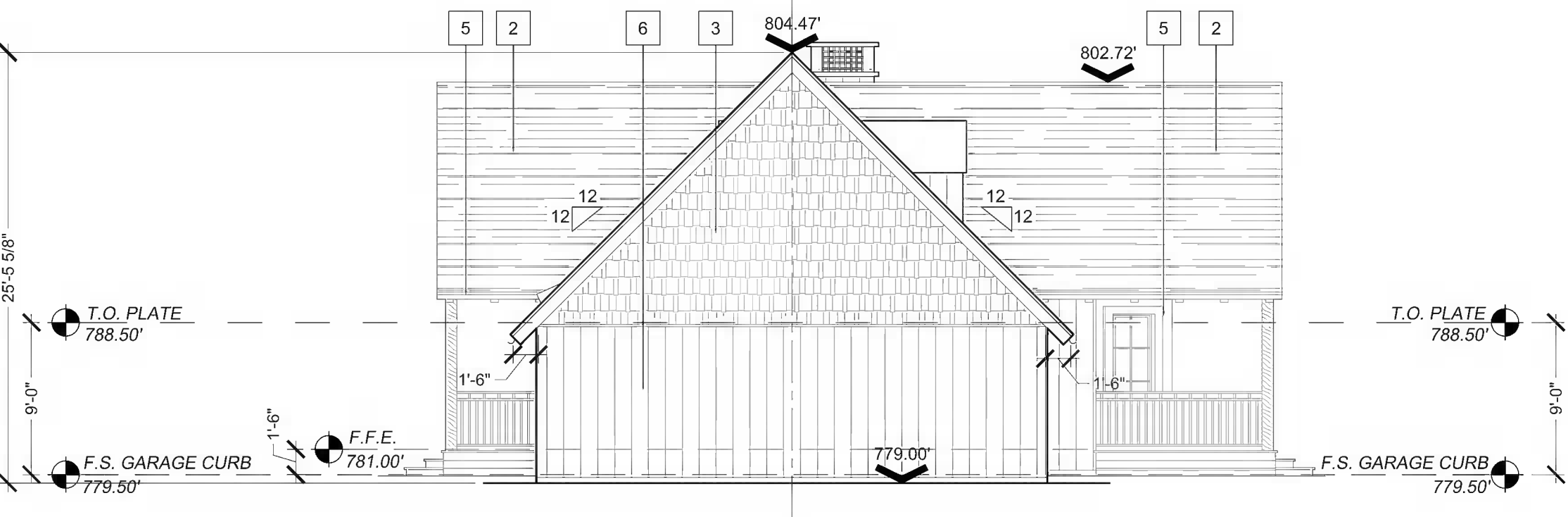
2 PROPOSED NORTH ELEVATION  
1/8" = 1'-0"



3 PROPOSED SOUTH ELEVATION  
1/8" = 1'-0"



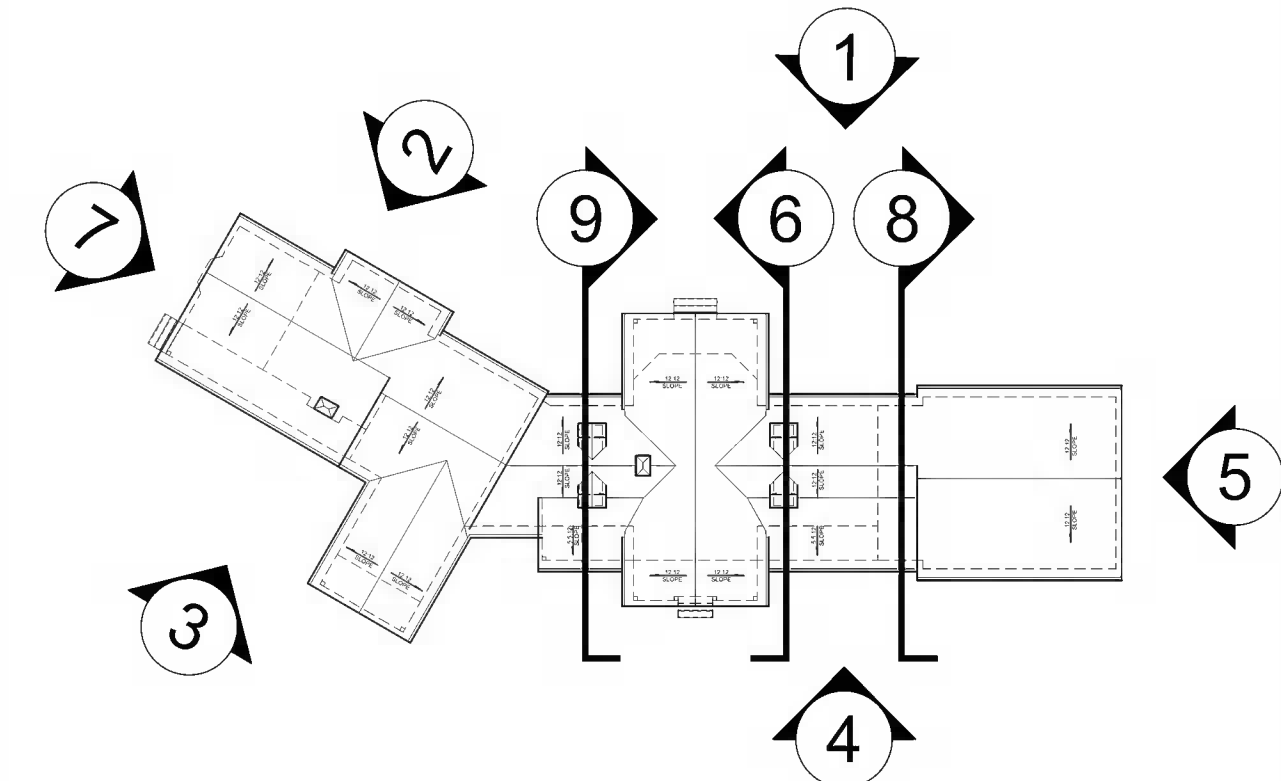
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1/8" = 1'-0"



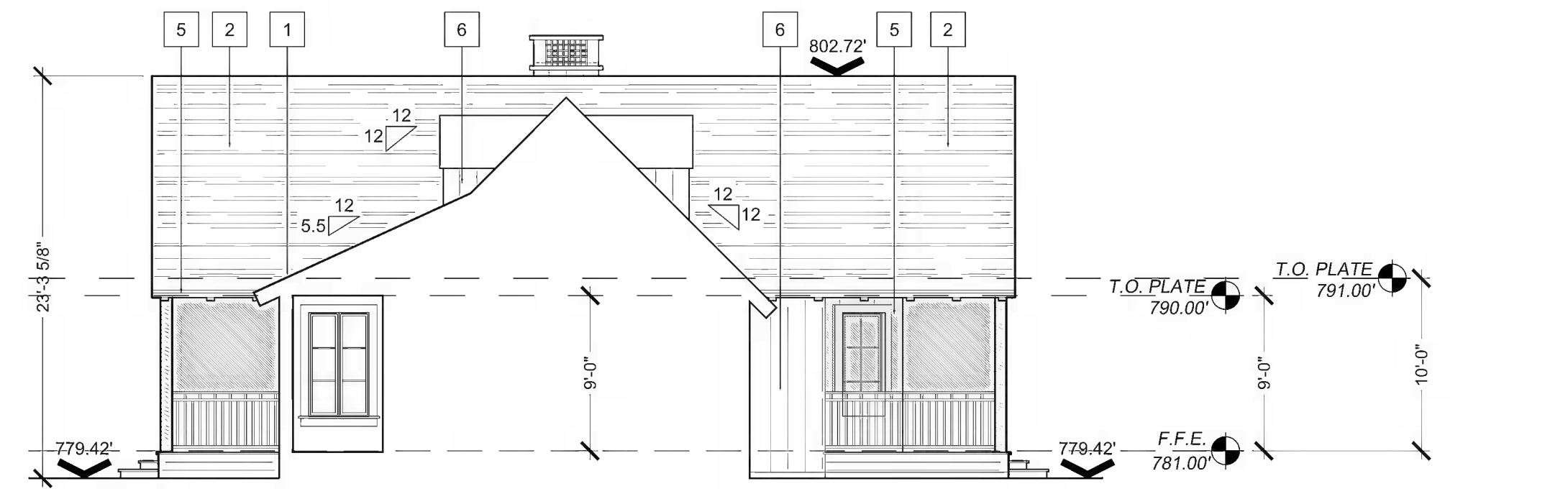
5 PROPOSED EAST ELEVATION  
1/8" = 1'-0"



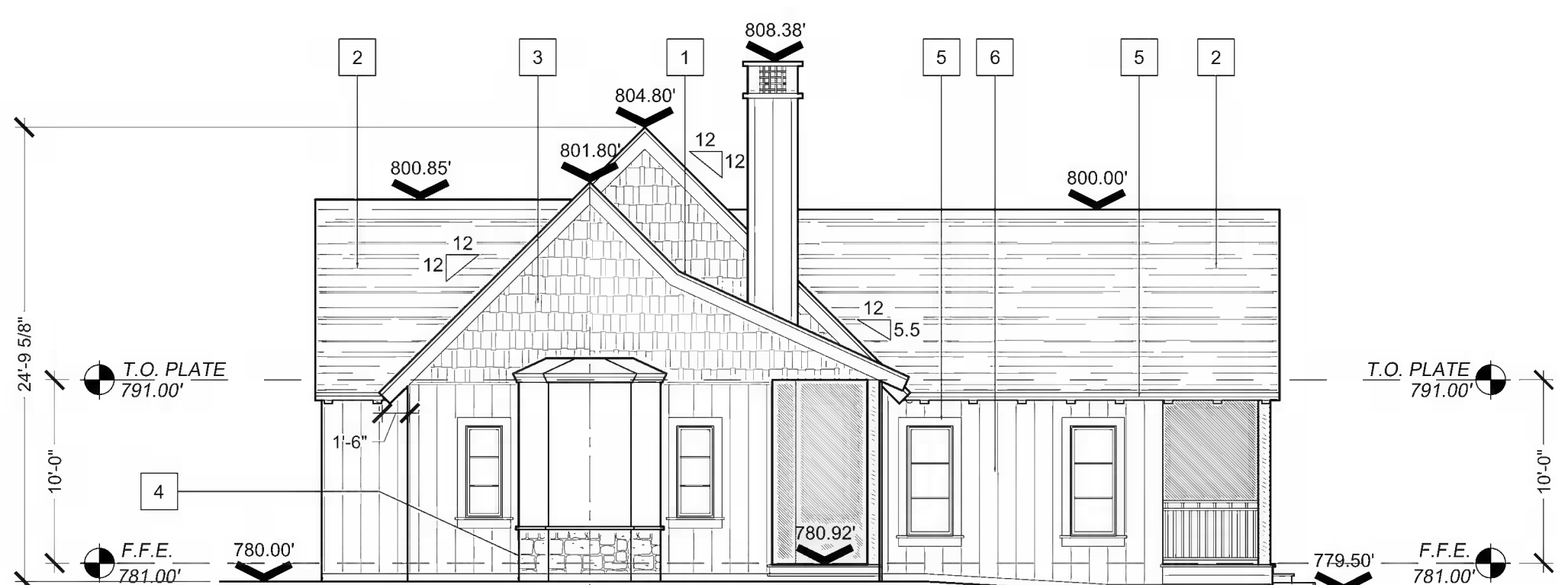
### ELEVATIONS KEY DIAGRAM



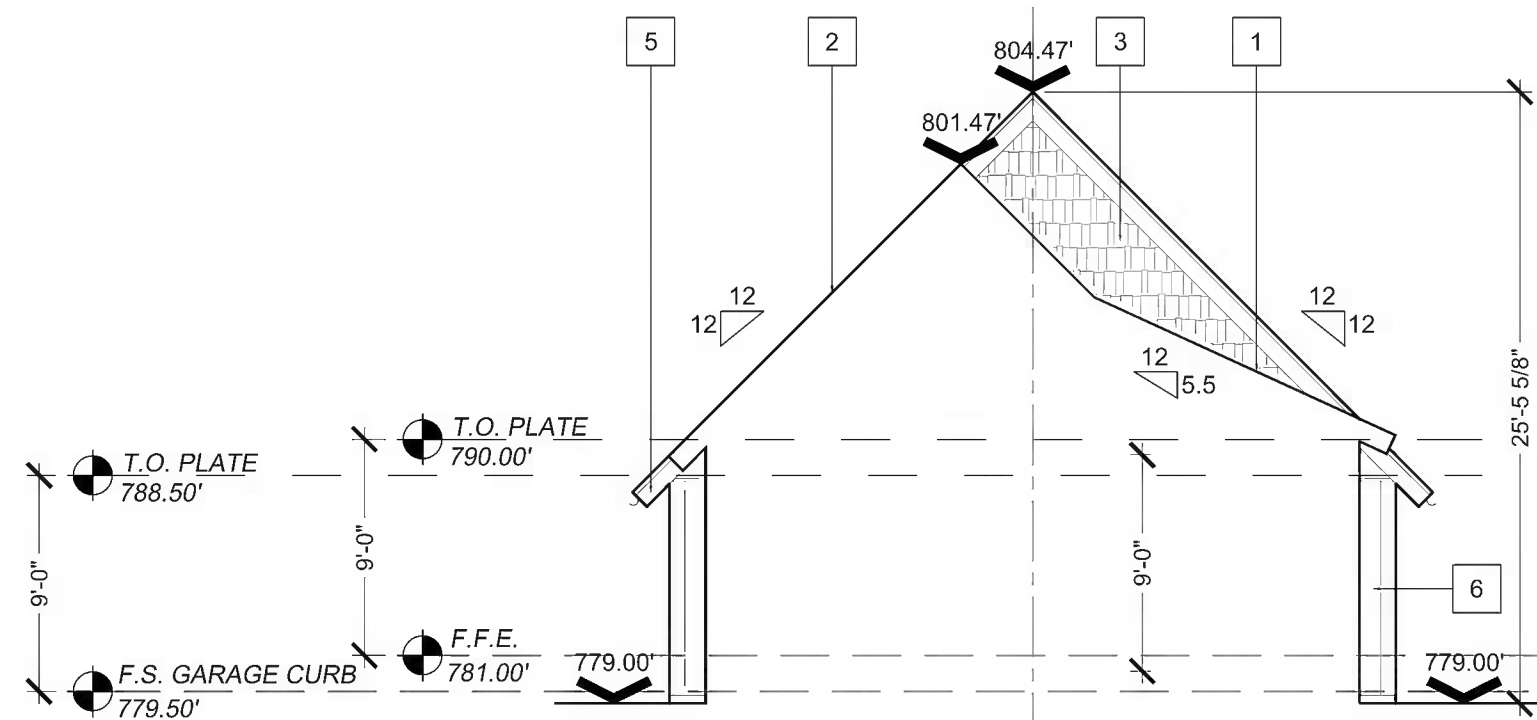
ELEVATION NOTES:  
MAXIMUM ALLOWABLE BUILDING HEIGHT: 30'-0"



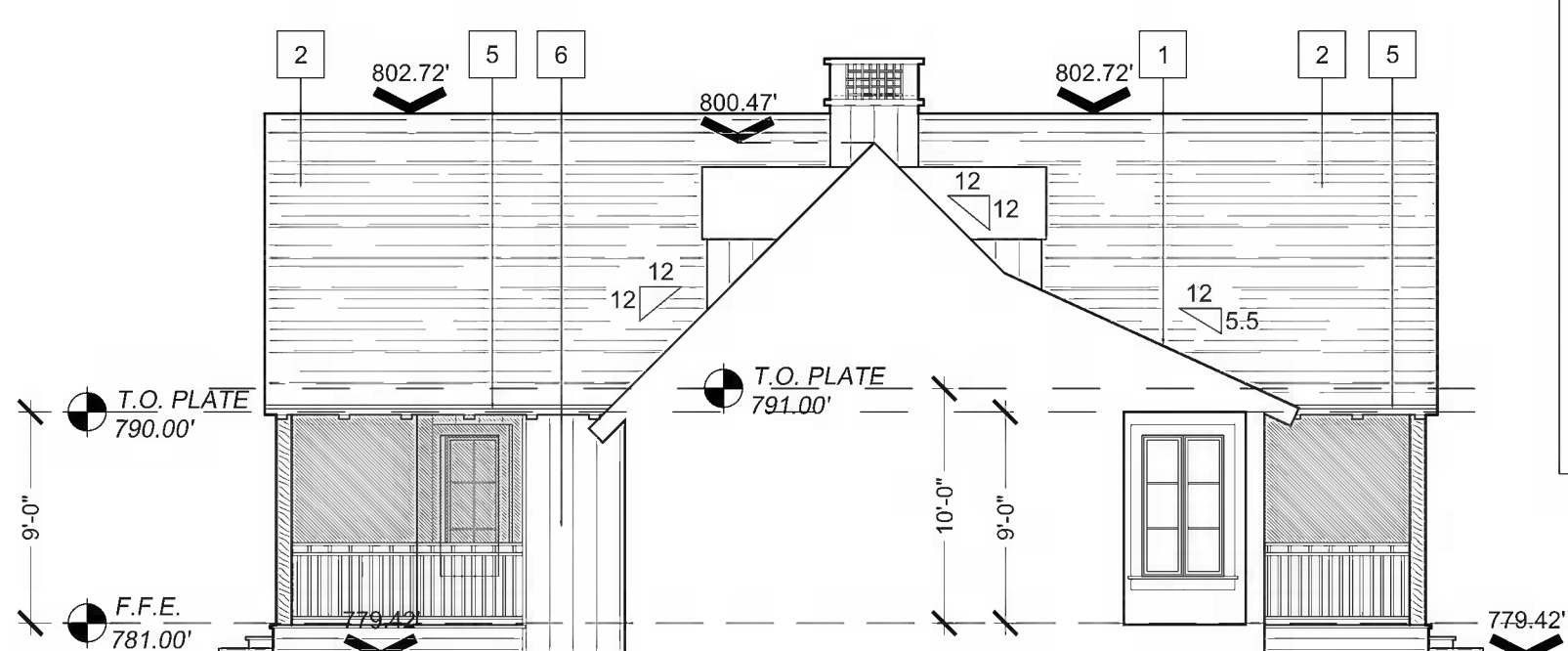
6 PROPOSED EAST ELEVATION  
1/8" = 1'-0"



7 PROPOSED WEST ELEVATION  
1/8" = 1'-0"



8 PROPOSED WEST ELEVATION  
1/8" = 1'-0"

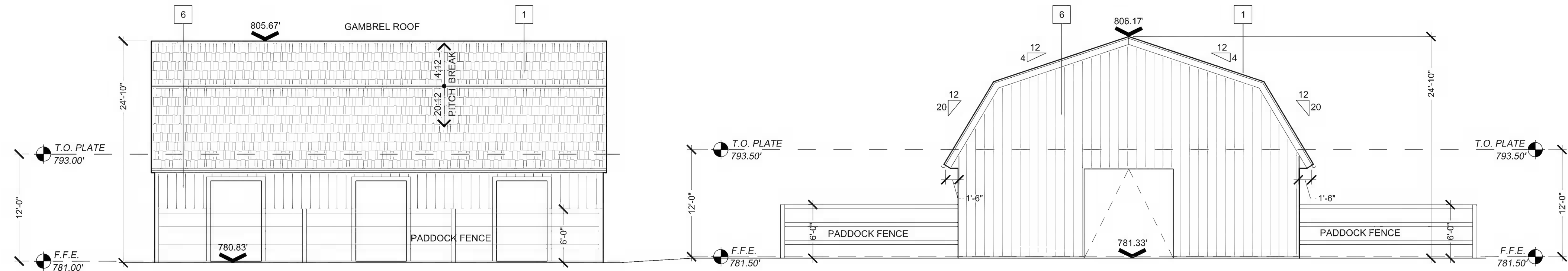


9 PROPOSED WEST ELEVATION  
1/8" = 1'-0"

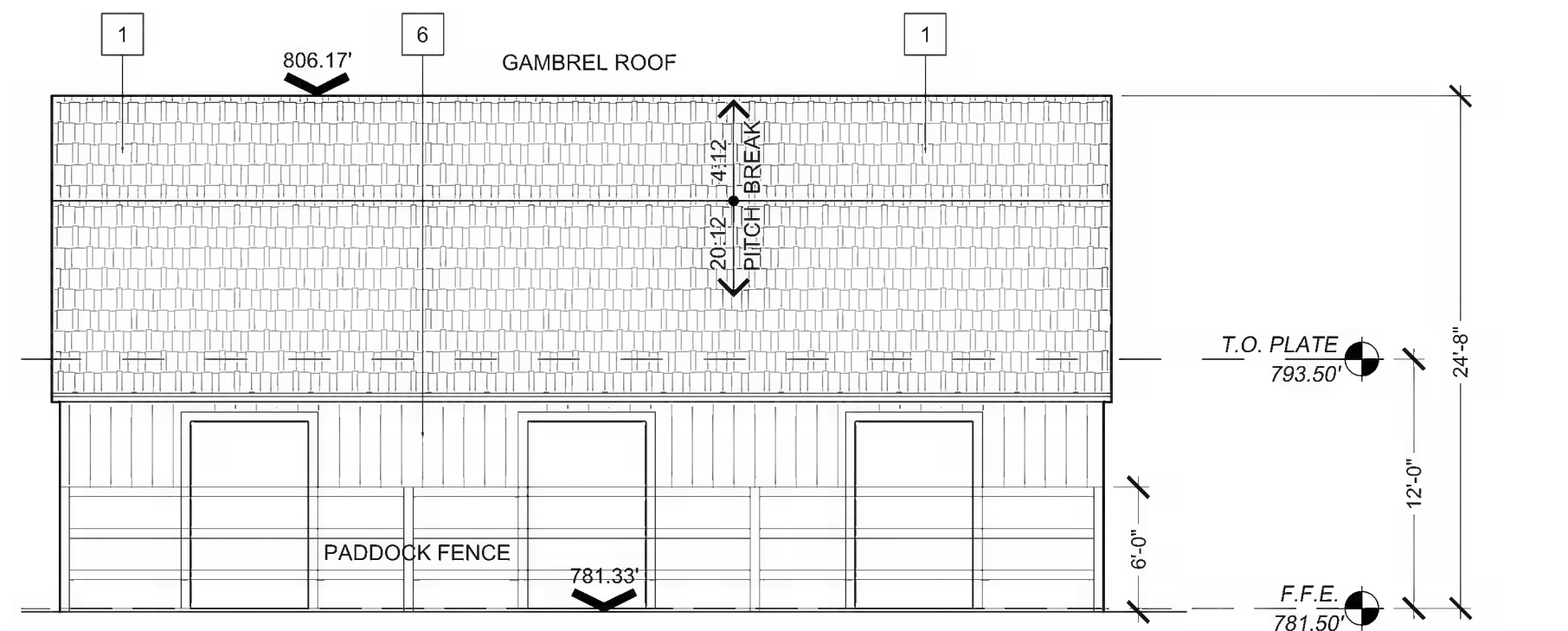
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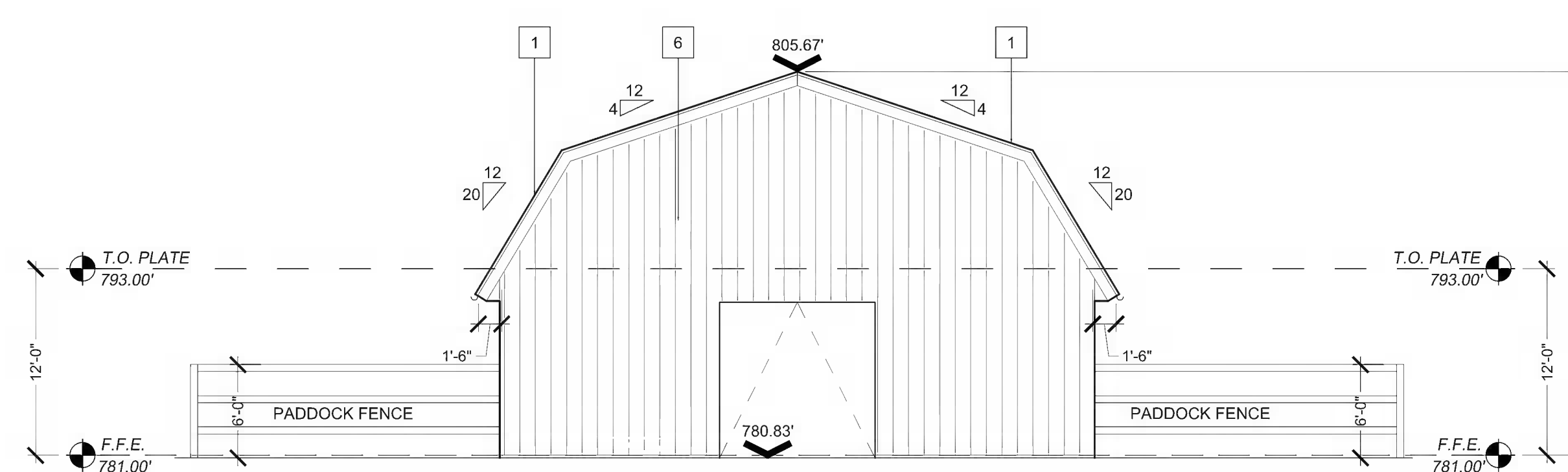
1 PROPOSED NORTH ELEVATION  
1/8" = 1'-0"



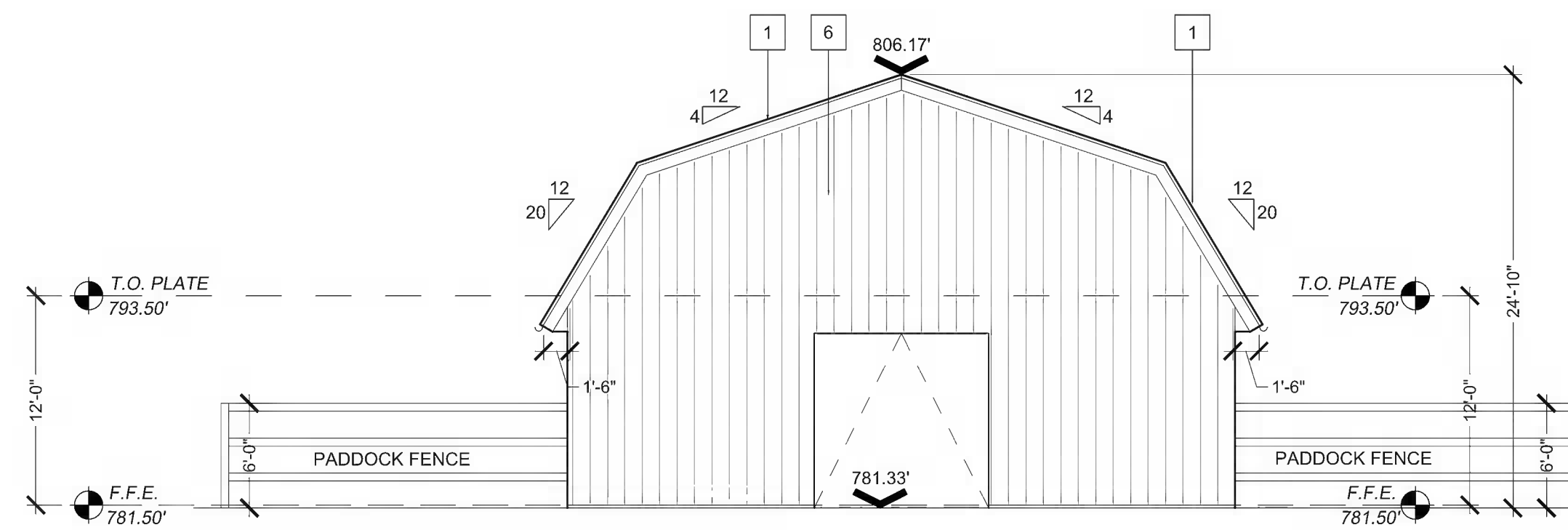
5 PROPOSED EAST ELEVATION  
1/8" = 1'-0"

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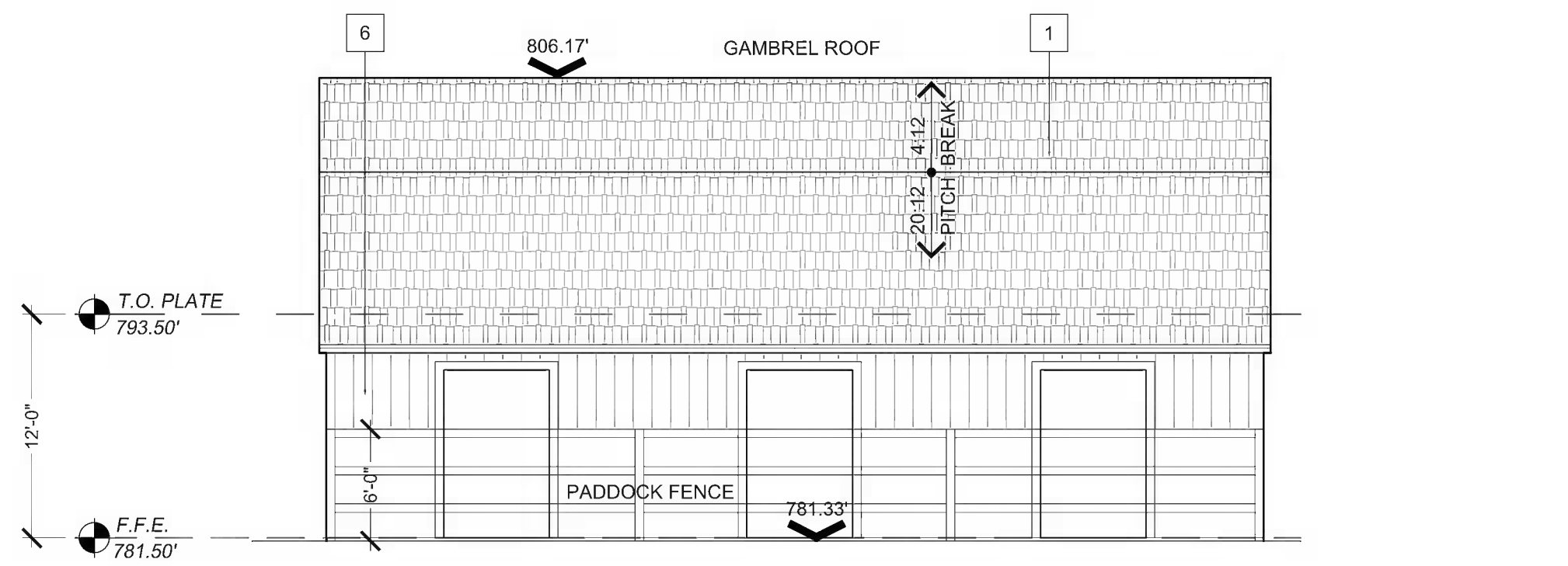
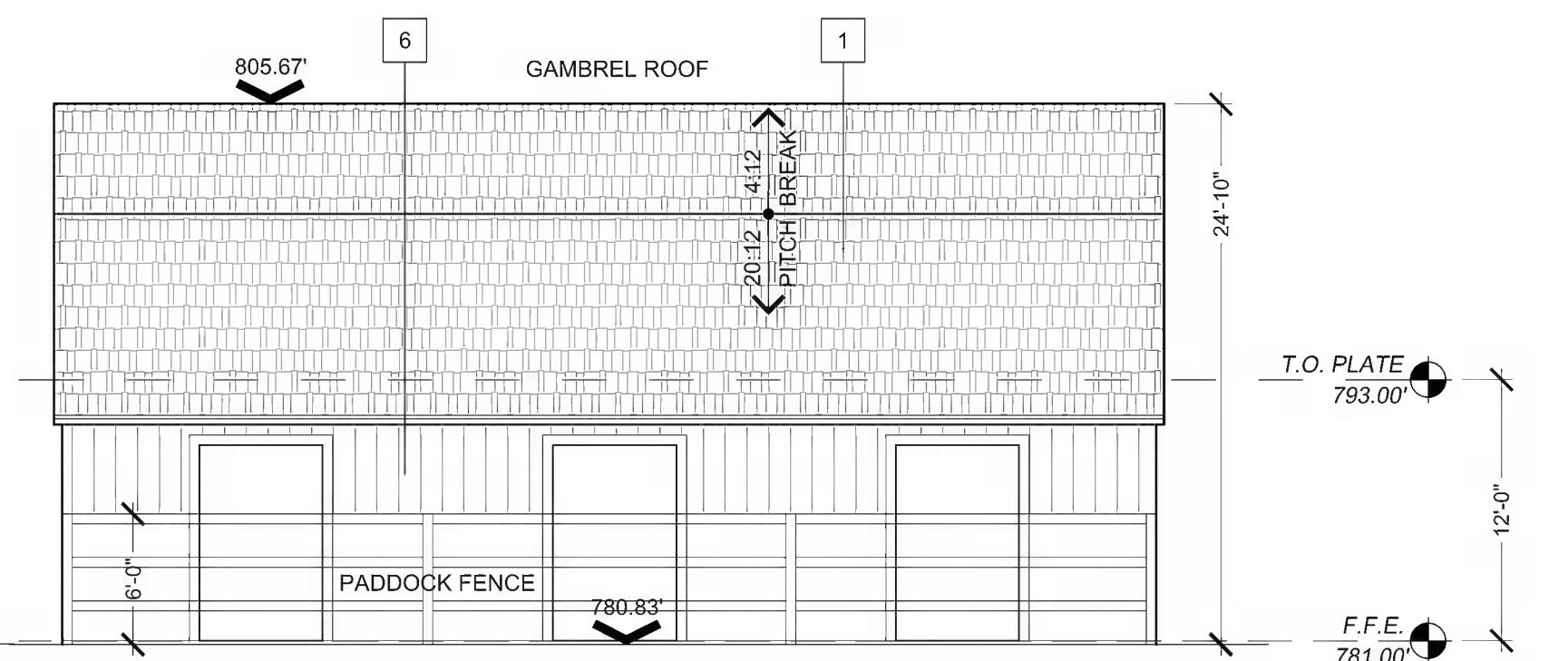
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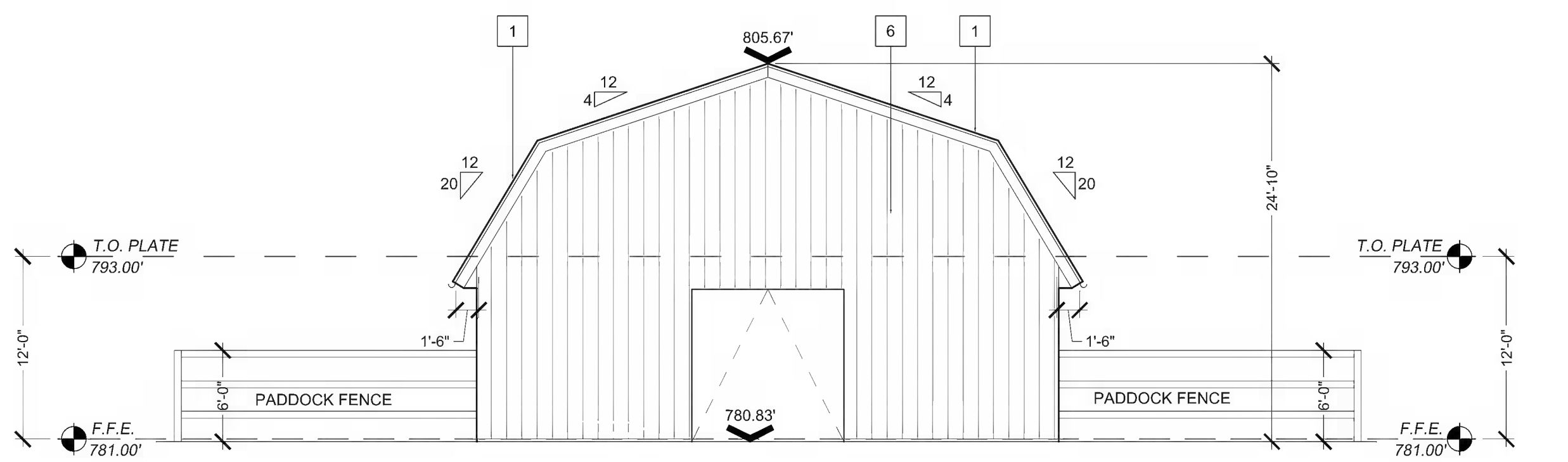
2 PROPOSED EAST ELEVATION  
1/8" = 1'-0"



3 PROPOSED SOUTH ELEVATION  
1/8" = 1'-0"

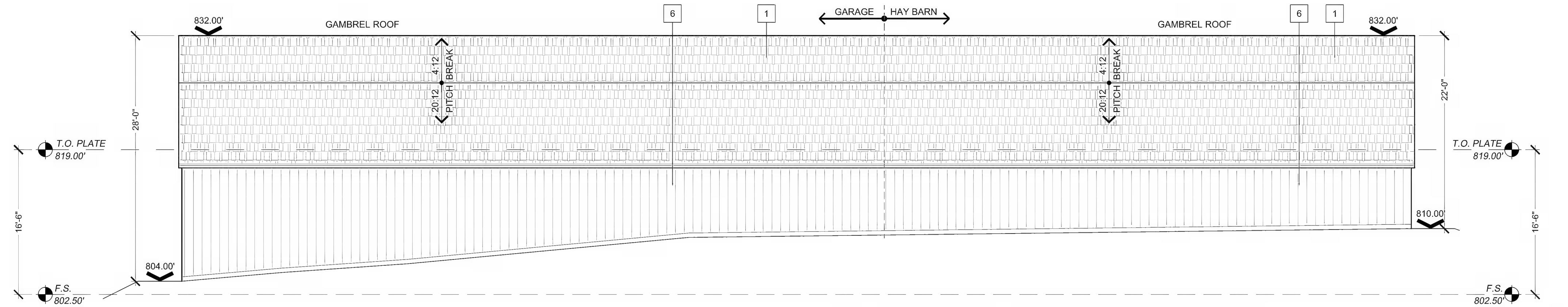


6 PROPOSED WEST ELEVATION  
1/8" = 1'-0"



4 PROPOSED WEST ELEVATION  
1/8" = 1'-0"





1 PROPOSED NORTH ELEVATION  
1/8" = 1'-0"

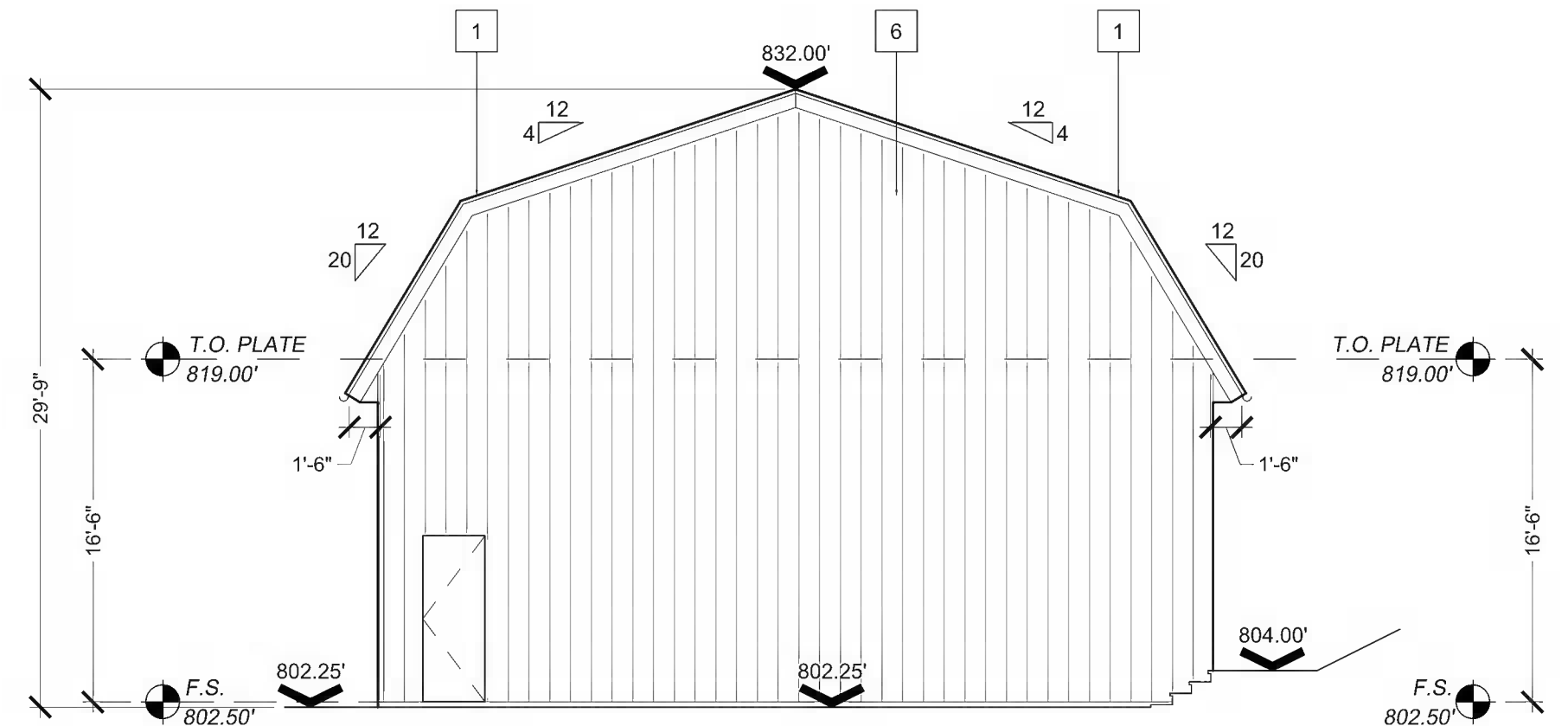


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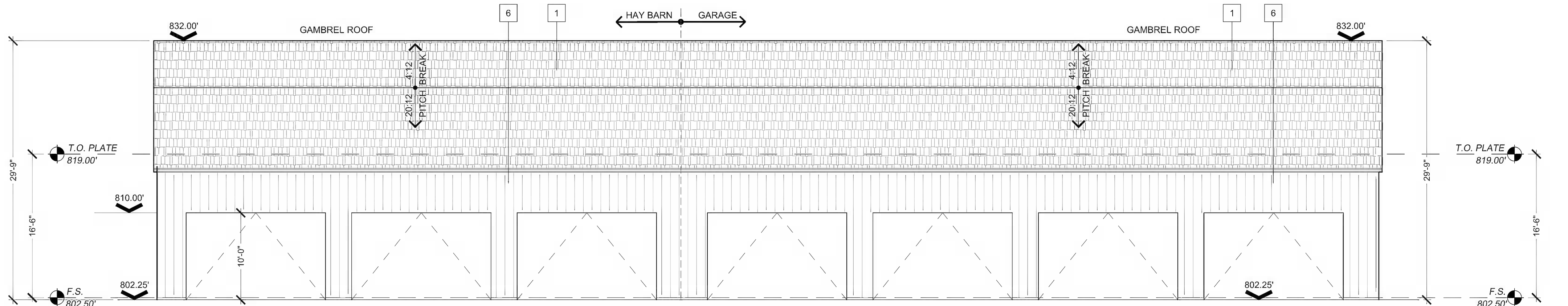
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ELEVATION NOTES:

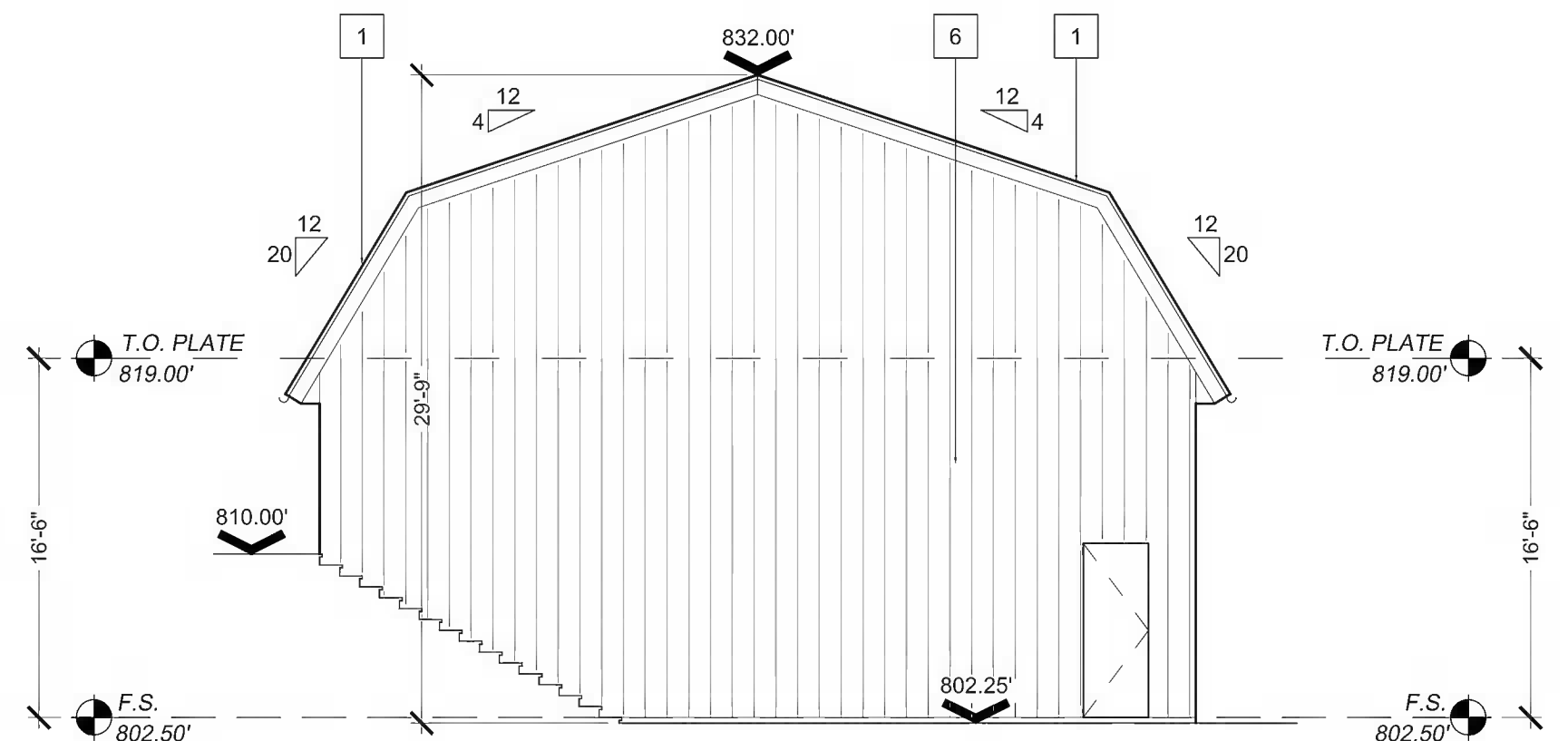
MAXIMUM ALLOWABLE BUILDING HEIGHT: 30'-0"



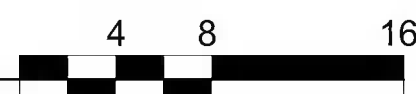
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3 PROPOSED SOUTH ELEVATION  
1/8" = 1'-0"



4 PROPOSED WEST ELEVATION  
1/8" = 1'-0"





EQUIPMENT SCHEDULE

ITEM	EQUIPMENT	DESCRIPTION
WH1	WATER HEATER	14800" #1/4" 30 RT. 30 GAL. CAP, 2500 UPPER # 2000 LOWER HEATING ELEMENTS, 240 V. 1 Ø.
FEC1	FIRE EXTINGUISHER CABINET	2 1/2 GAL.
WHA1	WATER HAMMER ARRESTOR	"J.R. SMITH" # 5010
WHA2	WATER HAMMER ARRESTOR	"J.R. SMITH" # 5030

LEGEND

SYMBOL	ABBREV.	DESCRIPTION
SW	S.W.	SOIL OR WASTE ABOVE GRADE
SW	S.W.	SOIL OR WASTE BELOW GRADE
C.W.V.	C.W.V.	CONDENSATION WASTE AND VENT
I.W.	I.W.	INDUSTRIAL WASTE
S.D.	S.D.	STORM DRAIN ABOVE GRADE
S.D.	S.D.	STORM DRAIN BELOW GRADE
PL	PL	PLAIN LINE
V	V	VENT
C.W.	C.W.	COLD WATER
S.C.W.	S.C.W.	SOFT COLD WATER
I.C.W.	I.C.W.	INDUSTRIAL COLD WATER
T.W.	T.W.	TEMPERED WATER
H.W.	H.W.	HOT WATER
H.W.R.	H.W.R.	HOT WATER RETURN
180° H.W.	180° H.W.	180° HOT WATER
I.L.	I.L.	IRRIGATION LINE
F.S.L.	F.S.L.	FIRE SPRINKLER LINE
W.S.P.	W.S.P.	WET STANDPIPE
D.S.P.	D.S.P.	DRY STANDPIPE
S	S	SOIL LINE
A	A	AIR
G	G	GAS
E.G.	E.G.	EXIST. GAS
F.C.O. OR C.O.T.	F.C.O. OR C.O.T.	FLOOR CLEANOUT OR CLEANOUT TO GRADE
W.C.	W.C.	WALL CLEANOUT
T.P.R.V.	T.P.R.V.	TEMPERATURE AND PRESSURE RELIEF VALVE
P.R.V.	P.R.V.	PRESSURE REDUCING VALVE
C.V.	C.V.	CHECK VALVE
G.C.	G.C.	GAS COCK
P.C.	P.C.	BALANCING COCK
U	U	UNION
H.B.	H.B.	HOSE BOND
R.H.B.	R.H.B.	RECESSED HOSE BOND
R.U.	R.U.	RISER UP
D.D.	D.D.	DROP DOWN
F.S.H.	F.S.H.	FIRE SPRINKLER HEAD
D.F.P.	D.F.P.	DRAIN FLOW PREVENTER
A.P.	A.P.	ABOVE
B.P.	B.P.	BELOW
CONT.	CONT.	CONTINUATION
C.B.	C.B.	Ceiling
C.I.	C.I.	Ceiling
CONN.	CONN.	CONNECT OR CONNECTION
C.B.	C.B.	CATCH BASIN
D.S.	D.S.	DOWNSCOUT
EXIST.	EXIST.	EXISTING
E.H.C.I.	E.H.C.I.	EXTRA HEAVY CAST IRON
F.H.	F.H.	FIRE HYDRANT
F.R.	F.R.	FROM
F.G.	F.G.	FINISHED GRADE
F.F.	F.F.	FINISHED FLOOR
F.T.R.	F.T.R.	FIRE TURI ROOF
I.E.	I.E.	INVERT ELEVATION
N.H.	N.H.	NATHOLE
N.C.	N.C.	NOT IN CONTRACT
R.U.G.	R.U.G.	RUGGED TEE
R.W.	R.W.	ROUGH IN AND CONNECT
V.T.R.	V.T.R.	VENT THROUGH ROOF
V.C.P.	V.C.P.	VITRIFIED CLAY PIPE
V.W.	V.W.	VITRIFIED CLAY PIPE
V.B.	V.B.	VITRIFIED CLAY PIPE
F.D.C.	F.D.C.	FIRE DEPARTMENT CONNECTION

GENERAL NOTES

BEFORE COMMENCEMENT OF WORK, CONTRACTOR SHALL VERIFY EXACT LOCATIONS, ELEVATIONS AND CHARACTERISTICS OF UTILITIES AND PIPING AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT OF ANY DISCREPANCIES.

EXACT LOCATIONS AND MOUNTING HEIGHTS OF PLUMBING FIXTURES SHALL BE OBTAINED FROM ARCHITECTURAL DRAWING.

ALL EXTERIOR GAS COCKS AND GATE VALVES SHALL BE INSTALLED IN YARD BOXES AND THE COVERS SHALL BE CONSPICUOUSLY MARKED "GAS SHUT-OFF" OR "WATER SHUT-OFF" RESPECTIVELY.

ALL VENT AND FLUE OUTLETS SHALL BE 10'-0" MINIMUM FROM ANY FRESH AIR INTAKES.

INSTALL ALL PLUMBING TO AVOID INTERFERENCE WITH ELECTRICAL AND MECHANICAL EQUIPMENT AND STRUCTURAL FRAMING.

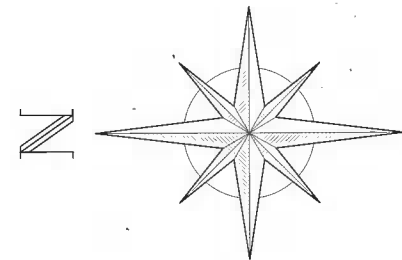
CONTRACTOR SHALL BE RESPONSIBLE FOR PATCHING AND REPAIRING ALL PAVED AREAS THAT ARE EXCAVATED AND/OR DAMAGED BY HIS OPERATIONS. IN ADDITION, ALL PLANTED AREAS SHALL BE RESTORED TO THEIR ORIGINAL CONDITION.

ALL CONNECTIONS TO EXISTING SERVICES SHALL BE MADE SUCH THAT INTERRUPTION TIME WILL BE AS SHORT AS POSSIBLE. THE OWNER'S REPRESENTATIVE SHALL BE GIVEN SUFFICIENT NOTICE AND SHUT-DOWN TIME WILL BE AT A TIME DESIGNATED BY HIM.

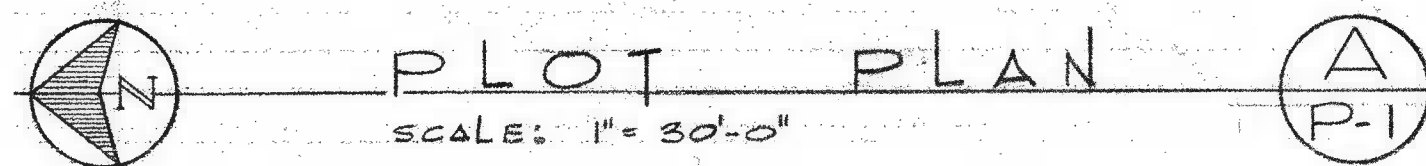
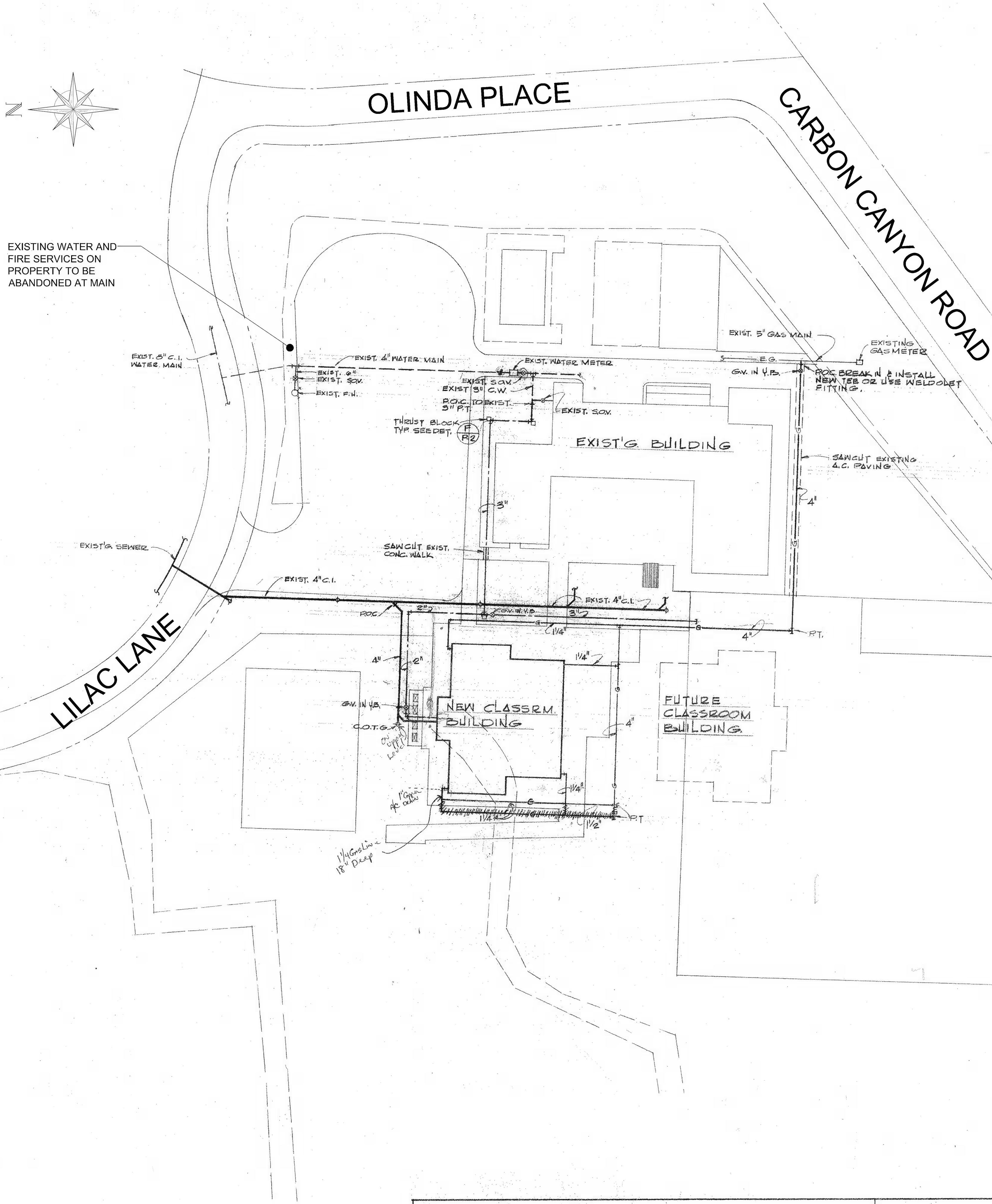
WHERE INDICATED, PAVING, WALKS AND FLOORS SHALL BE MACHINE SAW CUT FOR INSTALLATION OF NEW PIPING. PATCH TO MATCH EXISTING.

FIXTURE SCHEDULE

ITEM	FIXTURE	MIN. CONNECTION				REMARKS
		WASTE	VENT	C.W.	H.W.	
WC 1	WATER CLOSET	4"	2"	1"		FLR. MTD. F.V.
WC 2	WATER CLOSET	4"	2"	1"		FLR. MTD. F.V.
U 1	URINAL	2"	1 1/2"	3/4"		FLR. MTD. F.V.
L 1	LAVATORY	2"	1 1/2"	1/2"		WALL MTD.
L 2	LAVATORY	2"	1 1/2"	1/2"	1/2"	CTR. MTD.
S 1	SINK	2"	1 1/2"	1/2"		CTR. MTD.
S 2	SINK	2"	1 1/2"	1/2"	1/2"	CTR. MTD.
SS 1	SERVICE SINK	2"	1 1/2"	3/4"	3/4"	WALL MTD.
DF	DRINKING FOUNTAIN	2"	1 1/2"	1/2"		WALL MTD.
FD	FLOOR DRAIN	2"	1 1/2"			

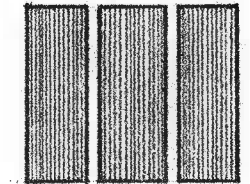


EXISTING WATER AND FIRE SERVICES ON PROPERTY TO BE ABANDONED AT MAIN



PLOT PLAN  
SCALE: 1"=30'-0"

F. T. ANDREWS & CO.  
MECHANICAL ENGINEERS  
1343 W. VALENCIA DRIVE  
FULLERTON, CALIFORNIA  
525.1113  
CALIF. REG. NO. ME-11622



WILLSON AND WILLIAMS A.I.A.  
ARCHITECTS  
CORONA DEL MAR, CALIFORNIA  
PLANNERS

OLINDA ELEMENTARY  
SCHOOL DISTRICT

PLUMBING,  
PLOT PLAN + SCHEDULES

SHEET  
P-1

11/06/14



## ORDINANCE NO. 1215

### AN ORDINANCE OF THE CITY OF BREA APPROVING ZONE CHANGE ZC 20-02 AND AMENDING THE ZONING MAP REGARDING THE SAME; TO PERMIT THE DEVELOPMENT OF A SINGLE-FAMILY HOME, ACCESSORY STRUCTURES AND PRIVATE EQUESTRIAN FACILITIES AT 109 LILAC LANE, AND MAKING FINDINGS IN SUPPORT THEREOF

#### A. RECITALS.

1. On April 28, 2020, the Planning Commission of the City of Brea held a duly noticed public hearing, as required by law, on General Plan Amendment No. GPA 20-02, Zoning Change No. ZC 20-02, Certificate of Compatibility No. CC 20-01, and Conditional Use Permit No. CUP 20-07 to allow development of a single-family home and related accessory and equestrian uses on the subject property, and adopted Resolution Nos. PC 20-XX and PC 20-XX recommending that the City Council approve these applications.

2. On May 19, 2020, the City Council held a duly noticed public hearing to consider the project, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing.

3. The subject property is located at 109 Lilac Lane, in the City of Brea, and legally described as a portion of Map Book 248, Page 19, Block 191, Parcel 23, as shown in the latest rolls of the County of Orange Tax Assessor.

4. The project proponent is Donna Perez, 1251 W. Valencia Mesa, Fullerton, CA 92835. .

5. The project identified above in this Ordinance is exempt from requirements of the California Environment Quality Act (CEQA) pursuant to Section 15303, New Construction or Conversion of Small Structures, of Division 6 of Title 14 of the California Code of Regulations.

6. All legal prerequisites to adoption of this Ordinance have been met.

**B. ORDINANCE.**

**THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Ordinance, are true and correct.

2. Based on its findings in the preceding paragraphs of this Ordinance, the evidence presented at the above-referenced public hearings, including but not limited to the Staff Report and Plans, which is hereby incorporated as though set forth in full, all written evidence and testimony presented during those hearings, and its own independent judgment and analysis, the City Council hereby finds as follows:

- a. The proposed zone change is in conformity with the General Plan, as amended. The proposed General Plan Amendment No. GPA 20-02 to modify the Land Use Element of the General Plan is processed concurrently with the request for a zone change. The request to change the general plan designation and zoning classification reflects the decision by the Brea Olinda Unified School District to dispose of the property since it is no longer needed for District purposes and is in keeping with the development pattern of the neighborhood. The project helps fulfill General Plan Housing Element Goal 1.0 by maintaining and improving the quality of existing housing and residential neighborhoods in Brea; and preserving the character, scale and quality of established residential neighborhoods. The proposed project involves the development of a single-family residence, accessory dwelling unit and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

b. The Subject Property is suitable for the Project in terms of access, size of parcel, relationship to similar or related uses and other considerations on grounds that include but are not necessarily limited to the following. The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The proposed project meets all the development standards of the zone and equestrian facilities have been designed to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the appearance of the neighborhood.

c. Zone Change 20-02 is not detrimental to the use of land in any adjacent zone on grounds the proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been located to minimize impacts on adjoining properties. The project meets all of the development standards of the Single Family Residential (Equestrian Overlay) – R-1(E) – zone. The overall design and appearance of the proposed project is consistent with the appearance of nearby residences.

d. The Project is in the best interest of the City as a whole on grounds that include but are not necessarily limited to the following. The proposed project involves the development of a single-family residence, accessory dwelling unit, and private equestrian facilities on a parcel of approximately 8.5 acres. The equestrian facilities have been located to minimize impacts on adjoining properties. The overall design and appearance of the proposed project is consistent with the development pattern and appearance of nearby residences.



e. Based on its findings in the preceding paragraphs of this Ordinance, the City Council hereby approves Zone Change No. ZC 20-02 and amends the Official Zoning Map of the City of Brea to reflect the actions of this Ordinance., as depicted in Exhibit "A."

3. The City Clerk shall certify to the adoption of this Ordinance and cause it to be published as required by law.

**APPROVED AND ADOPTED** this 2nd day of June, 2020

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Ordinance was introduced at the regular meeting of the City Council of the City of Brea held on the 19<sup>th</sup> day of May, 2020 and was finally passed at the regular meeting of the City Council of the City of Brea on the 2nd the day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

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

**EXHIBIT A**  
**ZONE CHANGE NO. ZC 20-02**

The Property described as Assessor Parcel Number 248-191-23 shall be designated as R-1(E), Single Family Residential (Equestrian Overlay) zone on the City's official Zoning Map.



City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Adopt Ordinance No. 1214 approving Planned Community Master Plan No. PCMP 19-01, and related Zone Change No. ZC 19-01 and Development Agreement No. DA 19-01, for the development of 114 multifamily on a 1.01-acre parcel located at the southeast corner of Mercury Lane and Berry Street.

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**RECOMMENDATION**

Staff recommends that the City Council:

1. Approve second reading of Ordinance No. 1214 approving the Mercury Residential Planned Community Master Plan, Zone Change, and Development Agreement; and
2. Adopt Ordinance No. 1214 approving the Mercury Residential Planned Community Master Plan, Zone Change, and Development Agreement.

**BACKGROUND/DISCUSSION**

On May 21, 2020, the City Council voted 5-0 to:

1. Adopt a Resolution certifying a Final Environmental Impact Report (FEIR 19-01, SCH NO. 218121032) and adopting Findings, a Mitigation Monitoring and Reporting Program, and a Statement of Overriding Considerations; and
2. Introduce "An Ordinance of the City of Brea Approving the Mercury Residential Planned Community Master Plan No. PCMP 19-01 and Related Zone Change No. ZC 19-01 and Development Agreement No. 19-01 for Development of 114 Workforce Residential Units on a 1.01-acre parcel located at the southeast corner of Mercury Lane and Berry Street, and making Findings in Support Thereof" subject to the Development Agreement modifications summarized below.

**CHANGES TO DEVELOPMENT AGREEMENT:**

1. Section 11.C (Brea Workforce Housing Program) was revised to reserve ten (10) units not subject to the employer participation requirement.
2. Section 12.D (Contribution to Use and Maintenance of West Downtown Parking Garage) was modified to expand permissible use of parking garage fee to include the maintenance, repair, and upkeep of the pedestrian access between the Project and Parking Garage.
3. Section 12.E (Car-Share and Bike-Share Program) was modified provide car-share

program flexibility subject to its availability by third parties.

The title of the Ordinance was read by the City Attorney at the May 21<sup>st</sup> meeting. If adopted, the Ordinance would take effect 31 days after adoption.

**FISCAL IMPACT/SUMMARY**

The Project provides a positive impact on the General Fund with contributions outlined in the Development Agreement including a \$10,000 contribution toward traffic improvements and \$180,000 towards sidewalk and bike lane improvements.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Maribeth Tinio, Senior Planner

Concurrence: Tracy Steinkruger, Community Development Director

Concurrence: Jennifer A. Lilley, AICP, City Planner

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**Attachments**

City Council Staff Report Dated May 19, 2020

Ordinance

Development Agreement

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City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 05/19/2020

**SUBJECT:** ZONE CHANGE NO. ZC 19-01, PLANNED COMMUNITY MASTER PLAN NO. PCMP 19-01, DEVELOPMENT AGREEMENT NO. DA 19-01, AND FINAL ENVIRONMENTAL IMPACT REPORT NO. FEIR 19-01 FOR THE MERCURY RESIDENTIAL DEVELOPMENT PROPOSAL AT THE SOUTHEAST CORNER OF MERCURY LANE AND BERRY STREET

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**RECOMMENDATION**

**MAY 12, 2020 SPECIAL CITY COUNCIL MEETING**

On May 12, 2020, the Brea City Council considered the proposed Mercury Lane workforce housing project. At the public hearing, the City Council provided comments and/or direction to City staff on the proposed project, which has resulted in changes to the Draft Ordinance and Conditions of Approval as well as the Draft Development Agreement. Updated versions of the documents (both redline and clean versions) have been forwarded to the Council for additional consideration at the May 19, 2020 City Council meeting.

**PLANNING COMMISSION RECOMMENDATION**

On April 28, 2020, the Planning Commission reviewed the Mercury Residential development proposal ("Project") which includes the following requests:

- A Zone Change from Commercial Industrial to Planned Community;
- A Planned Community Master Plan including site-specific development standards, property management, and implementation requirements for a high-density, workforce housing project in an industrial zone consisting of 114 studio, one bedroom and two-bedroom rental units located on a 1.01-acre parcel;
- A Development Agreement granting vested rights and requiring certain community benefits; and
- A Final Environmental Impact Report ("EIR") inclusive of all environmental analysis, mitigation measures and findings to address environmental impacts.

The Planning Commission recommended (5-0) the City Council approve the Project with modifications and recommendations contained in the Conditions of Approval within the Draft Ordinance, see Attachment 1.

## **BACKGROUND/DISCUSSION**

### **BACKGROUND**

On January 15, 2019, the City Council initiated Zone Change No. ZC 19-01 in response to a request by the Applicant to rezone the subject property from Commercial Industrial (C-M) to Planned Community (PC). The Applicant then submitted requests for consideration of Planned Community Master Plan No. PCMP 19-01 ("Master Plan"), and Development Agreement No. 19-01 ("Development Agreement") for development of a 5-story building with 114 residential units. An EIR for the Project pursuant to the requirements of the California Environmental Quality Act ("CEQA") was prepared for this request.

### **Summary of Project**

The subject is located on the southeast corner of Mercury Lane and Berry Street. The property has a General Plan designation of Light Industrial and is zoned C-M, Commercial Industrial. The property is currently vacant, adjacent to the Downtown and is surrounded by industrial uses.

The Project proposes to change the zoning to allow a Planned Community designation for a high-density, workhouse housing residential project in an industrial zone. The residential complex would include the construction of a 5-story building, 68-feet in height on a 1.01-acre parcel, see Attachments 4 & 5 – Master Plan & Plans. The Applicant has a vision for a private approach to affordable housing. The Project proposes to provide 114 multi-family residential apartments. The units range in size from studios (452-596 square feet), one bedrooms (651-675 square feet) and 2 bedrooms (1,111 square feet). The Project identifies these apartments as "workforce" units due to their size and proximity to major employment centers including: Mercury Insurance, Downtown Brea businesses, and adjacent commercial and industrial uses. The Applicant has also incorporated into the Project a plan to offer and maintain affordable rents based on the design, location, size and management of the complex.

More specific information about the Project can be found in the staff reports prepared for the Planning Commission and the Master Plan, included as attachments to this report.

### **Planning Commission Review**

On January 28, 2020, the Planning Commission held a public hearing to consider the Project and the Final EIR. The Planning Commission continued the hearing until February 25, 2020, see Attachment 6 – January 28, 2020 Staff Report & Minutes.

On February 25, 2020, the Planning Commission reviewed additional information provided by Staff, received additional public testimony and closed the public hearing. The Planning Commission directed Staff prepare a draft Resolution with Conditions of Approval to address several remaining issues/concerns, see Attachment 7 – February 25, 2020 Staff Report & Minutes. The Planning Commission continued the item to the March 23, 2020 regularly scheduled meeting.

The March 23, 2020 Planning Commission meeting was canceled due to the current COVID-19 emergency. The City re-noticed the Mercury project for the April 28, 2020 Planning Commission meeting. At this meeting, the Commission considered additional information presented by Staff, see Attachment 8 – April 28, 2020 Staff Report, the Applicant, and during public testimony. The public hearing was closed and the Commission deliberated and provided their recommendation

as outlined above.

## **DISCUSSION**

### **Zone Change**

The subject property is currently zoned Commercial Industrial, which does not allow for residential uses. The applicant has requested the zoning designation be changed to Planned Community, which would allow for development consistent with an approved Planned Community Master Plan. Pursuant to Section 20.424.020(A) of the City Code, the following findings must be made before the approval of a Zone Change:

1. The Zone Change is in conformity with the General Plan;
2. The subject property is suitable for the development in the Planned Community Zone under the proposed Planned Community Master Plan, in terms of access, size of parcel, relationship to similar or related uses and other considerations; and
3. The proposed change of zone is not detrimental to the use of land in any adjacent zone.

The draft ordinance, if adopted, would approve the proposed Zone Change based on these findings and facts about the Project in the record. Support for the findings are found in the draft Ordinance and within the associated staff reports.

### **Planned Community Master Plan**

The proposed Planned Community Master Plan sets forth the site-specific development standards, property management, and implementation requirements for the proposed high-density workforce housing project consisting of 114 studio, one bedroom, and two-bedroom rental units on the subject 1.01-acre parcel.

Pursuant to Section 20.272.030(G)(6) of the City Code, the following findings must be made before approval of the Planned Community Master Plan:

1. The Master Plan is consistent with the General Plan;
2. The Master Plan is consistent with the Brea Envisions Community Strategic Plan;
3. The Master Plan would provide for an innovative development in an area of the City that presents unique planning challenges due to considerations such as geography, topography, and changing patterns of development not otherwise addressed by the city's existing zoning rules;
4. The properties included in the Master Plan are suitable for the proposed uses, in terms of access, size, their relationship to adjacent properties and similar or related uses, and other relevant considerations; and
5. The Master Plan is in the best interest of the City as a whole.

The draft Ordinance, if adopted, would approve the proposed Master Plan based on these findings and facts about the Project in the record. Support for the findings are found in the draft ordinance and within the associated staff reports.

### **Development Agreement**

Section 20.272.030(G)(3) of the City Code requires a Development Agreement for every Planned Community Master Plan to provide the community and applicants the assurance that the proposed development, and its associated community benefits, will be realized by granting the applicant vested rights to develop in accordance with the approved plan, see Attachment 3.

The following outlines the community benefits that are currently part of the proposed Development Agreement:

- a. Revitalization and use of a vacant site consistent with state, regional, and local long-term goals to provide additional housing opportunities and affordable housing.
  1. Affordable Housing: Eleven (11) units would be reserved at or below low-income thresholds (as defined by state law) for a minimum of 55 years.
  2. Workforce Housing: At least eighty (80) of the units will have rents between \$1,200 to \$1,695 with the ability to increase rents up to a maximum of three percent (3%) annually for a period of forty (40) years with the following rental categories:
    - Six (6) units would have rents of not more than \$1,295
    - Six (6) units would have rents of not more than \$1,395
    - Six (6) units would have rents of not more than \$1,495
    - Six (6) units would have rents not more than \$1,595
    - Fifty-six (56) units would have rents not more than \$1,695
- b. Contribution of video surveillance hardware and software to serve traffic circulation and public safety goals for the Project area (\$10,000).
- c. Contribution towards future improvements to Imperial Highway (\$10,000), which would be a fair share contribution to mitigation measures that are deemed infeasible in the Final EIR because of Caltrans' jurisdiction over Imperial Highway.
- d. Contributions towards sidewalk and bike lane improvements on Mercury Lane (\$180,000).
- e. Contribution towards the use and maintenance costs of the City's West Downtown Parking Garage. The applicant is proposing that the City allow the Project's tenants to utilize the West Downtown parking garage for guest parking subject to payment of \$25 per space, per month towards such use. Additionally, the applicant is proposing that the City use those annual payments on maintenance, repair, and upkeep of the parking garage.
- f. Alternative transportation options in the City through creation of a car-share and bike-share program to serve the Project and provide local shuttle or similar system.

## **Received Correspondence**

Subsequent to the Planning Commission meeting, Staff received one letter in support of the Project from the Kennedy Commission, see Attachment 12, has received one letter from H. Van Ligten on behalf of the Applicant, see Attachment 13, and a letter from G. Etnire on behalf of Pacific Plastics, see Attachment 14.

## **ENVIRONMENTAL ASSESSMENT**

The Final EIR, see Attachment 9. for the Project complies with all of the requirements of CEQA and addresses all of the Project's significant environmental impacts. It also includes a Findings of Fact, Statement of Overriding Consideration and Mitigation Monitoring & Reporting Program, see Attachments 10 & 11.



**FISCAL IMPACT/SUMMARY**

The Project provides a positive impact on the General Fund with contributions outlined in the Development Agreement including a \$10,000 contribution toward traffic improvements and \$180,000 towards sidewalk and bike lane improvements.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Maribeth Tinio, Senior Planner

Concurrence: Tracy Steinkruger, Community Development Director

Concurrence: Jennifer A. Lilley, AICP, City Planner

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**Attachments**

Attachment A - Draft CEQA Resolution

Attachment B - Draft Ordinance (Clean)

Attachment C - Draft Ordinance (Redline)

Attachment D - Draft Development Agreement (Clean)

Attachment E - Draft Development Agreement (Redline)

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## **RESOLUTION NO. 2020-032**

### **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA CERTIFYING THE FINAL ENVIRONMENTAL IMPACT REPORT NO. FEIR 19-01 (SCH NO. 2018121032) FOR THE PROPOSED MERCURY RESIDENTIAL DEVELOPMENT LOCATED AT THE SOUTHEAST CORNER OF MERCURY LANE AND BERRY STREET AND ADOPTING FINDINGS, A MITIGATION MONITORING AND REPORTING PROGRAM, A STATEMENT OF OVERRIDING CONSIDERATIONS REGARDING THE SAME PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT**

#### **A. RECITALS**

1. On January 15, 2019, the City Council initiated Zone Change No. ZC 19-01 ("Zone Change 19-01") in response to a request by Dwight Manley ("Applicant") to rezone the property located at the southeast corner of Mercury Lane and Berry Street ("Subject Property") from Commercial Industrial (C-M) to Planned Community (PC), and the Applicant subsequently submitted applications for approval of Planned Community Master Plan No. PCMP 19-01 ("PCMP 19-01"), and Development Agreement No. 19-01 ("DA 19-01") to develop a 5-story building with 114 workforce residential units pursuant to the proposed Residential Planned Community Master Plan. Zone Change 19-01, PCMP 19-01, and DA 19-01 are collectively referred to herein as "the Project." Copies of PCMP 19-01 and DA 19-01 are each on file with the City.

2. Pursuant to the requirements of the California Environmental Quality Act ("CEQA"), the City prepared Final Environmental Impact Report No. FEIR 19-01 (the "FEIR") and a related Mitigation Monitoring and Reporting Program ("MMRP"), CEQA Findings of Fact ("CEQA Findings") and Statement of Overriding Considerations ("SOC"). Copies of the FEIR, the MMRP, CEQA Findings, and SOC are each on file with the City.

**RESO NO. 2020-032**  
May 19, 2020

Additional copies of the CEQA Findings and SOC are found in Exhibit A to this Resolution, which is hereby incorporated by reference as though set forth in full.

3. On January 28, 2020, February 25, 2020, and April 28, 2020, the Planning Commission held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the Planning Commission voted to recommend that the City Council certify the FEIR, and adopt the MMRP, the CEQA Findings, and the SOC.

4. On May 12, 2020 and May 19, 2020, the City Council held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to adopt this Resolution.

5. All legal prerequisites to adoption of this Resolution have been met.

## **B. RESOLUTION**

### **NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF BREA HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Resolution, are true and correct.

2. Based on the findings in the preceding paragraphs of this Resolution, the evidence included in the record of proceedings, including but not limited to all written evidence and testimony presented during above-referenced public hearings, and its own

**RESO NO. 2020-032**  
May 19, 2020

independent judgment and analysis, the City Council finds the FEIR has been completed in compliance with CEQA and presented to the City Council, the City Council has reviewed the FEIR and considered the information contained therein, and the FEIR reflects independent judgment and analysis of the City Council.

3. Based on the findings in the preceding paragraphs of this Resolution, the evidence included in the record of proceedings, including but not limited to all written evidence and testimony presented during above-referenced public hearings, and its own independent judgment and analysis, hereby certifies the FEIR and adopts the MMRP, the CEQA Findings, and the SOC.

4. The City Clerk shall certify to the adoption of this Resolution cause it to be entered into the Book of Resolutions of the City Council.

**ADOPTED AND APPROVED this 19th day of May, 2020**

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-032**  
May 19, 2020

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 Council of the City of Brea, held on the 19th day of May, 2020, by the following vote:

AYES: COUNCILMEMBER

NOES: COUNCILMEMBER

ABSENT: COUNCILMEMBER

ABSTAIN: COUNCILMEMBER

DATE: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-032**  
May 19, 2020

## **EXHIBIT A**

### **Exhibit A Findings and Facts in Support of Finding & Statement of Overriding Considerations**

(Previously provided as Attachment 10 to the May 12, 2020 Staff Report)

**RESO NO. 2020-032**  
May 19, 2020

## **ORDINANCE NO.**

### **AN ORDINANCE OF THE CITY OF BREA APPROVING THE MERCURY RESIDENTIAL PLANNED COMMUNITY MASTER PLAN NO. PCMP 19-01 AND RELATED ZONE CHANGE NO. ZC 19-01 AND DEVELOPMENT AGREEMENT NO. 19-01 FOR DEVELOPMENT OF 114 WORKFORCE RESIDENTIAL UNITS ON A 1.01-ACRE PARCEL LOCATED AT THE SOUTHEAST CORNER OF MERCURY LANE AND BERRY STREET, AND MAKING FINDINGS IN SUPPORT THEREOF**

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

1. On January 15, 2019, the City Council initiated Zone Change No. ZC 19-01 ("Zone Change 19-01") in response to a request by Dwight Manley ("Applicant") to rezone the property located at the southeast corner of Mercury Lane and Berry Street ("Subject Property") from Commercial Industrial (C-M) to Planned Community (PC), as shown in Exhibit A to this Ordinance, which is hereby incorporated as though set forth in full. The Applicant subsequently submitted applications for approval of Planned Community Master Plan No. PCMP 19-01 ("PCMP 19-01") and Development Agreement No. 19-01 ("DA 19-01") to develop a 5-story building with 114 workforce residential units on the Subject Property pursuant to PCMP 19-01. Zone Change 19-01, PCMP 19-01, and DA 19-01 are collectively referred to herein as "the Project." Copies of PCMP 19-01 and DA 19-01 are each on file with the City.

2. Pursuant to the requirements of the California Environmental Quality Act ("CEQA"), the City prepared Final Environmental Impact Report No. FEIR 19-01 (the "FEIR") and a related Mitigation Monitoring and Reporting Program ("MMRP"), CEQA Findings of Fact ("CEQA Findings") and Statement of Overriding Considerations ("SOC"). Copies of the FEIR, the MMRP, CEQA Findings, and SOC are each on file with the City.

3. On January 28, 2020, February 25, 2020, and April 28, 2020, the Planning Commission held a duly noticed public hearing to consider the Project and the FEIR, at

**ORDINANCE NO.**

which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the Planning Commission voted to recommend that the City Council certify the FEIR, and adopt the MMRP, the CEQA Findings, and the SOC.

4. On May 12, 2020, the City Council held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to continue the public hearing to its regular meeting on May 19, 2020.

5. On May 19, 2020, the City Council held a duly noticed continued public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to certify the FEIR and adopt the MMRP, the CEQA Findings, and the SOC.

6. All legal prerequisites to adoption of this Ordinance have been met.

**B. ORDINANCE.**

**THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Resolution, are true and correct.

2. Based on its findings in the preceding paragraphs of this Ordinance, the evidence presented at the above-referenced public hearings, including but not limited to the FEIR, the MMRP, the CEQA Findings, the SOC, the Conditions of Approval for



**ORDINANCE NO.**

PCMP 19-01 set forth in Exhibit B to this Ordinance, which is hereby incorporated as though set forth in full, all written evidence and testimony presented during those hearings, and its own independent judgment and analysis, the City Council hereby finds as follows:

a. The Project is in conformity with the General Plan on grounds that include but are not necessarily limited to the following. The Project proposes a planned community master plan for 114 workforce residential units at a low and moderate rental affordability located directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. General Plan Policy HE 3.2 promotes providing opportunities for mixed use and infill housing development opportunities in Downtown Brea as part of the City's ongoing revitalization strategy for the area. General Plan Policy CD 1.9 encourages new development that is organized around compact, walkable, mixed-use neighborhoods and districts to conserve open space resources, minimize infrastructure costs, and reduce reliance on the automobile. Policy CD-9.2 encourages accommodation of emerging housing trends, and encourage pedestrian linkage to surrounding neighborhoods and activity centers. Policy CD-9.5 promotes providing quality, affordable housing that would accommodate young families, college students, and educators. The General Plan expressly recognizes the use of Planned Communities as a flexible planning tool for achieving a cohesive land use plan for a property or related properties.

b. The Subject Property is suitable for the Project in terms of access, size of parcel, relationship to similar or related uses and other considerations on grounds that include but are not necessarily limited to the following. The Subject Property is 1.01

**ORDINANCE NO.**

acres in size, which can accommodate the proposed 5-story high density residential apartment building 68-feet in height that would be directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. Access for vehicles would be provided from Mercury Lane, and pedestrian and bicycle access would be ensured by frontage improvements along Berry Street and Mercury Lane. The alternative development guidelines and standards found in PCMP 19-01 regarding building height, setbacks, floor area ratio and other development standards are suitable for the development.

c. Zone Change 19-01 is not detrimental to the use of land in any adjacent zone on grounds that include but are not necessarily limited to the following. The Project would introduce residential uses into an area currently developed for commercial industrial uses but will be located on the edge of those uses. Existing commercial industrial uses would be buffered by Berry Street, Mercury Lane, and a parking lot predominantly used for trailer parking. Potential noise problems have been addressed by Project features and the required disclosures to future residents. Property values in adjacent zones will also benefit from the investment in improvements that will accompany and may follow the development of the new residential use.

d. The Project is consistent with the Brea Envisions Community Strategic Plan on grounds that include but are not necessarily limited to the following. The Project promotes higher density living, affordable housing, and site specific standards to ensure quality design and rental affordability. The Project is located directly adjacent to The Tracks at Brea Trail, Downtown Brea, and major employers within a ¼ to ½ mile walking and biking distance. The Project will therefore enhance and promote pedestrian

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friendly development throughout our community and within the public spaces and will promote the Tracks at Brea Trail as an alternative pathway through the community. Brea Envisions calls for planning for additional, safe public pathways for pedestrians and cycling in zoning and development decisions. The Project will contribute funds towards bike lane and sidewalk improvements. Brea Envisions calls for the possible creation of development zones in the City that would encourage and allow for different uses within each zone; promoting higher density living and mixed affordable housing where appropriate for the existing neighborhood. The Project will maintain a consistent and acceptable balance of both residential and commercial/industrial development. The Project would provide for an innovative development in an area of the City that presents unique planning challenges due to considerations such as geography, topography, and changing patterns of development not otherwise addressed by the Zoning Code on grounds that include but are not necessarily limited to the following. PCMP 19-01 provides innovative site specific standards to allow innovative workforce housing at an affordable level in an area uniquely located between, and with pedestrian and vehicle access to, major commercial and industrial employers, which would not be possible under the otherwise applicable provisions of the Zoning Code.

e. The Project is in the best interest of the City as a whole on grounds that include but are not necessarily limited to the following. PCMP 19-01 provides an emerging residential product not currently provided for by the Zoning Code and provides site specific standards to ensure quality and affordability. The Project provides 114 workforce housing residential units at a low and moderate rental affordability. The Project also provides priority to Brea employers and employees as opportunity to live, work and

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play within the City. It further helps fulfill State and Regional housing goals for the City as outlined by the Southern California Association of Governments' Regional Transportation Plan/Sustainable Communities Strategy. It also fulfills goals and Policies of the City's General Plan, Housing Element and the Brea Envisions Community Strategic Plan.

3. Based on its findings in the preceding paragraphs of this Ordinance, the City Council hereby approves Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, and Development Agreement No. DA 19-01, subject to the Conditions of Approval for PCMP 19-01 found in Exhibit B.

4. The City Clerk shall certify to the adoption of this Ordinance and cause it to be published as required by law.

ADOPTED AND APPROVED this \_\_\_\_th day of \_\_\_\_, 2020

\_\_\_\_\_  
Marty Simonoff  
Mayor

I, Lillian Harris-Neal, City Clerk to the City Council of the City of Brea, do hereby certify that the foregoing Ordinance was introduced at the regular meeting of the City Council of the City of Brea held on the 19<sup>th</sup> day of May, 2020 and adopted by the City Council at the regular meeting of the City Council of the City of Brea on the \_\_\_\_the day of \_\_\_\_, 2020 by the following votes:

AYES: COUNCILMEMBER

NOES: COUNCILMEMBER

ABSENT: COUNCILMEMBER

ABSTAIN: COUNCILMEMBER

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal  
City Clerk

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**EXHIBIT A**  
**ZONE CHANGE NO. ZC 19-01**

The Property described as Assessor Parcel Number 296-141-05 shall be designated as PC Planned Community Zone on the City's official Zoning Map.



**EXHIBIT B**  
**CONDITIONS OF APPROVAL FOR PCMP 19-01**

Planned Community Master Plan No. PCMP 19-01 is approved subject of the following conditions, which the Applicant shall incorporate into a revised version of the Planned Community Master Plan to be submitted to the City for the final review and approval of the Community Development Director prior to issuance of building permits.

1. Project Plans: Development must occur in substantial conformance with the plans and specifications submitted to the City Council dated May 12, 2020, which includes Planned Community Master Plan No. PCMP 19-01, site plan, conceptual architectural elevations and associated details, conceptual landscape plans on file in the Planning Division, the conditions contained herein, and all applicable City regulations.
2. Conformance: The Community Development Director's review and approval of all proposed structures for substantial conformance with Planned Community Master Plan No. PCMP 19-01, plans and standards set forth herein as to building location, building square footage, site circulation, signage, and architecture is required prior to the issuance of any building permit. Operation and development of the Project shall remain in substantial conformance with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Significant changes to the Project may require the amendment to Planned Community Master Plan No. PCMP 19-01.
3. Mitigation Monitoring and Reporting Program: All Mitigation Measures contained in the Mitigation Monitoring and Reporting Program from Final Environmental Impact Report No. FEIR 19-01 are incorporated herein by reference as conditions of approval for the Project.
4. Digital Plans and Exhibits: The Applicant must provide a digital copy (suitable for archival storage) of the plans and specifications noted in Condition 1 to the Brea Planning Division prior to the issuance of any building permits for the development.
5. Setbacks: Final building location and setbacks must be consistent with the layout shown within Planned Community Master Plan No. PCMP 19-01 as illustrated in the plans and specifications presented to and approved by the City Council. Where the plans and specification do not address setback requirements the standards of the Mixed Use I or R-3, Multi-Family Residential, or most closely applicable zoning district as determined by the City Planner, shall apply.
6. Parking: Vehicle parking requirements in Planned Community Master Plan No. PCMP 19-01 must be revised to require a minimum of one 1.35 parking stalls per unit and to prohibit any reduction in the number of required parking spaces to accommodate any bicycle parking stalls.
7. Parking Management Plan: The Applicant must prepare and submit a Parking Management Plan ("PMP"), which must be prepared by a registered civil/traffic engineer. The review and approval of the PMP by the Community Development

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Director and City Engineer is required prior to issuance of any building permits. The PMP shall be reviewed by the City's parking consultant, time and fees to be paid for by the Applicant, as determined necessary by the City. A key goal of the PMP shall be to limit any potential for off-site parking impacts to the adjacent industrial areas. The PMP must also address the use of all on-site and off-site parking and incorporate management strategies recommended by the peer review of the parking study conducted by Gibson Transportation. The PMP must also identify a process and central contact to address and resolve any on-site parking discrepancies or issues in a timely fashion. The PMP shall include, but is not limited to, the following strategies:

- 7.1. A tenant outreach plan indicating parking areas in the on-site structure and the prohibition of parking on adjacent private property (unless off-site parking agreements are secured). The outreach plan shall include, but is not limited to, a map of the proximity of the Project to Downtown Brea and options and encouragement of alternative transportation.
- 7.2. Timely, private enforcement of on-site and off-site parking requirements in the event that monitoring reveals that the Project's total parking demand consistently exceeds the total provided parking supply (e.g. secure additional parking).
- 7.3. Preparation of a parking monitoring report to assess on-site and off-site parking demands and the efficacy of any trip/parking reducing measures. The report shall be prepared by the Applicant and submitted to the City within one year of the Project reaching at least 50% occupancy. On-site parking locations shall be remain accessible to the City for the purposes of collecting data regarding parking demands or when a complaint threshold determined by the Community Development Director has been exceeded.
- 7.4. Use of on-site parking spaces shall be limited to the parking of resident/owners motor vehicles (i.e. cars, trucks, SUVs, motorcycles). Storage of any materials that precludes the parking of vehicles is prohibited. The storage of recreational vehicles in a garage or structured residential vehicle space is prohibited.
- 7.5. Alternative Transportation & Parking Strategies to reduce vehicle dependency. Such strategies shall include, but are not limited to, parking cash-outs, car share, carpool/vanpool programs, rideshare or ride-matching, on-site bicycle parking spaces, bike share, etc. Any such strategies shall also be required to meet any applicable public health and safety requirements.
- 7.6. Use of West Downtown Parking Garage; Offsite Parking. The Project may provide some of the required parking off-site subject to the further review and approval of the Community Development Director; provided that any

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use of the West Downtown Parking Structure shall also require an agreement with the City approved by the City Council.

- 7.7. Designation of reserved truck parking areas on Mercury Lane with appropriate markings and postings. No changes shall be made to the cul-de-sac on Mercury Lane as part of the Project.
- 7.8. No changes to City policies that currently prohibit overnight parking on Mercury Lane and Berry Street.
- 7.9. The Project site shall be added to the route for the micro-transit circulator trolley when the City implements it.
8. Bike Storage: The Applicant must maintain a minimum of 114 bicycle stalls on-site consistent with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Additionally a bike maintenance area inclusive of adequate maintenance tools (e.g. bike pump, repair kit, tools, etc.) shall be maintained on-site and available in perpetuity. Should the need for bicycle storage and maintenance area and equipment be changed or discontinued, the Applicant shall provide a plan and justification indicating purpose of the changing need (e.g. emerging transportation trends, improved use to accommodate parking demand, etc.) and planned use for the space. Such justification and plan are subject to the review and approval of the Community Development Director. The plan shall serve to continue to promote alternative transportation and/or help support the parking demand for the Project.
9. Noise:
  - 9.1. The Project site shall be designated as “non-residential “ for purposes of applying the City’s noise standards, and the following requirements must be met:
  - 9.2. The Project shall incorporate building construction techniques that achieve an interior noise standard of 45 dBA CNEL for all residential units.
  - 9.3. A “windows closed “ condition shall be required for all residential units within the Project site to meet the interior noise standard. To accommodate a windows closed conditions, all units shall be equipped with adequate fresh air ventilation, per the requirements of the California Uniform Building Code (UBC).
  - 9.4. The Project shall install upgraded windows and sliding glass doors with a minimum Standard Transmission Class (STC) ratings of 31.
  - 9.5. Prior to issuance of building permits, the Applicant shall demonstrate to the City building department that the proposed building shell and window assemblies will achieve exterior to interior noise exposure of 45 dBA CNEL or less.



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- 9.6. The Project shall comply with California Title 24 building insulation requirements for exterior walls, roofs and common separating assemblies (e.g. floor/ceiling assemblies and demising walls), as specified in the California Code of Regulations Title 24, California Building Standards Code.
- 9.7. Party wall and floor-ceiling assembly designs must provide a minimum STC of 50, based on lab tests. Field tested assemblies must provide a minimum noise isolation class (NIC) of 45
- 9.8. Floor-ceiling assembly designs must provide for a minimum impact insulation class (IIC) of 50, based on lab tests. Field tested assemblies must provide a minimum FIIC of 45.
- 9.9. Entry doors from interior corridors must provide an STC of 26 or more.
- 9.10. Penetrations or openings in sound rated assemblies must be treated to maintain required ratings.
- 9.11. Interior noise levels due to exterior sources must not exceed a community noise equivalent level (CNEL) or a day-night level (LDN) of 45 dBA, in any habitable room.
- 9.12. For proper acoustical performance, all exterior windows, doors, and sliding glass doors shall have a positive seal and leaks/cracks must be kept to a minimum.
- 9.13. The courtyard and roof top deck shall be shielded from undesirable exterior noise exposure by enclosing the space with a solid faced screening wall facing the adjacent roadways. The designed noise screening barrier's weight must be at least 3.5 pounds per square foot of face area without decorative cutouts or line-of-site openings between the shielded areas and the Project site. All gaps (except for weep holes) shall be filled with grout or caulking to avoid flanking. The noise control barrier must be constructed using one, or any combination of the following materials: masonry block; stucco veneer over wood framing (or foam core), or 1-inch thick tongue and groove wood of sufficient weight per square foot; and/or transparent glass (3/8 inch thick), acrylic, polycarbonate, or other transparent material with sufficient weight per square foot.
- 10. Landscaping: The Applicant must provide a detailed final landscaping and irrigation plan consistent with Planned Community Master Plan No. PCMP 19-01. Such landscaping and irrigation plan must be reviewed and approved by the City Planner and Public Works Department prior to the issuance of any building permits. Approved landscaping and irrigation shall be installed prior to occupancy. All landscaping and irrigation shall comply with the provisions of the City's Water Conservation Water Supply Shortage Program (Brea City Code Chapter 13.20). The final landscaping and irrigation plans shall be in accordance with the final site and grading plans and shall include, but not be limited to the following:

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- 10.1. The number of trees provided shall not be less than the amount depicted on the conceptual landscape plans contained within Planned Community Master Plan No. PCMP 19-01. A minimum of 75% of the trees shall be a minimum 36-inch boxed size or larger with a minimum trunk height of 8-feet and the balance of the trees shall be a minimum 24-inch boxed size with a minimum trunk height of 8-feet.
- 10.2. Details shall include the quantity, species type and placement of final trees.
- 10.3. All landscaped areas shall be kept free from weeds and debris, maintained in a healthy growing condition and shall receive regular pruning, fertilizing, mowing and trimming. Unhealthy, dead or damaged plant materials shall be removed and replaced within thirty (30) days following written notice from the Community Development Department.
- 10.4. Common Open Space and Outdoor Living Areas: Common open space and outdoor living space shall be consistent with the details and specifications in Planned Community Master Plan No. PCMP 19-01. Where any ambiguity in size/area specifications exists the provisions of the Brea Zoning Code most closely matching the issue shall be observed. These spaces are to be provided to residents and maintained by the property management or property owner in perpetuity.
11. HVAC and Venting: All HVAC and ground mounted equipment must be depicted in the construction drawings during building plancheck submittal and must be fully screened by landscaping and/or architecturally compatible screening subject to the review and approval of the Planning Division. The location of the HVAC venting and intake must be located in such a way to ensure optimal location for air quality benefits and shall be subject to the review and approval of the Building Official.
12. Mailboxes: Final mailbox designs and locations shall be reviewed and approved by the Planning Division and United States Postal Service.
13. Trash and Storage: All trash storage, including bins and containers, must be shielded from public view within a building, garage, or a gated enclosure having walls at least six (6) feet in height. The design of enclosures shall be visually consistent with the architecture used for the building and shall require a separate review and approval of the Planning Division and the Public Works Department prior to installation.
14. Signs: The Applicant shall provide detailed sign plans consistent with the Sign Criteria outlined in Planned Community Master Plan No. PCMP 19-01 subject to the review and approval of the City Planner prior to the approval of any individual sign installation permit. Such plans shall include pertinent details regarding maximum sign area, letter sizes, locations, number, and associated details. Signage shall be designed to minimize aesthetic and light and glare impacts within and surrounding the Project.

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**15. Utilities, Grading & Site Improvements:**

15.1. Prior to issuance of a grading permit, the Applicant shall submit easement document (i.e. legal and plat) of the required dedication for City Engineer's review and approval. The legal and plat shall be prepared by a licensed Land Surveyor. The required dedications are as follow:

15.1.1. Berry Street: additional 2-foot right-of-way for 5-foot landscaped parkway and 5-foot sidewalk.

15.1.2. Mercury Lane: additional 5-foot right-of-way for 5-foot parkway and 5-foot sidewalk.

15.1.3. Corner Cutoff at Berry Street and Mercury Lane per City Code Chapter 20.08.060.

15.2. Prior to issuance of a grading permit, the Applicant shall submit public improvement plans prepared by a Registered Civil Engineer in accordance with City of Brea Standard Plans and specifications for City Engineer's review and approval. The public improvements, include but are not limited to the following:

15.2.1. Remove and reconstruct the curb and gutter on Mercury Lane fronting the Project.

15.2.2. Remove and reconstruct the ADA ramp at the corner of Berry Street and Mercury Lane per latest City standards.

15.2.3. Construction of 5-foot sidewalk on Berry Street and Mercury Lane.

15.2.4. Re-stripe and install street signage (as applicable) on Mercury Lane and Berry Street.

15.2.5. No depressed curb (i.e. curb cuts) shall be permitted on Berry Street. This includes any curb cuts to access the proposed service/maintenance enclosures.

15.2.6. The Loading/Unloading/Rideshare pick-up and drop-off zone on Mercury Lane shall be placed minimum 60-foot from the Berry Street intersection.

15.2.7. Location of the building doors where the building has less than 5-foot set-back from the property line shall be included in the Civil Plans. The proposed door-swing and landing area for any door openings shall not encroach into the corner cut-off area.

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- 15.2.8. Location of parkway trees shall be included on the Civil Plans per City Code Chapter 12.20.
- 15.3. Prior to issuance of a grading permit, the Applicant shall submit Solid Waste/Trash Collection Circulation Plan for City Engineer's review and approval. The proposed trash bins shall be moved to the street level through the proposed driveway approach on Mercury Lane. A separate depressed curb/curb cut shall not be permitted for this purpose. The trash bin staging area shall be provided within the private property to minimize the trash collection activities within the street.
- 15.4. Prior to issuance of a grading permit, any decorative paving proposed in the public right-of-way shall be reviewed and approved by City Engineer. The Applicant shall enter into an Encroachment License Agreement for construction and maintenance of decorative features and proposed landscape and parkway trees by the Applicant.
- 15.5. Prior to issuance of a grading permit, the Applicant shall submit a CCTV video inspection of the existing 8-inch sewer lateral located at the southwest corner of the property to City for review of the existing condition prior to approval to connect. If the existing 8-inch sewer lateral is suitable to connect to, the Applicant shall be responsible to construct a sewer lateral for the proposed development.
- 15.6. All proposed shelters, including benches, for rideshare waiting purpose shall be located within the private property.
- 15.7. Prior to issuance of a grading permit, the Applicant shall submit final Water Quality Management Plan for review and approval.
- 15.8. The Applicant shall submit final Hydrology and Hydraulic Study for review and approval. The Hydrology and Hydraulic study shall include but not be limited to the following:
- 15.8.1. Any increased runoff from the development shall be detained on-site and the proposed discharge shall be equal or less than the pre-existing conditions in terms of quantity and velocity.
- 15.8.2. The final study must demonstrate that the adjacent properties, streets and existing storm drain system are not negatively impacted by the Project.
- 15.8.3. Any storm drain connection shall be constructed as a lateral to the storm drain main. A storm drain connection to the back of existing catch basin shall not be permitted.
- 15.8.4. Project site is designated as Zone X and has tendency to result in shallow flooding with average depths of less than one foot. The

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final study shall discuss how the proposed development is protected from the shallow flooding.

- 15.9. The Applicant shall be responsible to prepare document and pay for any publication fee (if applicable) for City to vacate the existing City owned sewer easement located at the south west corner of the property.
- 15.10. The Applicant shall be responsible to obtain the permission to perform any work on the adjacent private properties.
- 15.11. The Applicant shall be responsible for securing the required encroachment permits or licenses for installation of any structures, piping and landscaping in easements of record on the Project. Such approval from easement holders will be required by the City Engineer prior to the issuance of any permits.
- 15.12. The Applicant shall complete the construction of all required public improvements, including any field punch list items prior to issuance of building occupancy.
16. Fire Master Plan: The Applicant shall prepare and submit a separate Fire Master Plan for the review and approval by the Fire Marshal and Fire Prevention Staff. This plan shall convey all fire and life safety details and shall include final plans for roadway and fire access, necessary water requirements and supply, conditions for the Project, signage and street markings, and other related items as deemed necessary by Fire Services. Upon evaluation of the Fire Master Plan, additional access to the southeast corner of the building shall be reviewed for sufficient ingress/egress.
17. Wall & Fencing Plan: The design and location for all walls and fences shall be subject to the review and approval of the City Planner. All perimeter walls shall be of a decorative masonry construction with appropriate capstones and columns. A final Wall & Fencing Plan shall be submitted for review and approval prior to the issuance of building permits.
18. Art in Public Places Program (APP): The Applicant shall be responsible for meeting Brea's Art in Public Places requirement per the current Art in Public Places Policy Manual and Ordinance. The minimum required public art allocation shall be 1% of the total building construction valuation as determined by the International Conference of Building Officials (ICBO) at the time building permits are issued. The Applicant shall adhere to the following:
  - 18.1. Submit Part 1 of the APP application prior to issuance of building permits.
  - 18.2. Submit Part 2 of the APP application and obtain APP Committee approval within six (6) months of building permit issuance.

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- 18.3. Submit Part 3 of the APP application and complete sculpture installation prior to Certificate of Occupancy Issuance.
19. Fees: The Applicant shall pay any and all fees due prior to the issuance of any building permits unless otherwise outlined in Development Agreement No. DA 19-01.
20. Housing Opportunity: The Applicant shall advertise and provide notice of the housing opportunity presented by the Project to City residents and persons working in the City as outlined in Planned Community Master Plan No. PCMP 19-01.
21. Relationship to the Zoning Code: Development Agreement No. DA 19-01 and Planned Community Masterplan No. PCMP 19-01 augment the development regulations and standards of the Brea Zoning Code. Whenever a question arises regarding implementation of the Project that is not addressed in the Development Agreement and/or the Planned Community Master Plan, the regulations of the Zoning Code that are most applicable to the issue, condition or situation shall apply. In the event that the provisions of the Development Agreement and/or Planned Community Masterplan are in conflict with the Zoning Code, the conditions of the Development Agreement and/or Planned Community Masterplan shall prevail. Words, phrases, and terms not specifically defined herein shall have the same definition as provided in the Brea Zoning Code unless it appears from the context that a different meaning was intended.
22. Interpretation: The Community Development Director shall have the responsibility to interpret the provisions of Development Agreement No. DA 19-01, Planned Community Masterplan No. PCMP 19-01, and these conditions of approval, subject to appeal to the Planning Commission.
23. Workforce Housing in an Industrial Area: This Project is identified as "Workforce Housing adjacent to Industrial and Commercial Uses". As such the property owner/property manager shall be required to prepare a disclosure and residential waiver and submit such documents for the review of the Community Development Director. The property owner/ property manager shall provide such disclosure to all potential residents prior to signing of lease or receiving of security deposit of rent or any other binding agreement to occupy a unit and shall obtain the signature of the potential tenant on the waiver and understanding of potential noise, parking, industrial neighborhood challenges, etc. prior to accepting any security for occupying a unit.
24. Indemnification; Hold Harmless: To the fullest extent permitted by law, the Applicant shall indemnify, defend and hold the City, its elected officials, officers, contractors serving as City officers, agents, and employees (collectively, "Indemnitees") free and harmless from: (i) any and all claims, liabilities and losses whatsoever occurring or resulting to any and all persons, firms, entities, or corporations furnishing or supplying work, services, materials, or supplies in connection with, or related to, the performance of work or the exercise of rights authorized by or pursuant to approval

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of Final Environmental Impact Report No. 19-01, Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. 19-01, or any of these approvals; (ii) any and all claims, lawsuits, liabilities, and/or actions arising out of, or related to such approval or approvals or the granting or exercise of the rights authorized by any or all of these approvals; and (iii) any and all claims, liabilities and losses occurring or resulting to any person, firm, entity, corporation for property damage, personal injury, or death, arising out of or related to any or all of these approvals, or exercise of rights granted by them. The Applicant's obligation to indemnify, defend, and hold the Indemnitees free and harmless as required hereinabove shall include, but is not limited to, paying all fees and costs incurred by legal counsel of the Indemnitees' choice in representing the Indemnitees in connection with any such claims, losses, lawsuits, or actions, and any award of damages, judgments, verdicts, court costs or attorneys' fees in any such lawsuit or action.

## ORDINANCE NO.

**AN ORDINANCE OF THE CITY OF BREA APPROVING THE MERCURY RESIDENTIAL PLANNED COMMUNITY MASTER PLAN NO. PCMP 19-01 AND RELATED ZONE CHANGE NO. ZC 19-01 AND DEVELOPMENT AGREEMENT NO. 19-01 FOR DEVELOPMENT OF 114 ~~MULTIFAMILY~~WORKFORCE RESIDENTIAL UNITS ON A 1.01-ACRE PARCEL LOCATED AT THE SOUTHEAST CORNER OF MERCURY LANE AND BERRY STREET, AND MAKING FINDINGS IN SUPPORT THEREOF**

### **A. RECITALS.**

1. On January 15, 2019, the City Council initiated Zone Change No. ZC 19-01 ("Zone Change 19-01") in response to a request by Dwight Manley ("Applicant ") to rezone the property located at the southeast corner of Mercury Lane and Berry Street ("Subject Property") from Commercial Industrial (C-M) to Planned Community (PC), as shown in Exhibit A to this Ordinance, which is hereby incorporated as though set forth in full. The Applicant subsequently submitted applications for approval of Planned Community Master Plan No. PCMP 19-01 ("PCMP 19-01") and Development Agreement No. 19-01 ("DA 19-01") to develop a 5-story building with 114 workforce residential units on the Subject Property pursuant to PCMP 19-01. Zone Change 19-01, PCMP 19-01, and DA 19-01 are collectively referred to herein as "the Project. " Copies of PCMP 19-01 and DA 19-01 are each on file with the City.

2. Pursuant to the requirements of the California Environmental Quality Act ("CEQA"), the City prepared Final Environmental Impact Report No. FEIR 19-01 (the "FEIR") and a related Mitigation Monitoring and Reporting Program ("MMRP"), CEQA Findings of Fact ( "CEQA Findings") and Statement of Overriding Considerations ("SOC"). Copies of the FEIR, the MMRP, CEQA Findings, and SOC are each on file with the City.



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3. On January 28, 2020, February 25, 2020, and April 28, 2020, the Planning Commission held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the Planning Commission voted to recommend that the City Council certify the FEIR, and adopt the MMRP, the CEQA Findings, and the SOC.

4. On May 12, 2020, the City Council held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to continue the public hearing to its regular meeting on May 19, 2020.

5. On May 19, 2020, the City Council held a duly noticed continued public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to certify the FEIR and adopt the MMRP, the CEQA Findings, and the SOC.

6. ~~5.~~ All legal prerequisites to adoption of this Ordinance have been met.

**B. ORDINANCE.**

**THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Resolution, are true and correct.

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2. Based on its findings in the preceding paragraphs of this Ordinance, the evidence presented at the above-referenced public hearings, including but not limited to the FEIR, the MMRP, the CEQA Findings, the SOC, the Conditions of Approval for PCMP 19-01 set forth in Exhibit B to this Ordinance, which is hereby incorporated as though set forth in full, all written evidence and testimony presented during those hearings, and its own independent judgment and analysis, the City Council hereby finds as follows:

a. The Project is in conformity with the General Plan on grounds that include but are not necessarily limited to the following. The Project proposes a planned community master plan for 114 workforce residential units at a low and moderate rental affordability located directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. General Plan Policy HE 3.2 promotes providing opportunities for mixed use and infill housing development opportunities in Downtown Brea as part of the City's ongoing revitalization strategy for the area. General Plan Policy CD 1.9 encourages new development that is organized around compact, walkable, mixed-use neighborhoods and districts to conserve open space resources, minimize infrastructure costs, and reduce reliance on the automobile. Policy CD-9.2 encourages accommodation of emerging housing trends, and encourage pedestrian linkage to surrounding neighborhoods and activity centers. Policy CD-9.5 promotes providing quality, affordable housing that would accommodate young families, college students, and educators. The General Plan expressly recognizes the use of Planned Communities as a flexible planning tool for achieving a cohesive land use plan for a property or related properties.

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b. The Subject Property is suitable for the Project in terms of access, size of parcel, relationship to similar or related uses and other considerations on grounds that include but are not necessarily limited to the following. The Subject Property is 1.01 acres in size, which can accommodate the proposed 5-story high density residential apartment building 68-feet in height that would be directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. Access for vehicles would be provided from Mercury Lane, and pedestrian and bicycle access would be ensured by frontage improvements along Berry Street and Mercury Lane. The alternative development guidelines and standards found in PCMP 19-01 regarding building height, setbacks, floor area ratio and other development standards are suitable for the development.

c. Zone Change 19-01 is not detrimental to the use of land in any adjacent zone on grounds that include but are not necessarily limited to the following. The Project would introduce residential uses into an area currently developed for commercial industrial uses but will be located on the edge of those uses. Existing commercial industrial uses would be buffered by Berry Street, Mercury Lane, and a parking lot predominantly used for trailer parking. Potential noise problems have been addressed by Project features and the required disclosures to future residents. ~~Properties~~Property values in adjacent zones will also benefit from the investment in improvements that will accompany and may follow the development of the new residential use.

d. The Project is consistent with the Brea Envisions Community Strategic Plan on grounds that include but are not necessarily limited to the following.

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The Project promotes higher density living, affordable housing, and site specific standards to ensure quality design and rental affordability. The Project is located directly adjacent to The Tracks at Brea Trail, Downtown Brea, and major employers within a ¼ to ½ mile walking and biking distance. The Project will therefore enhance and promote pedestrian friendly development throughout our community and within the public spaces and will promote the Tracks at Brea [Trail](#) as an alternative pathway through the community. Brea Envisions calls for planning for additional, safe public pathways for pedestrians and cycling in zoning and development decisions. The ~~project~~[Project](#) will contribute funds towards bike lane and sidewalk improvements. Brea Envisions calls for the possible creation of development zones in the City that would encourage and allow for different uses within each zone; promoting higher density living and mixed affordable housing where appropriate for the existing neighborhood. The Project will maintain a consistent and acceptable balance of both residential and commercial/industrial development. The Project would provide for an innovative development in an area of the City that presents unique planning challenges due to considerations such as geography, topography, and changing patterns of development not otherwise addressed by the Zoning Code on grounds that include but are not necessarily limited to the following. PCMP 19-01 provides innovative site specific standards to allow innovative workforce housing at an affordable level in an area uniquely located between, and with pedestrian and vehicle access to, major commercial and industrial employers, which would not be possible under the otherwise applicable provisions of the Zoning Code.

- e. The Project is in the best interest of the City as a whole on grounds

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that include but are not necessarily limited to the following. PCMP 19-01 provides an emerging residential product not currently provided for by the Zoning Code and provides site specific standards to ensure quality and affordability. The Project provides 114 workforce housing residential units at a low and moderate rental affordability. The Project also provides priority to Brea employers and employees as opportunity to live, work and play within the City. It further helps fulfill State and Regional housing goals for the City as outlined by the Southern California Association of Governments' Regional Transportation Plan/Sustainable Communities Strategy. It also fulfills goals and Policies of the City's General Plan, Housing Element and the Brea Envisions Community Strategic Plan.

3. Based on its findings in the preceding paragraphs of this Ordinance, the City Council hereby approves Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, and Development Agreement No. DA 19-01, subject to the Conditions of Approval for PCMP 19-01 found in Exhibit B.

4. The City Clerk shall certify to the adoption of this Ordinance and cause it to be published as required by law.

ADOPTED AND APPROVED this \_\_\_\_th day of \_\_\_\_, 2020

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Marty Simonoff  
Mayor



ORDINANCE NO.

I, Lillian Harris-Neal, City Clerk to the City Council of the City of Brea, do hereby certify that the foregoing Ordinance was introduced at the ~~special~~regular meeting of the City Council of the City of Brea held on the ~~12~~19<sup>th</sup> day of May, 2020 and adopted by the City Council at the regular meeting of the City Council of the City of Brea on the \_\_\_\_ the day of \_\_\_\_, 2020 by the following votes:

AYES: COUNCILMEMBER

NOES: COUNCILMEMBER

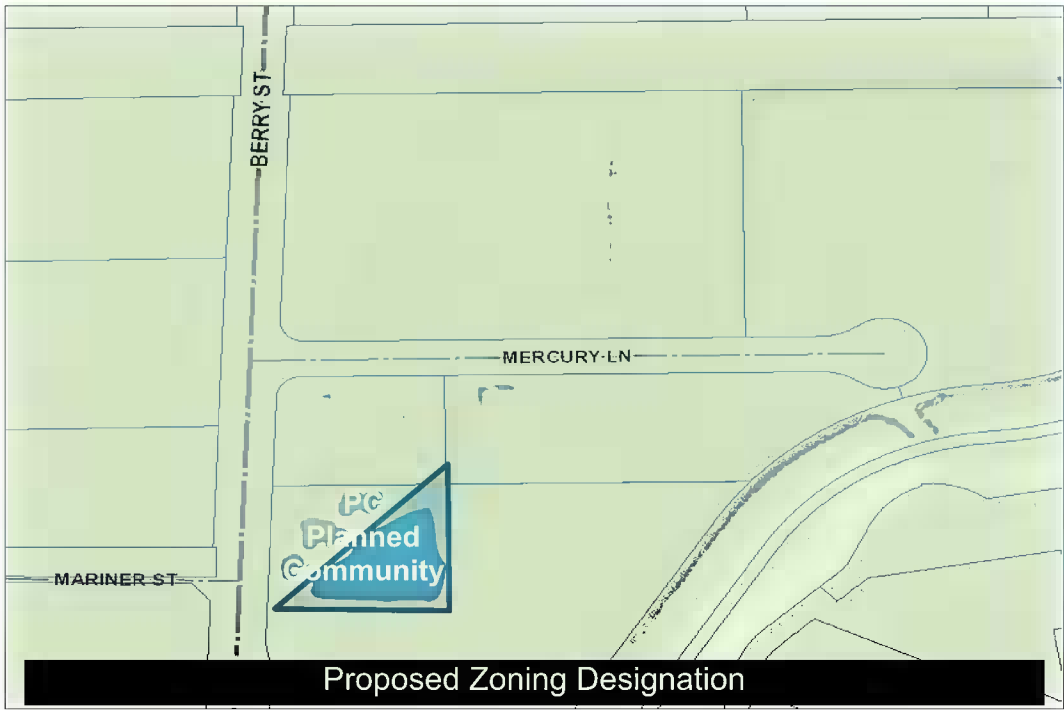
ABSENT: COUNCILMEMBER

ABSTAIN: COUNCILMEMBER

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal  
City Clerk

EXHIBIT A  
ZONE CHANGE NO. ZC 19-01

The Property described as Assessor Parcel Number 296-141-05 shall be designated as PC Planned Community Zone on the City's official Zoning Map.



**EXHIBIT B**  
**CONDITIONS OF APPROVAL FOR PCMP 19-01**

Planned Community Master Plan No. PCMP 19-01 is approved subject of the following conditions, which the Applicant shall incorporate into a revised version of the Planned Community Master Plan to be submitted to the City for the final review and approval of the Community Development Director prior to issuance of building permits.

1. Project Plans: Development must occur in substantial conformance with the plans and specifications submitted to the City Council dated May 12, 2020, which includes Planned Community Master Plan No. PCMP 19-01, site plan, conceptual architectural elevations and associated details, conceptual landscape plans on file in the Planning Division, the conditions contained herein, and all applicable City regulations.
2. Conformance: The Community Development Director's review and approval of all proposed structures for substantial conformance with Planned Community Master Plan No. PCMP 19-01, plans and standards set forth herein as to building location, building square footage, site circulation, signage, and architecture is required prior to the issuance of any building permit. Operation and development of the ~~project~~Project shall remain in substantial conformance with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Significant changes to the ~~project~~Project may require the amendment to Planned Community Master Plan No. PCMP 19-01.
3. Mitigation Monitoring and Reporting Program: All Mitigation Measures contained in the Mitigation Monitoring and Reporting Program from Final Environmental Impact Report No. FEIR 19-01 are incorporated herein by reference as conditions of approval for the Project.
4. Digital Plans and Exhibits: The ~~applicant~~Applicant must provide a digital copy (suitable for archival storage) of the plans and ~~specification~~specifications noted in Condition 1 to the Brea Planning Division prior to the issuance of any building permits for the development.
5. Setbacks: Final building location and setbacks must be consistent with the layout shown within Planned Community Master Plan No. PCMP 19-01 as illustrated in the ~~approved~~ plans and specifications ~~of~~presented to and approved by the City Council ~~meeting of May 12, 2020.~~ Where the plans and specification do not address setback requirements the standards of the Mixed Use I or R-3, Multi-Family Residential, or most closely applicable zoning district as determined by the City Planner, shall apply.
6. Parking: Vehicle parking requirements in Planned Community Master Plan No. PCMP 19-01 must be revised to require a minimum of one 1.35 parking stalls

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per unit and to prohibit any reduction in the number of required parking spaces to accommodate any bicycle parking stalls.

7. Parking Management Plan: The Applicant must prepare and submit a Parking Management Plan ("PMP"), which must be prepared by a registered civil/traffic engineer. The review and approval of the PMP by the Community Development Director and City Engineer is required prior to issuance of any building permits. The PMP shall be reviewed by the City's parking consultant, time and fees to be paid for by the Applicant, as determined necessary by the City. A key goal of the PMP shall be to limit any potential for off-site parking impacts to the adjacent industrial areas. The PMP must also address the use of all on-site and off-site parking and incorporate management strategies recommended by the peer review of the parking study conducted by Gibson Transportation. The PMP must also identify a process and central contact to address and resolve any on-site parking discrepancies or issues in a timely fashion. ~~Strategies to be included in the~~The PMP shall include, but ~~are~~is not limited to, the following strategies:
  - 7.1. A tenant outreach plan indicating ~~optimal~~ parking areas in the on-site structure and the prohibition of parking on adjacent private property (unless off-site parking agreements are secured) ~~that includes. The outreach plan shall include,~~ but is not limited to, a map of the proximity of the ~~project~~Project to Downtown Brea and options and encouragement of alternative transportation.
  - 7.2. Timely, private enforcement of on-site and off-site parking requirements in the event that monitoring reveals that the ~~project~~Project's total parking demand consistently exceeds the total provided parking supply (e.g. secure additional parking).
  - 7.3. Preparation of a parking monitoring report to assess on-site and off-site parking demands and the efficacy of any trip/parking reducing measures. The report shall be prepared by the Applicant and submitted to the City within one year of the ~~project~~Project reaching at least 50% occupancy. On-site parking locations shall be remain accessible to the City for the purposes of collecting data regarding parking demands or when a complaint threshold determined by the Community Development Director has been exceeded.
  - 7.4. ~~A ban on the use~~Use of on-site parking spaces ~~for anything other than~~shall be limited to the parking of resident/owners motor vehicles (i.e. cars, trucks, ~~SUV's~~SUVs, motorcycles). Storage of any materials that precludes the parking of vehicles is prohibited. The storage of recreational vehicles in a garage or structured residential vehicle space is prohibited.
  - 7.5. Alternative Transportation & Parking Strategies to reduce vehicle dependency. Such strategies shall include, but are not limited to ~~assist in reducing the demand for parking, such as,~~ parking cash-outs, car share,

carpool/vanpool programs, rideshare or ride-matching, on-site bicycle parking spaces, bike share, etc. ~~These options shall incorporate appropriate public safety efforts including but not limited to cleaning following and prior to each use to the appropriate level to reduce the spread of virus and bacteria. Maintenance of vehicles to ensure safety and availability of proper use and cleaning practices to comply with all~~Any such strategies shall also be required to meet any applicable public health and safety ~~standards related to reducing the spread of disease~~requirements.

- 7.6. Use of West Downtown Parking Garage; Offsite Parking. The ~~project~~Project may provide some of the required parking off-site subject to the further review and approval of the Community Development Director; provided that any use of the West Downtown Parking Structure shall also require an agreement with the City approved by the City Council.
- 7.7. Designation of reserved truck parking areas on Mercury Lane with appropriate markings and postings. No changes shall be made to the cul-de-sac on Mercury Lane as part of the Project.
- 7.8. No changes to City policies that currently prohibit overnight parking on Mercury Lane and Berry Street.
- 7.9. The ~~project~~Project site ~~should~~shall be added to the route for the micro-transit circulator trolley when the City implements it.
8. Bike Storage: The Applicant must maintain a minimum of 114 bicycle stalls on-site consistent with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Additionally a bike maintenance area inclusive of adequate maintenance tools (e.g. bike pump, repair kit, tools, etc.) shall be maintained on-site and available in perpetuity. Should the need for bicycle storage and maintenance area and equipment ~~desire to~~ be changed or discontinued, the Applicant shall provide a plan and justification indicating purpose of the changing need (e.g. emerging transportation trends, improved use to accommodate parking demand, etc.) and planned use for the space. Such justification and plan are subject to the review and approval of the Community Development Director ~~and the City Engineer~~. The plan shall serve to continue to promote alternative transportation and/or help support the parking demand for the ~~project~~Project.
9. Noise:
  - 9.1. The ~~project~~Project site shall be designated as “non-residential “ for purposes of applying the City’s noise standards, and the following requirements must be met:



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- 9.2. The ~~project~~Project shall incorporate building construction techniques that achieve ~~the minimum~~an interior noise standard of 45 dBA CNEL for all residential units.
- 9.3. A “windows closed “ condition shall be required for all residential units within the ~~project~~Project site to meet the interior noise standard. To accommodate a windows closed conditions, all units shall be equipped with adequate fresh air ventilation, per the requirements of the California Uniform Building Code (UBC).
- 9.4. The ~~project~~Project shall install upgraded windows and sliding glass doors with a minimum Standard Transmission Class (STC) ratings of 31.
- 9.5. Prior to issuance of building permits, the Applicant shall demonstrate to the City building department that the proposed building shell and window assemblies will achieve exterior to interior noise exposure of 45 dBA CNEL or less.
- 9.6. The ~~project~~Project shall comply with California Title 24 building insulation requirements for exterior walls, roofs and common separating assemblies (e.g. floor/ceiling assemblies and demising walls), as specified in the California Code of Regulations Title 24, California Building Standards Code.
- 9.7. Party wall and floor-ceiling assembly designs must provide a minimum STC of 50, based on lab tests. Field tested assemblies must provide a minimum noise isolation class (NIC) of 45
- 9.8. Floor-ceiling assembly designs must provide for a minimum impact insulation class (IIC) of 50, based on lab tests. Field tested assemblies must provide a minimum FIIC of 45.
- 9.9. Entry doors from interior corridors must provide an STC of 26 or more.
- 9.10. Penetrations or openings in sound rated assemblies must be treated to maintain required ratings.
- 9.11. Interior noise levels due to exterior sources must not exceed a community noise equivalent level (CNEL) or a day-night level (LDN) of 45 dBA, in any habitable room.
- 9.12. For proper acoustical performance, all exterior windows, doors, and sliding glass doors shall have a positive seal and leaks/cracks must be kept to a minimum.
- 9.13. The courtyard and roof top deck shall be shielded from undesirable exterior noise exposure by enclosing the space with a solid faced screening wall facing the adjacent roadways. The designed noise screening barrier's weight must be at least 3.5 pounds per square foot of face area without

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decorative cutouts or line-of-site openings between the shielded areas and the ~~project~~[Project](#) site. All gaps (except for weep holes) shall be filled with grout or caulking to avoid flanking. The noise control barrier must be constructed using one, or any combination of the following materials: masonry block; stucco veneer over wood framing (or foam core), or 1-inch thick tongue and groove wood of sufficient weight per square foot; and/or transparent glass (3/8 inch thick), acrylic, polycarbonate, or other transparent material with sufficient weight per square foot.

10. Landscaping: The Applicant must provide a detailed final landscaping and irrigation plan consistent with Planned Community Master Plan No. PCMP 19-01. Such landscaping and irrigation plan must be reviewed and approved by the City Planner and Public Works Department prior to the issuance of any building permits. Approved landscaping and irrigation shall be installed prior to occupancy. All landscaping and irrigation shall comply with the provisions of the City's ~~Water Conserving Landscape Ordinance~~[Conservation Water Supply Shortage Program \(Brea City Code Chapter 13.20\)](#). The final landscaping and irrigation plans shall be in accordance with the final site and grading plans and shall include, but not be limited to the following:
  - 10.1. The number of trees provided shall not be less than the amount depicted on the conceptual landscape plans contained within Planned Community Master Plan No. PCMP 19-01. A minimum of 75% of the trees shall be a minimum 36-inch boxed size or larger with a minimum trunk height of 8-feet and the balance of the trees shall be a minimum 24-inch boxed size with a minimum trunk height of 8-feet.
  - 10.2. Details shall include the quantity, species type and placement of final trees.
  - 10.3. All landscaped areas shall be kept free from weeds and debris, maintained in a healthy growing condition and shall receive regular pruning, fertilizing, mowing and trimming. Unhealthy, dead or damaged plant materials shall be removed and replaced within thirty (30) days following written notice from the Community Development Department.
  - 10.4. Common Open Space and Outdoor Living Areas: Common open space and outdoor living space shall be consistent with the details and specifications in Planned Community Master Plan No. PCMP 19-01. Where any ambiguity in size/area specifications exists the provisions of the Brea Zoning Code most closely matching the issue shall be observed. These spaces are to be provided to residents and maintained by the property management or property owner in perpetuity.
11. HVAC and Venting: All HVAC and ground mounted equipment must be depicted in the construction drawings during building plancheck submittal and must be fully screened by landscaping and/or architecturally compatible screening subject to the review and approval of the Planning Division. The location of the HVAC venting

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and intake must be located in such a way to ensure optimal location for air quality benefits and shall be subject to the review and approval of the Building Official.

12. Mailboxes: Final mailbox designs and locations shall be reviewed and approved by the Planning Division and United States Postal Service.
13. Trash and Storage: All trash storage, including bins and containers, must be shielded from public view within a building, garage, or a gated enclosure having walls at least six (6) feet in height. The design of enclosures shall be visually consistent with the architecture used for the building and shall require a separate review and approval of the Planning Division and the Public Works Department prior to installation.
14. Signs: The Applicant shall provide detailed sign plans consistent with the Sign Criteria outlined in Planned Community Master Plan No. PCMP 19-01 subject to the review and approval of the City Planner prior to the approval of any individual sign installation permit. Such plans shall include pertinent details regarding maximum sign area, letter sizes, locations, number, and associated details. Signage shall be designed to minimize aesthetic and light and glare impacts within and surrounding the ~~project~~Project.
15. Utilities, Grading & Site Improvements:
  - 15.1. Prior to issuance of a grading permit, the Applicant shall submit easement document (i.e. legal and plat) of the required dedication for City Engineer's review and approval. The legal and plat shall be prepared by a licensed Land Surveyor. The required dedications are as follow:
    - 15.1.1. Berry Street: additional 2-foot right-of-way for 5-foot landscaped parkway and 5-foot sidewalk.
    - 15.1.2. Mercury Lane: additional 5-foot right-of-way for 5-foot parkway and 5-foot sidewalk.
    - 15.1.3. Corner Cutoff at Berry Street and Mercury Lane per City Code Chapter 20.08.060.
  - 15.2. Prior to issuance of a grading permit, the Applicant shall submit public improvement plans prepared by a Registered Civil Engineer in accordance with City of Brea Standard Plans and specifications for City Engineer's review and approval. The public improvements, include but are not limited to the following:
    - 15.2.1. Remove and reconstruct the curb and gutter on Mercury Lane fronting the ~~project~~Project.
    - 15.2.2. Remove and reconstruct the ADA ramp at the corner of Berry Street and Mercury Lane per latest City standards.

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- 15.2.3. Construction of 5-foot sidewalk on Berry Street and Mercury Lane.
- 15.2.4. Re-stripe and install street signage (as applicable) on Mercury Lane and Berry Street.
- 15.2.5. No depressed curb (i.e. curb cuts) shall be permitted on Berry Street. This includes any curb cuts to access the proposed service/maintenance enclosures.
- 15.2.6. The Loading/Unloading/Rideshare pick-up and drop-off ~~Zone~~zone on Mercury Lane shall be placed minimum 60-foot from the Berry Street intersection.
- 15.2.7. Location of the building doors where the building has less than 5-foot set-back from the property line shall be included in the Civil Plans. The proposed door-swing and landing area for any door openings shall not encroach into the corner cut-off area.
- 15.2.8. Location of parkway trees shall be included on the Civil Plans per City Code Chapter 12.20.
- 15.3. Prior to issuance of a grading permit, the Applicant shall submit Solid Waste/Trash Collection Circulation Plan for City Engineer's review and approval. The proposed trash bins shall be moved to the street level through the proposed driveway approach on Mercury Lane. A separate depressed curb/curb cut shall not be permitted for this purpose. The trash bin staging area shall be provided within the private property to minimize the trash collection activities within the street.
- 15.4. Prior to issuance of a grading permit, any decorative paving proposed in the public right-of-way shall be reviewed and approved by City Engineer. The Applicant shall enter into an Encroachment License Agreement for construction and maintenance of decorative features and proposed landscape and parkway trees by the Applicant.
- 15.5. Prior to issuance of a grading permit, the Applicant shall submit a CCTV video inspection of the existing 8-inch sewer lateral located at the southwest corner of the property to City for review of the existing condition prior to approval to connect. If the existing 8-inch sewer lateral is suitable to connect to, the Applicant shall be responsible to construct a sewer lateral for the proposed development.
- 15.6. All proposed shelters, including benches, for rideshare waiting purpose shall be located within the private property.
- 15.7. Prior to issuance of a grading permit, the Applicant shall submit final Water Quality Management Plan for review and approval.

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- 15.8. The Applicant shall submit final Hydrology and Hydraulic Study for review and approval. The Hydrology and Hydraulic study shall include but not ~~be~~ limited to the following:
- 15.8.1. Any increased runoff from the development shall be ~~detain~~detained on-site and the proposed discharge shall be equal or less than the pre-existing conditions in terms of quantity and velocity.
- 15.8.2. The final study must demonstrate that the adjacent properties, streets and existing storm drain system are not negatively impacted by the ~~project~~Project.
- 15.8.3. Any storm drain connection shall be constructed as a lateral to the storm drain main. A storm drain connection to the back of existing catch basin shall not be permitted.
- 15.8.4. Project site is designated as Zone X and has tendency to result in shallow flooding with average depths of less than one foot. The final study shall discuss how the proposed development is protected from the shallow flooding.
- 15.9. The Applicant shall be responsible to prepare document and pay for any publication fee (if applicable) for City to vacate the existing City owned sewer easement located at the south west corner of the property.
- 15.10. The Applicant shall be responsible to obtain the permission to perform any work on the adjacent private properties.
- 15.11. The Applicant shall be responsible for securing the required encroachment permits or licenses for installation of any structures, piping and landscaping in easements of record on the ~~project~~Project. Such approval from easement holders will be required by the City Engineer prior to the issuance of any permits.
- 15.12. The Applicant shall complete the construction of all required public improvements, including any field punch list items prior to issuance of building occupancy.
16. Fire Master Plan: The Applicant shall prepare and submit a separate Fire Master Plan for the review and approval by the Fire Marshal and Fire Prevention Staff. This plan shall convey all fire and life safety details ~~related~~and shall include final plans for roadway and fire access, necessary water requirements and supply, conditions for the ~~project~~Project, signage and street markings, and other related items as deemed necessary by Fire Services. Upon evaluation of the Fire Master Plan, additional access to the southeast corner of the building shall be reviewed for sufficient ingress/egress.



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17. Wall & Fencing Plan: The design and location for all walls and fences shall be subject to the review and approval of the City Planner. All perimeter walls shall be of a decorative masonry construction with appropriate capstones and columns. A final Wall & Fencing Plan shall be submitted for review and approval prior to the issuance of building permits.
18. Art in Public Places Program (APP): The Applicant shall be responsible for meeting Brea's Art in Public Places requirement per the current Art in Public Places Policy Manual and Ordinance. The minimum required public art allocation shall be 1% of the total building construction valuation as determined by the International Conference of Building Officials (ICBO) at the time building permits are issued. The Applicant shall adhere to the following:
  - 18.1. Submit Part 1 of the APP application prior to issuance of building permits.
  - 18.2. Submit Part 2 of the APP application and obtain APP Committee approval within six (6) months of building permit issuance.
  - 18.3. Submit Part 3 of the APP application and complete sculpture installation prior to Certificate of Occupancy Issuance.
19. Fees: The Applicant shall pay any and all fees due prior to the issuance of any building permits unless otherwise outlined in Development Agreement No. DA 19-01.
20. Housing Opportunity: The Applicant shall advertise and provide notice of the housing opportunity presented by the ~~project~~[Project](#) to City residents and persons working in the City as outlined in Planned Community Master Plan No. PCMP 19-01.
21. Relationship to the Zoning Code: Development Agreement No. DA 19-01 and Planned Community Masterplan No. PCMP 19-01 ~~augments~~[augment](#) the development regulations and standards of the Brea Zoning Code. Whenever a question arises regarding implementation of the ~~project~~[Project](#) that is not addressed in the Development Agreement and/or the Planned Community Master Plan, the regulations of the Zoning Code that are most applicable to the issue, condition or situation shall apply. In the event that the provisions of the Development Agreement and/or Planned Community Masterplan are in conflict with the Zoning Code, the conditions of the Development Agreement and/or Planned Community Masterplan shall prevail. Words, phrases, and terms not specifically defined herein shall have the same definition as provided in the Brea Zoning Code unless it appears from the context that a different meaning was intended.
22. Interpretation: The Community Development Director shall have the responsibility to interpret the provisions of Development Agreement No. DA 19-01, Planned

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Community Masterplan No. PCMP 19-01, and these conditions of approval, subject to appeal to the Planning Commission.

23. Workforce Housing in an Industrial Area: This ~~project~~Project is identified as "Workforce Housing ~~in an adjacent to~~ Industrial ~~Area~~and Commercial Uses". As such the property owner/property manager shall be required to prepare a disclosure and residential waiver and submit such documents for the review of the Community Development Director. The property owner/ property manager shall provide such disclosure to all potential residents prior to signing of lease or receiving of security deposit of rent or any other binding agreement to occupy a unit and shall obtain the signature of the potential tenant on the waiver and understanding of potential noise, parking, industrial neighborhood challenges, etc. prior to accepting any security for occupying a unit.
24. Indemnification; Hold Harmless: To the fullest extent permitted by law, the Applicant shall indemnify, defend and hold the City, its elected officials, officers, contractors serving as City officers, agents, and employees (collectively, "Indemnitees") free and harmless from: (i) any and all claims, liabilities and losses whatsoever occurring or resulting to any and all persons, firms, entities, or corporations furnishing or supplying work, services, materials, or supplies in connection with, or related to, the performance of work or the exercise of rights authorized by or pursuant to approval of Final Environmental Impact Report No. 19-01, Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. 19-01, or any of these approvals; (ii) any and all claims, lawsuits, liabilities, and/or actions arising out of, or related to such approval or approvals or the granting or exercise of the rights authorized by any or all of these approvals; and (iii) any and all claims, liabilities and losses occurring or resulting to any person, firm, entity, corporation for property damage, personal injury, or death, arising out of or related to any or all of these approvals, or exercise of rights granted by them. The Applicant's obligation to indemnify, defend, and hold the Indemnitees free and harmless as required hereinabove shall include, but is not limited to, paying all fees and costs incurred by legal counsel of the Indemnitees' choice in representing the Indemnitees in connection with any such claims, losses, lawsuits, or actions, and any award of damages, judgments, verdicts, court costs or attorneys' fees in any such lawsuit or action.

**RECORDING REQUESTED BY,  
AND WHEN RECORDED MAIL  
TO:**

**CITY OF BREA  
1 CIVIC CENTER CIRCLE  
BREA, CALIFORNIA 92821  
ATTN: CITY CLERK**

**SPACE ABOVE THIS LINE FOR RECORDER'S USE**

EXEMPT FROM RECORDING FEE PER GOVERNMENT CODE SECTION 6103

**DEVELOPMENT AGREEMENT NO. 19-01  
REGARDING THE MERCURY LANE RESIDENTIAL PLANNED COMMUNITY,  
BREA, CALIFORNIA**

This Development Agreement ("Agreement" or "Development Agreement") is made and entered into as of the "Effective Date" set forth herein, by and between Mercury CXIV, LLC, a California limited liability company ("Developer") and the City of Brea, a California municipal corporation ("City").

**RECITALS**

1. California Government Code Section 65864, et seq. (the "Development Agreement Statute") authorizes cities to enter into binding development agreements with persons having legal or equitable interests in real property for the development of such property.
2. Developer owns that real property located entirely within City, the common and legal descriptions of which is set forth in Exhibit "A" attached hereto and incorporated herein by this reference and hereinafter is referred to as the "Site." Developer intends to construct a work-force housing multi-family residential development, inclusive of a maximum of 114 multi-family rental units ("Rental Units"), on the Site.
3. City and Developer mutually desire to enter into this Development Agreement pursuant to the Development Agreement Statute in order to implement the Project.
4. On \_\_\_\_\_, 2020, following second reading, the Council adopted Ordinance No. \_\_\_\_\_, approving Zone Change 19-01 and PC Master Plan 19-01. Ordinance No. \_\_\_\_\_ and all attachments and exhibits thereto are hereby incorporated by this reference. For purposes of this Agreement, the proposed development as approved and defined by Ordinance \_\_\_\_\_ is referred to herein as the "Project," and Ordinance \_\_\_\_\_ is referred to as the "Project Approvals."
5. On \_\_\_\_\_, 2020, City adopted Ordinance No. \_\_\_\_\_ (the "Ordinance"), approving this Development Agreement among the City and Developer, which is effective as of \_\_\_\_\_, \_\_\_\_\_. All of the requirements of the California Environmental Quality Act have been met with \_\_\_\_\_.

respect to the Project, Project Approvals, and this Agreement, and this Agreement is consistent with the City's General Plan.

6. As set forth in the Project Approvals and this Agreement, the Project would provide the following community benefits: (i) revitalization and use of the Site consistent with state, regional, and local long term goals to provide additional housing opportunities and affordable housing; (ii) contribution of video surveillance hardware and software to serve traffic circulation and public safety goals for the project area; (iii) contributions to future improvements to Imperial Highway, sidewalk and bike lane improvements on Mercury Lane, and the use and maintenance costs of the City's West Downtown Parking Garage; (iv) alternative transportation options in the City through creation of a car-share and bike-share program to serve the Site and providing a local shuttle or similar system; and (v) creation of local and regional construction jobs and a permanent jobs base within new development.

## **AGREEMENT**

NOW, THEREFORE, the parties hereto agree as follows:

**Section 1. Definitions.** In this Agreement, unless the context otherwise requires, the following terms shall have the following meaning:

"City" means the City of Brea.

"Developer" means Mercury CXIV, LLC, a California limited liability company.

"Effective Date" shall mean the date that the Ordinance becomes effective.

"Municipal Code" means the Brea Municipal Code, as amended from time to time.

"Ordinance" means Ordinance No. \_\_\_\_\_, which approved this Agreement.

"Project" means the proposed development of the Site as defined in the Recitals to this Agreement by reference to Ordinance \_\_\_\_\_.

"Project Approvals" means Ordinance \_\_\_\_\_, which is also referenced in the Recitals to this Agreement.

"Site" means the real property that is the subject of the Project Approvals and as legally described in Exhibit "A" to this Agreement.

"Term" shall have the meaning ascribed to it in Section 6 below.

"Transfer" means any sale, lease, encumbrance or other transfer of all or any portion of the Project or any interest therein.

"Transferee" means any person who acquires an interest in the Site pursuant to a Transfer and agrees, or is deemed, to assume Developer's obligations hereunder with respect to such interest.

**Section 2. Recitals.** The recitals are part of this Agreement and shall be enforceable as any other provision of this Agreement.

**Section 3. Interest of Developer.** Developer warrants and represents that, as of the Effective Date, it has or will have legal title to or an equitable interest in the Site; that it has full legal right to enter into this Agreement; and that the persons executing this Agreement on behalf of each Developer have been duly authorized to do so.

**Section 4. Binding Effect of Agreement.** Developer hereby subject the Project and the Site to the covenants, reservations, and restrictions as set forth in this Agreement. The City and Developer hereby declare their specific intent that the covenants, reservations and restrictions as set forth herein shall be deemed covenants running with the land and shall pass to and be binding upon each of Developer's successors and assigns in title or interest to the Site. Each and every contract, deed, or other instrument hereinafter executed, covering, or conveying the Site or any portion thereof shall conclusively be held to have been executed, delivered, and accepted subject to the covenants, reservations, and restrictions expressed in this Agreement, regardless of whether such covenants, reservations, and restrictions are set forth in such contract, deed, or other instrument.

The City and Developer hereby further declare their understanding and intent that the benefit of such covenants, reservations, and restrictions touch and concern the land by enhancing and increasing the enjoyment and use of the Site by Developer and the future occupants of the Site, the intended beneficiaries of such covenants, reservations, and restrictions, and by furthering the public purposes for which this Agreement is adopted.

**Section 5. Relationship of Parties.** It is understood that the contractual relationship between City and Developer is such that City and each Developer are each an independent party and neither is the agent or partner of the other for any purpose whatsoever and neither shall be considered to be the agent or partner of the other for any purpose whatsoever.

**Section 6. Term of Agreement.** The initial term of this Agreement (the "Term") shall commence on the Effective Date and shall expire ten (10) years thereafter.

**Section 7. Timing of Development.** Because the California Supreme Court held in *Pardee Construction Co. v. City of Camarillo*, 37 Cal.3d 465 (1984), that failure of the parties to provide for the timing of development resulting in a later adopted initiative restricting the timing of development to prevail over such parties' agreement, it is the City's and Developer' intent here to cure that deficiency by acknowledging and providing that Developer shall have the right (without obligation), subject to the provisions of this Development Agreement, to complete the Project in such order and at such rate and at such times as Developer deems appropriate within the exercise of their subjective business judgment.

**Section 8. Transfers and Assignments.**

A. Transfers. Developer may enter into one or more Transfers without the prior consent of City. Developer shall provide City with notice of all Transfers promptly following the consummation thereof. Developer shall remain liable to perform all of the terms and conditions of this Agreement with respect to any portion of, or interest in, the Project that shall be the subject



of a Permitted Transfer unless Developer and the applicable Transferee shall execute and deliver to City an Assignment and Assumption Agreement, in which case Developer shall be released from its obligations with respect to such portion of, or interest in, the Project that was the subject of such Transfer.

B. General Conditions Applicable to Transfers. Notwithstanding whether a Transferee has executed an Assignment and Assumption Agreement, upon a Transfer the Transferee shall be deemed to have assumed all Developer's obligations and been assigned all of Developer's rights under this Agreement, and will be deemed the Developer hereunder. This Agreement may only be transferred to a person who acquires fee title to the entire site. Notwithstanding anything herein to the contrary, in no event shall any Mortgagee have any obligation under this Agreement unless and until such Mortgagee purchases at a foreclosure sale, or accepts a deed in lieu of foreclosure, the portion of the Project that was subject to a Mortgage.

**Section 9. General Rights, Standards, and Restrictions.** The following specific rights, standards, and restrictions shall apply to the development and use of the Site pursuant to this Development Agreement:

A. Developer shall have the right to develop the Project on the Site in accordance with the terms and conditions of the Project Approvals and this Agreement, and City shall have the right to control development of the Site in accordance with the provisions of the Project Approvals and this Agreement.

B. The type, density, intensity, configuration of uses allowed, size, and location of buildings and other improvements and provisions for the reservation or dedication of land for public purposes, location of public improvements, including, but not limited to landscaping, irrigation, sidewalk, and drive approaches, together with other terms and conditions of development applicable to the Project, shall be as set forth in the Project Approvals and this Agreement.

**Section 10. Obligations of City.** In consideration of the benefits to the City arising from the development of the Site and the entering into of this Agreement, the City agrees as follows:

A. Upon acceptance by the City, the following items shall be maintained by the City and Developer, subject to City review and approval of a maintenance agreement with the Developer, respectively:

Public Improvements to be maintained by City

1. Concrete curb and gutter.
2. Concrete sidewalk constructed per City standards (non-decorative).
3. Street lights, pull boxes and conduits.
4. Fire hydrants.
5. Water services up to the meter.

Public Improvements immediately adjacent to the Site to be maintained by Developer

1. Landscaping and Irrigation.
2. Parkway Trees.
3. Water service lateral? What does “Fire Water Service” mean?
4. Sewer lateral.
5. Decorative sidewalk.
6. Driveway approach (from curb to Developer property line).

B. With respect to any bonds or similar security (including letters of credit or cash) posted by Developer in connection with the development of the Site in favor of the City, within sixty (60) days after completion or satisfaction of all requirements related to such bonds or other security and the respective Developer's request (or such earlier time as required by law), the City shall cause the release of such bonds.

#### **Section 11. Affordable Housing and Rent Restrictions:**

A. Affordable Housing. Developer shall enter into an Affordable Housing Agreement with the City prior to the issuance of any grading or construction permits, which agreement must result in recorded covenants upon the property to assure affordable rents as set forth in this Section for a minimum of fifty-five (55) years following first occupancy and which shall provide terms and procedures and details, including a process for annual compliance reporting to the City. Eleven (11) units shall be reserved at or below the LOW INCOME threshold and for occupancy by qualifying tenants, as defined by applicable State Law. These units constitute a minimum of 10% of the total number of units within the project and shall fulfill the City's 10% Inclusionary Affordable Housing requirement for the project.

B. Work Force Housing. At least eighty (80) of the units shall be rented at a projected rent between \$1,200 to \$1,695 per month within the following rental categories: a minimum of six (6) units shall have rents of not more than \$1,295, six (6) units shall have rents of not more than \$1,395, six (6) units shall have rents of not more than \$1,495, six (6) units shall have rents of not more than \$1,595, and fifty-six (56) units shall have rents of not more than \$1,695, and shall remain between the LOW TO MODERATE INCOME threshold, as defined by applicable State Law, exclusive of utilities, commencing on the Effective Date with an ability to increase rents a maximum amount of three percent (3%) annually for a period of 40 years. Developer shall record a Restrictive Covenant in a form reasonably approved by the Director and the City Attorney referencing these obligations, including a process for annual compliance reporting to the City.

C. Brea Workforce Preference Program. The Affordable Housing Agreement and the Restrictive Covenant shall also include a program to give priority preference to prospective tenants that work in Brea and shall provide a priority for a minimum of eighty percent (80%) of the units for such tenants (however, Developer is allowed to lease such units to other tenants to the extent

such units are available after leasing to all qualified local worker priority tenants). Developer agrees to implement such a program substantially in the form attached hereto as Exhibit “B.”

It is acknowledged that Developer may modify the terms of affordability for the Work Force Housing units described in Section 11.B in the event the State or any other governmental agency enacts any new legislation that causes any increase in property tax (including any special tax or assessment) to be implemented upon the property (*e.g.* modification of Prop 13) but only to the extent reasonably necessary to re-capture any increase in property-related tax. Developer shall notify City of any such adjustment.

## **Section 12. Developer’s Contributions.**

A. Contribution of video camera hardware and software. Developer shall provide Ten Thousand Dollars (\$10,000) for the procurement and installation of video surveillance cameras for the Imperial Highway and Berry Street intersection, Berry Street and Mercury Lane, and for Mercury Lane and the West Downtown parking garage. Said cameras shall be integrated into the existing fiber optic system from the West garage connecting to the Civic and Cultural Center, and integrated with the City’s existing video surveillance systems, with related details and specifications subject to the review and approval of the City prior to the issuance of any occupancy permits.

B. Contribution to Future Sidewalk, Bike Lane and Bridge Improvements. Developer shall pay City a financial contribution in the amount of One Hundred Eighty Thousand Dollars (\$180,000) toward the cost to construct: (1) sidewalks and bike lane improvements on Mercury Lane; and (2) pedestrian and ADA improvements from the eastern terminus of Mercury Lane, across the existing flood control channel bridge, and along the existing access road to the Western Downtown Parking Garage. Developer shall make such payment in full to the City prior to issuance of any building permits. Said funding shall be used at the sole discretion of the City of Brea for those improvements and is not subject to timing restrictions for use or refunding to the Developer.

C. Contribution to Future Improvements to Imperial Highway. Developer shall pay City a lump sum financial contribution in the amount of Ten thousand Dollars (\$10,000) toward the cost of future improvements to Imperial Highway. Developer shall make such payment in full to the City to the satisfaction of the City Manager prior to issuance of any occupancy permits for the project. Said funding shall be used at the sole discretion of the City of Brea and is not subject to timing restrictions for use or refunding to the Developer.

D. Contribution to Use and Maintenance of West Downtown Parking Garage. Developer may elect to use the West Downtown parking garage (the “Parking Garage”) for guest parking of Project residents, provided that the number and location of parking spaces reserved for such use shall be subject to City’s reasonable terms and conditions and its advance review and approval on an annual basis; provided that in no event shall the Parking Garage be used by Developer or Project residents for vehicle storage. In exchange for such limited use of the Parking Garage, Developer’s Tenants shall pay City \$25.00 per space, per month, which amount shall increase annually according to the CPI for the Orange County area.; however, in the event City charges any other person a lower rate, Developer’s Tenants shall pay the lower monthly rate. City

shall use said annual payments solely for the maintenance, repair, and upkeep of the Parking Garage.

E. Car-Share and Bike-Share Program. Developer shall develop and implement car-share and bike-share programs to serve the Project. Developer shall submit a detailed program implementing these programs for the review and approval of the Community Development Director prior to the occupancy of any residential units. Said program shall provide for the availability of on-site shared automobiles and bicycles for residents and may include appropriate fees for such services.

**Section 13. Effect of City Regulations on Development of Project.** Except as expressly provided in this Agreement, all substantive and procedural requirements and provisions contained in City's ordinances, specific plans, rules, and regulations, including, but not limited to, the Brea Municipal Code, in effect as of the Effective Date of this Development Agreement, shall apply to the construction and development of the Project and Site.

A. The provisions of this Section shall not preclude the application to the development of the Project and the Site of those changes in City ordinances, regulations, plans, or specifications that are: (i) specifically mandated and required by changes in state or federal laws or regulations as provided in California Government Code Section 65869.5 or any successor provision or provisions; (ii) required to ensure public safety and are made applicable throughout the City; or (iii) are required to ensure access under the Americans with Disabilities Act. In the event such changes prevent or preclude compliance with one or more of the provisions of this Agreement, such provisions of this Agreement shall be modified or suspended or performance thereof delayed, to the extent necessary to comply with such changes in the law.

B. All fees currently charged by the City in connection with the construction of the Project, including land use approvals, development fees, building permits, etc., shall be no higher than those fees in effect at the Effective Date for a period of five (5) years from the Effective Date, subject to the following exceptions:

i. The City's existing development impact fees may increase over time and shall be paid in the amounts in effect at the time application is made for such approvals or permits that require payment.

ii. All City requirements associated with the City's affordable housing requirements are being fully satisfied through the provision of the affordable units provided by the Project pursuant to the Project Approvals and this Agreement. No other fees or exactions shall be charged for Affordable Housing.

iii. All development impact fees shall be due at certificate of occupancy.

C. City may apply to the Project any and all new health and safety regulations (e.g., fire, building, and seismic, plumbing, and electric codes) that become applicable to the City pursuant to State and Federal law as a whole after the Effective Date.

**Section 14. Annual Review.** During the term of this Development Agreement, City shall annually review the extent of good faith compliance by Developer with the terms of this

Agreement. Developer shall file an annual report with the City indicating information regarding compliance with the terms of this Agreement no later than January 7 for the previous calendar year, commencing January 7, 2021.

**Section 15. Indemnification and Legal Challenge.** To the maximum extent permitted by law, Developer must defend, indemnify, and hold City and its elected officials, officers, contractors serving as City officials, agents, and employees (“Indemnitees”) harmless from liability for damage and/or claims for damage for personal injuries, including death, and claims for property damage, and with respect to all other actions and liabilities for damages caused or alleged to have been caused by reason of Developer’s activities in connection with the development and/or construction of the Project, and which may arise from the direct or indirect operations of Developer or those of Developer’s contractors, agents, tenants, employees, or any other persons acting on Developer’s behalf, which relate to the development and/or construction of the Project. This indemnity provision applies to all damages and claims for damage, as described above, regardless of whether or not the City prepared, supplied, or approved the plans, specifications, or other documents for the Project. Developer shall also defend, indemnify, and hold the Indemnitees harmless from and against any and all claims, liabilities, losses, damages, costs, and expenses arising from or related to Developer’s failure, or any of its contractor’s failure, to pay prevailing wages pursuant to Labor Code Section 1720 *et seq.* in connection with construction of the Project and associated public and private improvements.

In the event of any legal action challenging the validity, applicability, or interpretation of any provision of this Agreement, any of the entitlement documents pertaining to the Project including, without limitation, the City’s General Plan, Zoning Ordinance, or any other supporting document relating to the Project, Developer must indemnify, defend, and hold harmless the Indemnitees, and each of them, with respect to all liability, costs, and expenses incurred by, and/or awarded against, the City or any of the Indemnitees in relation to such action. The City shall have the right to select counsel of its choice. The parties hereby agree to cooperate in defending such action. In the event of any litigation challenging the effectiveness of this Agreement, or any portion hereof, this Agreement shall remain in full force and effect while such litigation, including any appellate review, is pending, unless otherwise ordered by the court. Absent issuance of an injunction, Developer may elect to continue development under this Agreement pending completion of the litigation but it shall do so at its sole risk, and the City shall not be liable for any loss suffered as a result thereof. This Section shall survive the expiration or earlier termination of this Agreement.

**Section 16. Amendments.** This Agreement may be amended or canceled, in whole or in part, only by mutual written consent of the parties and then in the manner provided for in California Government Code § 65868, *et seq.*, or successor provisions thereto.

**Section 17. Enforcement.** In the event of a default under the provisions of this Agreement by Developer, City shall give written notice to Developer (or its successor) by registered or certified mail addressed at the address stated in this Agreement, and if such violation is not corrected to the reasonable satisfaction of City within thirty (30) days after such notice is served on Developer, or if not corrected within such reasonable time as may be required to cure the breach or default if said breach or default cannot be cured within said thirty (30) days (provided that acts to cure the breach or default must be commenced within said thirty (30) days and must thereafter be diligently pursued by Developer), then City may, without further notice, declare a default under this



Agreement and, upon any such declaration of default, City may bring any action necessary to specifically enforce the obligations of Developer growing out of the operation of this Development Agreement, apply to any court, state or federal, for injunctive relief against any violation by Developer of any provision of this Agreement, or apply for such other relief as may be appropriate.

**Section 18. Event of Default.** Developer is in default under this Agreement upon the happening of one or more of the following events or conditions:

A. If a material warranty, representation, or statement made or furnished by Developer to City set forth herein or in any document incorporated by reference herein is false or proved to have been false in any material respect when it was made;

B. If a finding and determination is made by City following an annual review pursuant to this Agreement, upon the basis of substantial evidence, that Developer has not complied in good faith with any material terms and conditions of this Agreement, after notice and opportunity to cure as provided by this Agreement; or

C. A breach by Developer of any of the provisions or terms of this Agreement, after notice and opportunity to cure as provided in this Agreement.

**Section 19. No Waiver of Remedies.** City does not waive any claim of defect in performance by Developer if on periodic review City does not enforce this Agreement. Nonperformance by Developer shall not be excused because performance by Developer of the obligations herein contained would be unprofitable, difficult, or expensive, or because of a failure of any third party or entity, other than City. Subject to the provisions of Section 22, all other remedies at law or in equity which are not otherwise provided for in this Agreement are available to each party to pursue in the event that there is a breach of this Development Agreement by the other party (subject to applicable notice and cure periods). No waiver by City or Developer of any breach or default under this Development Agreement by the other party shall be deemed to be a waiver of any other subsequent breach thereof or default hereunder.

**Section 20. City Not Liable For Damages.** It is acknowledged by the parties that the City would not have entered into this Agreement if it could be held liable in damages under or with respect to this Agreement or the application thereof. Consequently, and except for the payment of attorneys' fees in accordance with this Agreement, the City shall not be liable in damages to Developer, or to any assignee, transferee, or any other person, and Developer covenants on behalf of itself and its successors in interest not to sue for or claim any damages:

A. For any breach of this Agreement;

B. For the taking, impairment or restriction of any right or interest conveyed or provided hereunder or pursuant hereto;

C. Arising out of or connected with any dispute, controversy, or issue regarding the application or interpretation or effect of the provisions of this Agreement; or

D. For any injury to or interference with the rights of the property owner, allegedly or actually arising out of, or incurred in connection with, the parties entering this Agreement, or their exercise of any rights under this Agreement.

**Section 21. Rights of Lenders Under this Agreement.** Should Developer place or cause to be placed any encumbrance or lien on the Project, or any part thereof, the beneficiary (“Lender”) of said encumbrance or lien shall have the right at any time during the term of this Agreement and the existence of said encumbrance or lien to:

A. Do any act or thing required of Developer under this Agreement, or cure any default of Developer under this Agreement within the time limits set forth in this Agreement, and any such act or thing done or performed by Lender or cure shall be as effective as if done by Developer;

B. Realize on the security afforded by the encumbrance or lien by exercising foreclosure proceedings or power of sale or other remedy afforded in law or in equity or by the security document evidencing the encumbrance or lien (hereinafter referred to as “a trust deed”);

C. Transfer, convey or assign the title of Developer to the Site to any purchaser at any foreclosure sale, whether the foreclosure sale be conducted pursuant to court order or pursuant to a power of sale contained in a trust deed; and

D. Acquire and succeed to the interest of Developer by virtue of any foreclosure sale, whether the foreclosure sale is conducted pursuant to a court order or pursuant to a power of sale contained in a trust deed.

Should any Lender require or request an amendment of this Agreement in respect of the rights and remedies granted to a Lender, City hereby agrees to consider such an amendment in good faith and in accordance with state and local law so long as the proposed amendment does not materially and adversely affect the rights, powers, and remedies of the City in respect of a default by Developer hereunder.

**Section 22. Notice to Lender.** City shall give written notice of any default or breach under this Agreement by Developer to Lender (if known by City) simultaneously with such notice of default City gives to Developer and afford Lender the opportunity after receipt of service of the notice to:

A. Cure the breach or default within thirty (30) days after service of said notice, where the default can be cured by the payment of money;

B. Cure the breach or default within thirty (30) days after service of said notice where the breach or default can be cured by something other than the payment of money and can be cured within that time; or

C. Cure the breach or default in such reasonable time as may be required where something other than payment of money is required to cure the breach or default and cannot be performed within thirty (30) days after said notice, provided that acts to cure the breach or default are commenced within a thirty (30) day period after service of said notice of default on Lender by City and are thereafter diligently continued by Lender.

**Section 23. Action by Lender.** Notwithstanding any other provision of this Agreement, a Lender may forestall any action by City for a breach or default under the terms of this Agreement by Developer by commencing proceedings to foreclose its encumbrance or lien on the Site. The proceedings so commenced may be for foreclosure of the encumbrance by order of court or for foreclosure of the encumbrance under a power of sale contained in the instrument creating the encumbrance or lien. The proceedings shall not, however, forestall any such action by the City for the default or breach by Developer unless:

A. They are commenced within thirty (30) days after service on Developer (and on Lender if Lender's address is provided by notice to the City pursuant this Agreement) of the notice described hereinabove;

B. They are, after having been commenced, diligently pursued in the manner required by law to completion; and

C. Lender keeps and performs all of the terms, covenants, and conditions of this Agreement requiring the payment or expenditure of money by Developer until the foreclosure proceedings are complete or are discharged by redemption, satisfaction, or payment.

**Section 24. Notice.** Any notice required to be given by the terms of this Agreement shall be provided by certified mail, return receipt requested, at the address of the respective parties as specified below or at any other such address as may be later specified by the parties hereto.

To Developer.: Mercury CXIV, LLC  
330 W. Birch, Suite E  
Brea, California 92821  
Attention: Dwight Manley

To City: City of Brea  
1 Civic Center Circle  
Brea, California 92821  
Attention: City Manager

With a copy to: Richards, Watson & Gershon  
1 Civic Center Circle  
P.O. Box 1059  
Brea, California 92822-1059  
Attention: Brea City Attorney

**Section 25. Attorneys' Fees.** In any proceedings arising from the enforcement of this Development Agreement or because of an alleged breach or default hereunder, the prevailing party shall be entitled to recover its costs and reasonable attorneys' fees and experts' fees incurred during the proceeding (including appeals) as may be fixed within the discretion of the court.

**Section 26. Binding Effect.** This Agreement shall bind, and the benefits and burdens hereof shall inure to, the respective parties hereto and their legal representatives, executors, administrators, successors and assigns, wherever the context requires or admits.

**Section 27. Applicable Law and Venue.** This Agreement shall be construed in accordance with and governed by the laws of the State of California. Venue for any action or litigation brought for breach or to enforce any provision of this Agreement shall be the County of Orange, California.

**Section 28. Partial Invalidity.** If any provisions of this Agreement shall be deemed to be invalid, illegal, or unenforceable, the validity, legality, or enforceability of the remaining provisions hereof shall not in any way be affected or impaired thereby.

**Section 29. Recordation.** The City Clerk shall record this Agreement in the Official Records of the County Recorder of the County of Orange within ten (10) business days following the Effective Date. Upon the expiration of the terms of this Agreement and the request of Developer, the City will execute and deliver, in recordable form, an instrument confirming that this Agreement is terminated and of no further force or effect.

**Section 30. Force Majeure.** In the event that any party hereto shall be delayed or hindered or prevented from performance of any act required hereunder by reason of acts of God, strikes, lockouts, labor troubles, inability to procure materials, riots, insurrection, terrorism, war or other reason of similar nature not the fault of the party delayed in performing the work or doing the acts required under the terms of this Agreement, then the performance of such act shall be excused for the period of the delay caused by the foregoing. Financial inability shall not be deemed an excuse for delay under this Section.

**Section 31. Integrated Agreement.** This Development Agreement consists of this Agreement together with all Exhibits attached hereto, and all of the same are hereby incorporated by reference. The provisions of this Agreement shall govern over any inconsistent or conflicting provisions set forth in the Exhibits. No representation or promise, verbal or written, not expressly set forth herein shall be binding or have any force or effect.

**Section 32. Headings.** Headings used in this Agreement are for reference purposes only and shall not be deemed a part of this Agreement.

**Section 33. Time of Essence.** Time is of the essence in every provision hereof in which time is a factor.

**Section 34. Operating Memoranda.** The provisions of this Agreement require a close degree of cooperation between the City and Developer. Refinements to the Project during implementation and development may require clarifications of this Agreement to ensure proper implementation of this Agreement and/or the Project Approvals. If, when, and as it becomes necessary or appropriate to take implementing actions or make such clarifications, the Parties may effectuate such actions, or clarifications through an operating memorandum ("Operating Memorandum") approved by the parties in writing which references this Section. Such Operating Memorandum shall not require public notices and hearings or an amendment to this Agreement unless otherwise required by this Agreement or applicable law. The City Manager shall be authorized, after consultation with and approval of Developer, to determine whether a requested clarification or implementing action: (i) may be effectuated pursuant to this Section and is consistent with the intent and purpose of this Agreement and the Project Approvals; or (ii) is of the type that would constitute an amendment to this Agreement. The authority to enter into such Operating Memorandum is hereby delegated to

the City Manager and the City Manager is hereby authorized to execute any Operating Memorandum hereunder without further City Council action.

**Section 35. Authority of City Manager.** Any consent, approved or other instrument described in this Agreement may be granted, given or executed by the City Manager or designee on behalf of the City and the City Manager or designee shall be authorized to take any other action on behalf of the City without the need for further authorization from the City Council; provided, however that, notwithstanding the foregoing, the City Manager or designee may, in his or her sole discretion, refer to the City Council any item for which the City Manager or designee has authority to act hereunder.

**Section 36. Conflicts of Interest; Prohibited Interests.**

A. No director, employee or agent of City shall give or receive any commission, fee, rebate, gift or entertainment of significant cost or value, or enter into any business arrangement with any director, employee or agent of a Developer, its affiliates, other than as a representative of a Developer or its affiliates, without prior written notification thereof to such Developer. Any representatives authorized by Developer may audit any and all records of City for the purpose of determining whether there has been compliance with this provision.

B. Developer warrants and maintains that it has no knowledge that any officer or employee of City has any interest, whether contractual, noncontractual, financial, proprietary, or otherwise, in this transaction or in the business of Developer, and that if any such interest comes to the knowledge of Developer at any time during the term of this Agreement, Developer shall immediately make a complete, written disclosure of such interest to City, even if such interest would not be deemed a prohibited “conflict of interest” under applicable laws.

**Section 37. Cooperation.** Each of the parties shall cooperate with and provided reasonable assistance to the other to the extent contemplated hereunder in the performance of all obligations under this Agreement and the satisfaction of the conditions of this Agreement.

[Signature Page Follows]



IN WITNESS WHEREOF, this Agreement has been executed by the parties and shall be effective on the Effective Date set forth hereinabove.

CITY OF BREA,  
a Municipal Corporation

MERCURY CXIV, LLC  
a California limited liability company

Dated: \_\_\_\_\_

Dated: \_\_\_\_\_

\_\_\_\_\_  
Marty Simonoff  
Mayor

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Lillian Harris-Neal  
City Clerk

Approved as to form:

\_\_\_\_\_  
Terence R. Boga  
City Attorney

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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

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State of California )  
County of Orange )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

**EXHIBIT A**  
LEGAL DESCRIPTION  
OF THE SITE



## EXHIBIT B

### Brea Employer Preference Program

The Mercury

Brea, California

A primary purpose of The Mercury is to provide workforce housing to workers of local Brea businesses to allow those workers to avoid lengthy commutes and exorbitant rents, while becoming residents as well as workers in our community. To that end, we invite local Brea employers to enroll in our Brea Employer Preference Program, outlined below.

**Tenant Selection:** When The Mercury receives multiple applications for an available workforce housing unit, preference shall be given to applicants who are full-time employees of Brea employers enrolled in this Program, subject to the following qualifications:

1. **Applicant Suitability:** The Mercury reserves the right to determine any applicant's suitability as a tenant. The Mercury may consider an applicant's credit history, rental history, and criminal history when selecting a tenant and the preference provided does not prevent making such a determination between competing applicants.
2. **Filling Vacancies:** The Mercury will not "hold" vacant units for local workers. If a local worker cannot sign a lease when a unit becomes available, The Mercury may offer the unit to another applicant. Local workers may be added to a waiting list, and The Mercury may contact them as units become available. Local workers selected as potential tenants shall be required to comply with the same requirements as other tenants, such as executing a written lease, adhering to the terms and conditions of such lease (including limits on number of occupants), and limits on sub-leasing. Violation of any terms of their leases shall be grounds for eviction.
3. **Non-Discrimination:** The Mercury adheres to the Fair Housing Act, Federal Civil Rights Laws, and California Fair Employment and Housing Act. We will not discriminate against applicants or tenants based on race, color, national origin, sex, age, disability, religion, familial status, or any other protected status. To that end, The Mercury reserves the right to reevaluate or deviate from this Program if, in its discretion, they may have an unjustified disparate impact on a protected class of people or it concludes it is necessary to do so to comply with local, state or federal laws.

**Brea Employer Qualification to Enroll:** A Brea employer qualified to participate under this Program is defined as a business/employer physically located within the City of Brea. Brea employers physically situated within a 1/2 mile radius from The Mercury property shall be entitled to first priority and all other Brea employers shall be entitled to a second priority under this Program. The Mercury shall consider other applicants only after exhausting the enrolled Brea employer priorities.

**Employer Participation:** Brea employers may enroll in this Program by filling out the form attached below and paying a nominal processing fee of \$500 per year. Employers must renew their enrollment and pay the processing fee annually. As a condition of enrollment and consideration of worker applications, enrolled employers must cooperate with The Mercury when asked to verify the employment status of local worker applicants. Failure to respond to The Mercury's requests for verification and/or failure to provide accurate information about an applicant's employment status are each grounds for losing a priority to a specific vacancy or termination of enrollment.

**Notice of Vacancies:** The Mercury will make reasonable efforts to provide electronic notice by email of upcoming vacancies to all Brea employers who are enrolled in this program to facilitate leasing of units. However, failure to give or receive notice will not affect any leases entered into by The Mercury.

**Termination of Tenancies:** If a tenant/worker with an enrolled Brea employer changes employment during the term of his or her tenancy, that worker's tenancy may continue per the terms of the current rental agreement. Upon expiration, that worker can reapply if he or she desires, but that application will be considered in the same manner as a new application and in light of any Brea employer preferences pursuant to this Program.

\* \* \*

If you would like more information about this Program, please contact us at: The Mercury (\_\_\_\_) \_\_\_\_ - \_\_\_\_\_. [Email TBD]

**Brea Worker Preference Program – Enrollment Form**

**The Mercury**

Name of Employer:	
Contact Person:	
Address:	
Telephone Number:	
Email Address:	
	Date: _____  _____ Signature  _____ Printed Name  _____ Title

For Internal Office Use Only:

☐ Date of Receipt: \_\_\_\_\_

☐ Processing Fee Paid: Y/N

☐ Received by: \_\_\_\_\_

RECORDING REQUESTED BY, AND  
WHEN RECORDED MAIL TO:

**CITY OF BREA  
1 CIVIC CENTER CIRCLE  
BREA, CALIFORNIA 92821  
ATTN: CITY CLERK**

SPACE ABOVE THIS LINE FOR RECORDER'S USE

EXEMPT FROM RECORDING FEE PER GOVERNMENT CODE SECTION 6103

**DEVELOPMENT AGREEMENT NO. 19-01  
REGARDING THE MERCURY LANE RESIDENTIAL PLANNED COMMUNITY,  
BREA, CALIFORNIA**

This Development Agreement (“Agreement” or “Development Agreement”) is made and entered into as of the “Effective Date” set forth herein, by and between Mercury CXIV, LLC, a California limited liability company (“Developer”) and the City of Brea, a California municipal corporation (“City”).

**RECITALS**

1. California Government Code Section 65864, et seq. (the “Development Agreement Statute”) authorizes cities to enter into binding development agreements with persons having legal or equitable interests in real property for the development of such property.
2. Developer owns that real property located entirely within City, the common and legal descriptions of which is set forth in Exhibit “A” attached hereto and incorporated herein by this reference and hereinafter is referred to as the “Site.” Developer intends to construct a work-force housing multi-family residential development, inclusive of a maximum of 114 multi-family rental units (“Rental Units”), on the Site.
3. City and Developer mutually desire to enter into this Development Agreement pursuant to the Development Agreement Statute in order to implement the Project.
4. On \_\_\_\_\_, 2020, following second reading, the Council adopted Ordinance No. \_\_\_\_\_, approving Zone Change 19-01 and PC Master Plan 19-01. Ordinance No. \_\_\_\_\_ and all attachments and exhibits thereto are hereby incorporated by this reference. For purposes of this Agreement, the proposed development as approved and defined by Ordinance \_\_\_\_\_ is referred to herein as the “Project,” and Ordinance \_\_\_\_\_ is referred to as the “Project Approvals.”
5. On \_\_\_\_\_, 2020, City adopted Ordinance No. \_\_\_\_\_ (the “Ordinance”), approving this Development Agreement among the City and Developer, which is effective as of \_\_\_\_\_, \_\_\_\_\_. All of the requirements of the California Environmental Quality Act have been met

with respect to the Project, Project Approvals, and this Agreement, and this Agreement is consistent with the City's General Plan.

6. As set forth in the Project Approvals and this Agreement, the Project would provide the following community benefits: (i) revitalization and use of the Site consistent with state, regional, and local long term goals to provide additional housing opportunities and affordable housing; (ii) contribution of video surveillance hardware and software to serve traffic circulation and public safety goals for the project area; (iii) contributions to future improvements to Imperial Highway, sidewalk and bike lane improvements on Mercury Lane, and the use and maintenance costs of the City's West Downtown Parking Garage; (iv) alternative transportation options in the City through creation of a car-share and bike-share program to serve the Site and providing a local shuttle or similar system; and (v) creation of local and regional construction jobs and a permanent jobs base within new development.

## **AGREEMENT**

NOW, THEREFORE, the parties hereto agree as follows:

**Section 1. Definitions.** In this Agreement, unless the context otherwise requires, the following terms shall have the following meaning:

"City" means the City of Brea.

"Developer" means Mercury CXIV, LLC, a California limited liability company.

"Effective Date" shall mean the date that the Ordinance becomes effective.

"Municipal Code" means the Brea Municipal Code, as amended from time to time.

"Ordinance" means Ordinance No. \_\_\_\_\_, which approved this Agreement.

"Project" means the proposed development of the Site as defined in the Recitals to this Agreement by reference to Ordinance \_\_\_\_\_.

"Project Approvals" means Ordinance \_\_\_\_\_, which is also referenced in the Recitals to this Agreement.

"Site" means the real property that is the subject of the Project Approvals and as legally described in Exhibit "A" to this Agreement.

"Term" shall have the meaning ascribed to it in Section 6 below.

"Transfer" means any sale, lease, encumbrance or other transfer of all or any portion of the Project or any interest therein.

"Transferee" means any person who acquires an interest in the Site pursuant to a Transfer and agrees, or is deemed, to assume Developer's obligations hereunder with respect to such interest.

**Section 2. Recitals.** The recitals are part of this Agreement and shall be enforceable as any other provision of this Agreement.

**Section 3. Interest of Developer.** Developer warrants and represents that, as of the Effective Date, it has or will have legal title to or an equitable interest in the Site; that it has full legal right to enter into this Agreement; and that the persons executing this Agreement on behalf of each Developer have been duly authorized to do so.

**Section 4. Binding Effect of Agreement.** Developer hereby subject the Project and the Site to the covenants, reservations, and restrictions as set forth in this Agreement. The City and Developer hereby declare their specific intent that the covenants, reservations and restrictions as set forth herein shall be deemed covenants running with the land and shall pass to and be binding upon each of Developer's successors and assigns in title or interest to the Site. Each and every contract, deed, or other instrument hereinafter executed, covering, or conveying the Site or any portion thereof shall conclusively be held to have been executed, delivered, and accepted subject to the covenants, reservations, and restrictions expressed in this Agreement, regardless of whether such covenants, reservations, and restrictions are set forth in such contract, deed, or other instrument.

The City and Developer hereby further declare their understanding and intent that the benefit of such covenants, reservations, and restrictions touch and concern the land by enhancing and increasing the enjoyment and use of the Site by Developer and the future occupants of the Site, the intended beneficiaries of such covenants, reservations, and restrictions, and by furthering the public purposes for which this Agreement is adopted.

**Section 5. Relationship of Parties.** It is understood that the contractual relationship between City and Developer is such that City and each Developer are each an independent party and neither is the agent or partner of the other for any purpose whatsoever and neither shall be considered to be the agent or partner of the other for any purpose whatsoever.

**Section 6. Term of Agreement.** The initial term of this Agreement (the "Term") shall commence on the Effective Date and shall expire ten (10) years thereafter.

**Section 7. Timing of Development.** Because the California Supreme Court held in *Pardee Construction Co. v. City of Camarillo*, 37 Cal.3d 465 (1984), that failure of the parties to provide for the timing of development resulting in a later adopted initiative restricting the timing of development to prevail over such parties' agreement, it is the City's and Developer' intent here to cure that deficiency by acknowledging and providing that Developer shall have the right (without obligation), subject to the provisions of this Development Agreement, to complete the Project in such order and at such rate and at such times as Developer deems appropriate within the exercise of their subjective business judgment.

**Section 8. Transfers and Assignments.**

A. Transfers. Developer may enter into one or more Transfers without the prior consent of City. Developer shall provide City with notice of all Transfers promptly following the consummation thereof. Developer shall remain liable to perform all of the terms and conditions



of this Agreement with respect to any portion of, or interest in, the Project that shall be the subject of a Permitted Transfer unless Developer and the applicable Transferee shall execute and deliver to City an Assignment and Assumption Agreement, in which case Developer shall be released from its obligations with respect to such portion of, or interest in, the Project that was the subject of such Transfer.

B. General Conditions Applicable to Transfers. Notwithstanding whether a Transferee has executed an Assignment and Assumption Agreement, upon a Transfer the Transferee shall be deemed to have assumed all Developer's obligations and been assigned all of Developer's rights under this Agreement, and will be deemed the Developer hereunder. This Agreement may only be transferred to a person who acquires fee title to the entire site. Notwithstanding anything herein to the contrary, in no event shall any Mortgagee have any obligation under this Agreement unless and until such Mortgagee purchases at a foreclosure sale, or accepts a deed in lieu of foreclosure, the portion of the Project that was subject to a Mortgage.

**Section 9. General Rights, Standards, and Restrictions.** The following specific rights, standards, and restrictions shall apply to the development and use of the Site pursuant to this Development Agreement:

A. Developer shall have the right to develop the Project on the Site in accordance with the terms and conditions of the Project Approvals and this Agreement, and City shall have the right to control development of the Site in accordance with the provisions of the Project Approvals and this Agreement.

B. The type, density, intensity, configuration of uses allowed, size, and location of buildings and other improvements and provisions for the reservation or dedication of land for public purposes, location of public improvements, including, but not limited to landscaping, irrigation, sidewalk, and drive approaches, together with other terms and conditions of development applicable to the Project, shall be as set forth in the Project Approvals and this Agreement.

**Section 10. Obligations of City.** In consideration of the benefits to the City arising from the development of the Site and the entering into of this Agreement, the City agrees as follows:

A. Upon acceptance by the City, the following items shall be maintained by the City and Developer, subject to City review and approval of a maintenance agreement with the Developer, respectively:

Public Improvements to be maintained by City

1. Concrete curb and gutter.
2. Concrete sidewalk constructed per City standards (non-decorative).
3. Street lights, pull boxes and conduits.
4. Fire hydrants.

5. Water services up to the meter.

Public Improvements immediately adjacent to the Site to be maintained by Developer

1. Landscaping and Irrigation.
2. Parkway Trees.
3. Water service lateral? What does "Fire Water Service" mean?
4. Sewer lateral.
5. Decorative sidewalk.
6. Driveway approach (from curb to Developer property line).

B. With respect to any bonds or similar security (including letters of credit or cash) posted by Developer in connection with the development of the Site in favor of the City, within sixty (60) days after completion or satisfaction of all requirements related to such bonds or other security and the respective Developer's request (or such earlier time as required by law), the City shall cause the release of such bonds.

#### **Section 11. Affordable Housing and Rent Restrictions:**

A. Affordable Housing. Developer shall enter into an Affordable Housing Agreement with the City prior to the issuance of any grading or construction permits, which agreement must result in recorded covenants upon the property to assure affordable rents as set forth in this Section for a minimum of fifty-five (55) years following first occupancy and which shall provide terms and procedures and details, including a process for annual compliance reporting to the City. Eleven (11) units shall be reserved at or below the LOW INCOME threshold and for occupancy by qualifying tenants, as defined by applicable State Law. These units constitute a minimum of 10% of the total number of units within the project and shall fulfill the City's 10% Inclusionary Affordable Housing requirement for the project.

B. Work Force Housing. At least eighty (80) of the units shall be rented at a projected rent between \$1,200 to \$1,695 per month within the following rental categories: a minimum of six (6) units shall have rents of not more than \$1,295, six (6) units shall have rents of not more than \$1,395, six (6) units shall have rents of not more than \$1,495, six (6) units shall have rents of not more than \$1,595, and fifty-six (56) units shall have rents of not more than \$1,695, and shall remain between the LOW TO MODERATE INCOME threshold, as defined by applicable State Law, exclusive of utilities, commencing on the Effective Date with an ability to increase rents a maximum amount of three percent (3%) annually for a period of 40 years. Developer shall record a ~~restrictive covenant~~Restrictive Covenant in a form reasonably approved by the Director and the City Attorney referencing these obligations, including a process for annual compliance reporting to the City.

C. Brea Workforce Preference Program. The Affordable Housing Agreement and the Restrictive Covenant shall also include a program to give priority preference to prospective tenants that work in Brea and shall provide a priority for a minimum of eighty percent (80%) of the units for such tenants (however, Developer is allowed to lease such units to other tenants to the extent such units are available after leasing to all qualified local worker priority tenants). Developer agrees to implement such a program substantially in the form attached hereto as Exhibit "B."

It is acknowledged that Developer may modify the terms of affordability for the Work Force Housing units described in Section ~~11.11~~ B in the event the State or any other governmental agency enacts any new legislation that causes any increase in property tax (including any special tax or assessment) to be implemented upon the property (e.g. modification of Prop 13) but only to the extent reasonably necessary to re-capture any increase in property-related tax. Developer shall notify City of any such adjustment.

## **Section 12. Developer's Contributions.**

A. Contribution of video camera hardware and software. Developer shall provide Ten Thousand Dollars (\$10,000) for the procurement and installation of video surveillance cameras for the Imperial Highway and Berry Street intersection, Berry Street and Mercury Lane, and for Mercury Lane and the West Downtown parking garage. Said cameras shall be integrated into the existing fiber optic system from the West garage connecting to the Civic and Cultural Center, and integrated with the City's existing video surveillance systems, with related details and specifications subject to the review and approval of the City prior to the issuance of any occupancy permits.

B. Contribution to Future Sidewalk ~~and~~ Bike Lane and Bridge Improvements. Developer shall pay City a financial contribution in the amount of One Hundred Eighty Thousand Dollars (\$80,000 ~~180,000~~) toward the cost to construct: (1) sidewalks and bike lane improvements on Mercury Lane; and (2) pedestrian and the parking garage entrance drive area ADA improvements from the eastern terminus of Mercury Lane, across the existing flood control channel bridge, and along the existing access road to the Western Downtown Parking Garage. Developer shall make such payment in full to the City ~~to the satisfaction of the City Manager~~ prior to issuance of any ~~occupancy~~ building permits ~~for the project~~. Said funding shall be used at the sole discretion of the City of Brea for those improvements and is not subject to timing restrictions for use or refunding to the Developer.

C. Contribution to Future ~~improvements~~ Improvements to Imperial Highway. Developer shall pay City a lump sum financial contribution in the amount of Ten thousand Dollars (\$10,000) toward the cost of future improvements to Imperial Highway. Developer shall make such payment in full to the City to the satisfaction of the City Manager prior to issuance of any occupancy permits for the project. Said funding shall be used at the sole discretion of the City of Brea and is not subject to timing restrictions for use or refunding to the Developer.

D. Contribution to Use and Maintenance of West Downtown Parking Garage. Developer may elect to use the West Downtown parking garage (the "Parking Garage") for guest parking of Project residents, provided that the number and location of parking spaces reserved for

such use shall be subject to City's reasonable terms and conditions and its advance review and approval on an annual basis; provided that in no event shall the Parking Garage be used by Developer or Project residents for ~~resident parking or~~ vehicle storage. In exchange for such limited use of the Parking Garage, Developer's Tenants shall pay City \$25.00 per space, per month, which amount shall increase annually according to the CPI for the Orange County area.; however, in the event City charges any other person a lower ~~monthly~~ rate, Developer's Tenants shall pay the lower monthly rate. City shall use said annual payments solely for the maintenance, repair, and upkeep of the Parking Garage.

E. Car-Share and Bike-Share Program. Developer shall develop and implement car-share and bike-share programs to serve the Project. Developer shall submit a detailed program implementing these programs for the review and approval of the Community Development Director prior to the occupancy of any residential units. Said program shall provide for the availability of on-site shared automobiles and bicycles for residents and may include appropriate fees for such services.

**Section 13. Effect of City Regulations on Development of Project.** Except as expressly provided in this Agreement, all substantive and procedural requirements and provisions contained in City's ordinances, specific plans, rules, and regulations, including, but not limited to, the Brea Municipal Code, in effect as of the Effective Date of this Development Agreement, shall apply to the construction and development of the Project and Site.

A. The provisions of this Section shall not preclude the application to the development of the Project and the Site of those changes in City ordinances, regulations, plans, or specifications that are: (i) specifically mandated and required by changes in state or federal laws or regulations as provided in California Government Code Section 65869.5 or any successor provision or provisions; (ii) required to ensure public safety and are made applicable throughout the City; or (iii) are required to ensure access under the Americans with Disabilities Act. In the event such changes prevent or preclude compliance with one or more of the provisions of this Agreement, such provisions of this Agreement shall be modified or suspended or performance thereof delayed, to the extent necessary to comply with such changes in the law.

B. All fees currently charged by the City in connection with the construction of the Project, including land use approvals, development fees, building permits, etc., shall be no higher than those fees in effect at the Effective Date for a period of five (5) years from the Effective Date, subject to the following exceptions:

i. The City's existing development impact fees may increase over time and shall be paid in the amounts in effect at the time application is made for such approvals or permits that require payment.

ii. All City requirements associated with the City's affordable housing requirements are being fully satisfied through the provision of the affordable units provided by the Project pursuant to the Project Approvals and this Agreement. No other fees or exactions shall be charged for Affordable Housing.

iii. All development impact fees shall be due at certificate of occupancy.

C. City may apply to the Project any and all new health and safety regulations (e.g., fire, building, and seismic, plumbing, and electric codes) that become applicable to the City pursuant to State and Federal law as a whole after the Effective Date.

**Section 14. Annual Review.** During the term of this Development Agreement, City shall annually review the extent of good faith compliance by Developer with the terms of this Agreement. Developer shall file an annual report with the City indicating information regarding compliance with the terms of this Agreement no later than January 7 for the previous calendar year, commencing January 7, 2021.

**Section 15. Indemnification and Legal Challenge.** To the maximum extent permitted by law, Developer must defend, indemnify, and hold City and its elected officials, officers, contractors serving as City officials, agents, and employees (“Indemnitees”) harmless from liability for damage and/or claims for damage for personal injuries, including death, and claims for property damage, and with respect to all other actions and liabilities for damages caused or alleged to have been caused by reason of Developer’s activities in connection with the development and/or construction of the Project, and which may arise from the direct or indirect operations of Developer or those of Developer’s contractors, agents, tenants, employees, or any other persons acting on Developer’s behalf, which relate to the development and/or construction of the Project. This indemnity provision applies to all damages and claims for damage, as described above, regardless of whether or not the City prepared, supplied, or approved the plans, specifications, or other documents for the Project. Developer shall also defend, indemnify, and hold the Indemnitees harmless from and against any and all claims, liabilities, losses, damages, costs, and expenses arising from or related to Developer’s failure, or any of its contractor’s failure, to pay prevailing wages pursuant to Labor Code Section 1720 *et seq.* in connection with construction of the Project and associated public and private improvements.

In the event of any legal action challenging the validity, applicability, or interpretation of any provision of this Agreement, any of the entitlement documents pertaining to the Project including, without limitation, the City’s General Plan, Zoning Ordinance, or any other supporting document relating to the Project, Developer must indemnify, defend, and hold harmless the Indemnitees, and each of them, with respect to all liability, costs, and expenses incurred by, and/or awarded against, the City or any of the Indemnitees in relation to such action. The City shall have the right to select counsel of its choice. The parties hereby agree to cooperate in defending such action. In the event of any litigation challenging the effectiveness of this Agreement, or any portion hereof, this Agreement shall remain in full force and effect while such litigation, including any appellate review, is pending, unless otherwise ordered by the court. Absent issuance of an injunction, Developer may elect to continue development under this Agreement pending completion of the litigation but it shall do so at its sole risk, and the City shall not be liable for any loss suffered as a result thereof. This Section shall survive the expiration or earlier termination of this Agreement.

**Section 16. Amendments.** This Agreement may be amended or canceled, in whole or in part, only by mutual written consent of the parties and then in the manner provided for in California Government Code § 65868, *et seq.*, or successor provisions thereto.

**Section 17. Enforcement.** In the event of a default under the provisions of this Agreement by Developer, City shall give written notice to Developer (or its successor) by registered or certified mail addressed at the address stated in this Agreement, and if such violation is not corrected to the reasonable satisfaction of City within thirty (30) days after such notice is served on Developer, or if not corrected within such reasonable time as may be required to cure the breach or default if said breach or default cannot be cured within said thirty (30) days (provided that acts to cure the breach or default must be commenced within said thirty (30) days and must thereafter be diligently pursued by Developer), then City may, without further notice, declare a default under this Agreement and, upon any such declaration of default, City may bring any action necessary to specifically enforce the obligations of Developer growing out of the operation of this Development Agreement, apply to any court, state or federal, for injunctive relief against any violation by Developer of any provision of this Agreement, or apply for such other relief as may be appropriate.

**Section 18. Event of Default.** Developer is in default under this Agreement upon the happening of one or more of the following events or conditions:

A. If a material warranty, representation, or statement made or furnished by Developer to City set forth herein or in any document incorporated by reference herein is false or proved to have been false in any material respect when it was made;

B. If a finding and determination is made by City following an annual review pursuant to this Agreement, upon the basis of substantial evidence, that Developer has not complied in good faith with any material terms and conditions of this Agreement, after notice and opportunity to cure as provided by this Agreement; or

C. A breach by Developer of any of the provisions or terms of this Agreement, after notice and opportunity to cure as provided in this Agreement.

**Section 19. No Waiver of Remedies.** City does not waive any claim of defect in performance by Developer if on periodic review City does not enforce this Agreement. Nonperformance by Developer shall not be excused because performance by Developer of the obligations herein contained would be unprofitable, difficult, or expensive, or because of a failure of any third party or entity, other than City. Subject to the provisions of Section 22, all other remedies at law or in equity which are not otherwise provided for in this Agreement are available to each party to pursue in the event that there is a breach of this Development Agreement by the other party (subject to applicable notice and cure periods). No waiver by City or Developer of any breach or default under this Development Agreement by the other party shall be deemed to be a waiver of any other subsequent breach thereof or default hereunder.

**Section 20. City Not Liable For Damages.** It is acknowledged by the parties that the City would not have entered into this Agreement if it could be held liable in damages under or with respect to this Agreement or the application thereof. Consequently, and except for the payment of attorneys' fees in accordance with this Agreement, the City shall not be liable in damages to Developer, or to any assignee, transferee, or any other person, and Developer covenants on behalf of itself and its successors in interest not to sue for or claim any damages:



- A. For any breach of this Agreement;
- B. For the taking, impairment or restriction of any right or interest conveyed or provided hereunder or pursuant hereto;
- C. Arising out of or connected with any dispute, controversy, or issue regarding the application or interpretation or effect of the provisions of this Agreement; or
- D. For any injury to or interference with the rights of the property owner, allegedly or actually arising out of, or incurred in connection with, the parties entering this Agreement, or their exercise of any rights under this Agreement.

**Section 21. Rights of Lenders Under this Agreement.** Should Developer place or cause to be placed any encumbrance or lien on the Project, or any part thereof, the beneficiary (“Lender”) of said encumbrance or lien shall have the right at any time during the term of this Agreement and the existence of said encumbrance or lien to:

- A. Do any act or thing required of Developer under this Agreement, or cure any default of Developer under this Agreement within the time limits set forth in this Agreement, and any such act or thing done or performed by Lender or cure shall be as effective as if done by Developer;
- B. Realize on the security afforded by the encumbrance or lien by exercising foreclosure proceedings or power of sale or other remedy afforded in law or in equity or by the security document evidencing the encumbrance or lien (hereinafter referred to as “a trust deed”);
- C. Transfer, convey or assign the title of Developer to the Site to any purchaser at any foreclosure sale, whether the foreclosure sale be conducted pursuant to court order or pursuant to a power of sale contained in a trust deed; and
- D. Acquire and succeed to the interest of Developer by virtue of any foreclosure sale, whether the foreclosure sale is conducted pursuant to a court order or pursuant to a power of sale contained in a trust deed.

Should any Lender require or request an amendment of this Agreement in respect of the rights and remedies granted to a Lender, City hereby agrees to consider such an amendment in good faith and in accordance with state and local law so long as the proposed amendment does not materially and adversely affect the rights, powers, and remedies of the City in respect of a default by Developer hereunder.

**Section 22. Notice to Lender.** City shall give written notice of any default or breach under this Agreement by Developer to Lender (if known by City) simultaneously with such notice of default City gives to Developer and afford Lender the opportunity after receipt of service of the notice to:

- A. Cure the breach or default within thirty (30) days after service of said notice, where the default can be cured by the payment of money;

B. Cure the breach or default within thirty (30) days after service of said notice where the breach or default can be cured by something other than the payment of money and can be cured within that time; or

C. Cure the breach or default in such reasonable time as may be required where something other than payment of money is required to cure the breach or default and cannot be performed within thirty (30) days after said notice, provided that acts to cure the breach or default are commenced within a thirty (30) day period after service of said notice of default on Lender by City and are thereafter diligently continued by Lender.

**Section 23. Action by Lender.** Notwithstanding any other provision of this Agreement, a Lender may forestall any action by City for a breach or default under the terms of this Agreement by Developer by commencing proceedings to foreclose its encumbrance or lien on the Site. The proceedings so commenced may be for foreclosure of the encumbrance by order of court or for foreclosure of the encumbrance under a power of sale contained in the instrument creating the encumbrance or lien. The proceedings shall not, however, forestall any such action by the City for the default or breach by Developer unless:

A. They are commenced within thirty (30) days after service on Developer (and on Lender if Lender's address is provided by notice to the City pursuant this Agreement) of the notice described hereinabove;

B. They are, after having been commenced, diligently pursued in the manner required by law to completion; and

C. Lender keeps and performs all of the terms, covenants, and conditions of this Agreement requiring the payment or expenditure of money by Developer until the foreclosure proceedings are complete or are discharged by redemption, satisfaction, or payment.

**Section 24. Notice.** Any notice required to be given by the terms of this Agreement shall be provided by certified mail, return receipt requested, at the address of the respective parties as specified below or at any other such address as may be later specified by the parties hereto.

To Developer.:

Mercury CXIV, LLC  
330 W. Birch, Suite E  
Brea, California 92821  
Attention: Dwight Manley

To City:

City of Brea  
1 Civic Center Circle  
Brea, California 92821  
Attention: City Manager

With a copy to:

Richards, Watson & Gershon  
1 Civic Center Circle  
P.O. Box 1059  
Brea, California 92822-1059  
Attention: Brea City Attorney

**Section 25. Attorneys' Fees.** In any proceedings arising from the enforcement of this Development Agreement or because of an alleged breach or default hereunder, the prevailing party shall be entitled to recover its costs and reasonable attorneys' fees and experts' fees incurred during the proceeding (including appeals) as may be fixed within the discretion of the court.

**Section 26. Binding Effect.** This Agreement shall bind, and the benefits and burdens hereof shall inure to, the respective parties hereto and their legal representatives, executors, administrators, successors and assigns, wherever the context requires or admits.

**Section 27. Applicable Law and Venue.** This Agreement shall be construed in accordance with and governed by the laws of the State of California. Venue for any action or litigation brought for breach or to enforce any provision of this Agreement shall be the County of Orange, California.

**Section 28. Partial Invalidity.** If any provisions of this Agreement shall be deemed to be invalid, illegal, or unenforceable, the validity, legality, or enforceability of the remaining provisions hereof shall not in any way be affected or impaired thereby.

**Section 29. Recordation.** The City Clerk shall record this Agreement in the Official Records of the County Recorder of the County of Orange within ten (10) business days following the Effective Date. Upon the expiration of the terms of this Agreement and the request of Developer, the City will execute and deliver, in recordable form, an instrument confirming that this Agreement is terminated and of no further force or effect.

**Section 30. Force Majeure.** In the event that any party hereto shall be delayed or hindered or prevented from performance of any act required hereunder by reason of acts of God, strikes, lockouts, labor troubles, inability to procure materials, riots, insurrection, terrorism, war or other reason of similar nature not the fault of the party delayed in performing the work or doing the acts required under the terms of this Agreement, then the performance of such act shall be excused for the period of the delay caused by the foregoing. Financial inability shall not be deemed an excuse for delay under this Section.

**Section 31. Integrated Agreement.** This Development Agreement consists of this Agreement together with all Exhibits attached hereto, and all of the same are hereby incorporated by reference. The provisions of this Agreement shall govern over any inconsistent or conflicting provisions set forth in the Exhibits. No representation or promise, verbal or written, not expressly set forth herein shall be binding or have any force or effect.

**Section 32. Headings.** Headings used in this Agreement are for reference purposes only and shall not be deemed a part of this Agreement.

**Section 33. Time of Essence.** Time is of the essence in every provision hereof in which time is a factor.

**Section 34. Operating Memoranda.** The provisions of this Agreement require a close degree of cooperation between the City and Developer. Refinements to the Project during implementation and development may require clarifications of this Agreement to ensure proper implementation of this Agreement and/or the Project Approvals. If, when, and as it becomes necessary or appropriate to take implementing actions or make such clarifications, the Parties may effectuate such actions, or clarifications through an operating memorandum (“Operating Memorandum”) approved by the parties in writing which references this Section. Such Operating Memorandum shall not require public notices and hearings or an amendment to this Agreement unless otherwise required by this Agreement or applicable law. The City Manager shall be authorized, after consultation with and approval of Developer, to determine whether a requested clarification or implementing action: (i) may be effectuated pursuant to this Section and is consistent with the intent and purpose of this Agreement and the Project Approvals; or (ii) is of the type that would constitute an amendment to this Agreement. The authority to enter into such Operating Memorandum is hereby delegated to the City Manager and the City Manager is hereby authorized to execute any Operating Memorandum hereunder without further City Council action.

**Section 35. Authority of City Manager.** Any consent, approved or other instrument described in this Agreement may be granted, given or executed by the City Manager or designee on behalf of the City and the City Manager or designee shall be authorized to take any other action on behalf of the City without the need for further authorization from the City Council; provided, however that, notwithstanding the foregoing, the City Manager or designee may, in his or her sole discretion, refer to the City Council any item for which the City Manager or designee has authority to act hereunder.

**Section 36. Conflicts of Interest; Prohibited Interests.**

A. No director, employee or agent of City shall give or receive any commission, fee, rebate, gift or entertainment of significant cost or value, or enter into any business arrangement with any director, employee or agent of a Developer, its affiliates, other than as a representative of a Developer or its affiliates, without prior written notification thereof to such Developer. Any representatives authorized by Developer may audit any and all records of City for the purpose of determining whether there has been compliance with this provision.

B. Developer warrants and maintains that it has no knowledge that any officer or employee of City has any interest, whether contractual, noncontractual, financial, proprietary, or otherwise, in this transaction or in the business of Developer, and that if any such interest comes to the knowledge of Developer at any time during the term of this Agreement, Developer shall immediately make a complete, written disclosure of such interest to City, even if such interest would not be deemed a prohibited “conflict of interest” under applicable laws.

**Section 37. Cooperation.** Each of the parties shall cooperate with and provided reasonable assistance to the other to the extent contemplated hereunder in the performance of all obligations under this Agreement and the satisfaction of the conditions of this Agreement.

[Signature Page Follows]

IN WITNESS WHEREOF, this Agreement has been executed by the parties and shall be effective on the Effective Date set forth hereinabove.

CITY OF BREA,  
a Municipal Corporation

MERCURY CXIV, LLC  
a California limited liability company

Dated: \_\_\_\_\_

Dated: \_\_\_\_\_

\_\_\_\_\_  
Marty Simonoff  
Mayor

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Lillian Harris-Neal  
City Clerk

Approved as to form:

\_\_\_\_\_  
Terence R. Boga  
City Attorney



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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

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 \_\_\_\_\_, before me, \_\_\_\_\_,  

(insert name and title of the officer)

  
Notary Public, personally appeared \_\_\_\_\_,  
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\_\_\_\_\_ (Seal)


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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

**EXHIBIT A**  
**LEGAL DESCRIPTION**  
**OF THE SITE**

## EXHIBIT B

### Brea Employer Preference Program

The Mercury

Brea, California

A primary purpose of The Mercury is to provide workforce housing to workers of local Brea businesses to allow those workers to avoid lengthy commutes and exorbitant rents, while becoming residents as well as workers in our community. To that end, we invite local Brea employers to enroll in our Brea Employer Preference Program, outlined below.

**Tenant Selection:** When The Mercury receives multiple applications for an available workforce housing unit, preference shall be given to applicants who are full-time employees of Brea employers enrolled in this Program, subject to the following qualifications:

1. **Applicant Suitability:** The Mercury reserves the right to determine any applicant's suitability as a tenant. The Mercury may consider an applicant's credit history, rental history, and criminal history when selecting a tenant and the preference provided does not prevent making such a determination between competing applicants.
2. **Filling Vacancies:** The Mercury will not "hold" vacant units for local workers. If a local worker cannot sign a lease when a unit becomes available, The Mercury may offer the unit to another applicant. Local workers may be added to a waiting list, and The Mercury may contact them as units become available. Local workers selected as potential tenants shall be required to comply with the same requirements as other tenants, such as executing a written lease, adhering to the terms and conditions of such lease (including limits on number of occupants), and limits on sub-leasing. Violation of any terms of their leases shall be grounds for eviction.
3. **Non-Discrimination:** The Mercury adheres to the Fair Housing Act, Federal Civil Rights Laws, and California Fair Employment and Housing Act. We will not discriminate against applicants or tenants based on race, color, national origin, sex, age, disability, religion, familial status, or any other protected status. To that end, The Mercury reserves the right to reevaluate or deviate from this Program if, in its discretion, they may have an unjustified disparate impact on a protected class of people or it concludes it is necessary to do so to comply with local, state or federal laws.

**Brea Employer Qualification to Enroll:** A Brea employer qualified to participate under this Program is defined as a business/employer physically located within the City of Brea. Brea employers physically situated within a 1/2 mile radius from The Mercury property shall be entitled to first priority and all other Brea employers shall be entitled to a second priority under this Program. The Mercury shall consider other applicants only after exhausting the enrolled Brea employer priorities.

**Employer Participation:** Brea employers may enroll in this Program by filling out the form attached below and paying a nominal processing fee of \$500 per year. Employers must renew their enrollment and pay the processing fee annually. As a condition of enrollment and consideration of worker applications, enrolled employers must cooperate with The Mercury when asked to verify the employment status of local worker applicants. Failure to respond to The Mercury's requests for verification and/or failure to provide accurate information about an applicant's employment status are each grounds for losing a priority to a specific vacancy or termination of enrollment.

**Notice of Vacancies:** The Mercury will make reasonable efforts to provide electronic notice by email of upcoming vacancies to all Brea employers who are enrolled in this program to facilitate leasing of units. However, failure to give or receive notice will not affect any leases entered into by The Mercury.

**Termination of Tenancies:** If a tenant/worker with an enrolled Brea employer changes employment during the term of his or her tenancy, that worker's tenancy may continue per the terms of the current rental agreement. Upon expiration, that worker can reapply if he or she desires, but that application will be considered in the same manner as a new application and in light of any Brea employer preferences pursuant to this Program.

\* \* \*

If you would like more information about this Program, please contact us at: The Mercury (\_\_\_\_) \_\_\_\_ - \_\_\_\_\_. [Email TBD]



Brea Worker Preference Program – Enrollment Form

**The Mercury**

<u>Name of Employer:</u>	
<u>Contact Person:</u>	
<u>Address:</u>	
<u>Telephone Number:</u>	
<u>Email Address:</u>	
	<u>Date:</u> _____ _____ <u>Signature</u> _____ <u>Printed Name</u> _____ <u>Title</u>

For Internal Office Use Only:

☐ Date of Receipt: \_\_\_\_\_

☐ Processing Fee Paid: Y/N

☐ Received by: \_\_\_\_\_

## **ORDINANCE NO. 1214**

### **AN ORDINANCE OF THE CITY OF BREA APPROVING THE MERCURY RESIDENTIAL PLANNED COMMUNITY MASTER PLAN NO. PCMP 19-01 AND RELATED ZONE CHANGE NO. ZC 19-01 AND DEVELOPMENT AGREEMENT NO. 19-01 FOR DEVELOPMENT OF 114 WORKFORCE RESIDENTIAL UNITS ON A 1.01-ACRE PARCEL LOCATED AT THE SOUTHEAST CORNER OF MERCURY LANE AND BERRY STREET, AND MAKING FINDINGS IN SUPPORT THEREOF**

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

1. On January 15, 2019, the City Council initiated Zone Change No. ZC 19-01 ("Zone Change 19-01") in response to a request by Dwight Manley ("Applicant") to rezone the property located at the southeast corner of Mercury Lane and Berry Street ("Subject Property") from Commercial Industrial (C-M) to Planned Community (PC), as shown in Exhibit A to this Ordinance, which is hereby incorporated as though set forth in full. The Applicant subsequently submitted applications for approval of Planned Community Master Plan No. PCMP 19-01 ("PCMP 19-01") and Development Agreement No. 19-01 ("DA 19-01") to develop a 5-story building with 114 workforce residential units on the Subject Property pursuant to PCMP 19-01. Zone Change 19-01, PCMP 19-01, and DA 19-01 are collectively referred to herein as "the Project." Copies of PCMP 19-01 and DA 19-01 are each on file with the City.

2. Pursuant to the requirements of the California Environmental Quality Act ("CEQA"), the City prepared Final Environmental Impact Report No. FEIR 19-01 (the "FEIR") and a related Mitigation Monitoring and Reporting Program ("MMRP"), CEQA Findings of Fact ("CEQA Findings") and Statement of Overriding Considerations ("SOC"). Copies of the FEIR, the MMRP, CEQA Findings, and SOC are each on file with the City.

3. On January 28, 2020, February 25, 2020, and April 28, 2020, the Planning

Commission held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the Planning Commission voted to recommend that the City Council certify the FEIR, and adopt the MMRP, the CEQA Findings, and the SOC.

4. On May 12, 2020, the City Council held a duly noticed public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council voted to continue the public hearing to its regular meeting on May 19, 2020.

5. On May 19, 2020, the City Council held a duly noticed continued public hearing to consider the Project and the FEIR, at which all persons present had an opportunity to speak on the matter. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during that hearing, the City Council closed the public hearing and voted to continue the item to a special meeting on May 21, 2020.

6. On May 21, 2020, the City Council held a special meeting to consider the Project and the FEIR. After considering all of the evidence presented, including but not limited to all written evidence and testimony presented during the public hearing, the City Council voted to certify the FEIR and adopt the MMRP, the CEQA Findings, and the SOC.

7. All legal prerequisites to adoption of this Ordinance have been met.

**B. ORDINANCE.**

**THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:**

1. The City Council finds that all facts set forth in the Recitals, Part A of this Resolution, are true and correct.

2. Based on its findings in the preceding paragraphs of this Ordinance, the evidence presented at the above-referenced public hearings, including but not limited to the FEIR, the MMRP, the CEQA Findings, the SOC, the Conditions of Approval for PCMP 19-01 set forth in Exhibit B to this Ordinance, which is hereby incorporated as though set forth in full, all written evidence and testimony presented during those hearings, and its own independent judgment and analysis, the City Council hereby finds as follows:

a. The Project is in conformity with the General Plan on grounds that include but are not necessarily limited to the following. The Project proposes a planned community master plan for 114 workforce residential units at a low and moderate rental affordability located directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. General Plan Policy HE 3.2 promotes providing opportunities for mixed use and infill housing development opportunities in Downtown Brea as part of the City's ongoing revitalization strategy for the area. General Plan Policy CD 1.9 encourages new development that is organized around compact, walkable, mixed-use neighborhoods and districts to conserve open space resources, minimize infrastructure costs, and reduce reliance on the automobile. Policy CD-9.2 encourages accommodation of emerging housing trends, and encourage pedestrian linkage to surrounding neighborhoods and activity centers. Policy CD-9.5

promotes providing quality, affordable housing that would accommodate young families, college students, and educators. The General Plan expressly recognizes the use of Planned Communities as a flexible planning tool for achieving a cohesive land use plan for a property or related properties.

b. The Subject Property is suitable for the Project in terms of access, size of parcel, relationship to similar or related uses and other considerations on grounds that include but are not necessarily limited to the following. The Subject Property is 1.01 acres in size, which can accommodate the proposed 5-story high density residential apartment building 68-feet in height that would be directly adjacent to Downtown Brea and major commercial and industrial employers within a ¼ to ½ mile biking and walking distance. Access for vehicles would be provided from Mercury Lane, and pedestrian and bicycle access would be ensured by frontage improvements along Berry Street and Mercury Lane. The alternative development guidelines and standards found in PCMP 19-01 regarding building height, setbacks, floor area ratio and other development standards are suitable for the development.

c. Zone Change 19-01 is not detrimental to the use of land in any adjacent zone on grounds that include but are not necessarily limited to the following. The Project would introduce residential uses into an area currently developed for commercial industrial uses but will be located on the edge of those uses. Existing commercial industrial uses would be buffered by Berry Street, Mercury Lane, and a parking lot predominantly used for trailer parking. Potential noise problems have been addressed by Project features and the required disclosures to future residents. Property values in adjacent zones will also benefit from the investment in improvements that will accompany



and may follow the development of the new residential use.

d. The Project is consistent with the Brea Envisions Community Strategic Plan on grounds that include but are not necessarily limited to the following. The Project promotes higher density living, affordable housing, and site specific standards to ensure quality design and rental affordability. The Project is located directly adjacent to The Tracks at Brea Trail, Downtown Brea, and major employers within a ¼ to ½ mile walking and biking distance. The Project will therefore enhance and promote pedestrian friendly development throughout our community and within the public spaces and will promote the Tracks at Brea Trail as an alternative pathway through the community. Brea Envisions calls for planning for additional, safe public pathways for pedestrians and cycling in zoning and development decisions. The Project will contribute funds towards bike lane and sidewalk improvements. Brea Envisions calls for the possible creation of development zones in the City that would encourage and allow for different uses within each zone; promoting higher density living and mixed affordable housing where appropriate for the existing neighborhood. The Project will maintain a consistent and acceptable balance of both residential and commercial/industrial development. The Project would provide for an innovative development in an area of the City that presents unique planning challenges due to considerations such as geography, topography, and changing patterns of development not otherwise addressed by the Zoning Code on grounds that include but are not necessarily limited to the following. PCMP 19-01 provides innovative site specific standards to allow innovative workforce housing at an affordable level in an area uniquely located between, and with pedestrian and vehicle access to, major commercial and industrial employers, which would not be possible under the

otherwise applicable provisions of the Zoning Code.

e. The Project is in the best interest of the City as a whole on grounds that include but are not necessarily limited to the following. PCMP 19-01 provides an emerging residential product not currently provided for by the Zoning Code and provides site specific standards to ensure quality and affordability. The Project provides 114 workforce housing residential units at a low and moderate rental affordability. The Project also provides priority to Brea employers and employees as opportunity to live, work and play within the City. It further helps fulfill State and Regional housing goals for the City as outlined by the Southern California Association of Governments' Regional Transportation Plan/Sustainable Communities Strategy. It also fulfills goals and Policies of the City's General Plan, Housing Element and the Brea Envisions Community Strategic Plan.

3. Based on its findings in the preceding paragraphs of this Ordinance, the City Council hereby approves Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, and Development Agreement No. DA 19-01, subject to the Conditions of Approval for PCMP 19-01 found in Exhibit B.

4. The City Clerk shall certify to the adoption of this Ordinance and cause it to be published as required by law.

**ADOPTED AND APPROVED this 2<sup>nd</sup> day of June, 2020.**

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**ORD. NO. 1214**  
June 2, 2020

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing Ordinance was introduced at the regular meeting of the City Council of the City of Brea held on the 19<sup>th</sup> day of May, 2020 and was finally passed at the regular meeting of the City Council of the City of Brea on the 2nd the day of June, 2020, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

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

**EXHIBIT A**  
**ZONE CHANGE NO. ZC 19-01**

The Property described as Assessor Parcel Number 296-141-05 shall be designated as PC Planned Community Zone on the City's official Zoning Map.



**EXHIBIT B**  
**CONDITIONS OF APPROVAL FOR PCMP 19-01**

Planned Community Master Plan No. PCMP 19-01 is approved subject of the following conditions, which the Applicant shall incorporate into a revised version of the Planned Community Master Plan to be submitted to the City for the final review and approval of the Community Development Director prior to issuance of building permits.

1. Project Plans: Development must occur in substantial conformance with the plans and specifications submitted to the City Council dated May 12, 2020, which includes Planned Community Master Plan No. PCMP 19-01, site plan, conceptual architectural elevations and associated details, conceptual landscape plans on file in the Planning Division, the conditions contained herein, and all applicable City regulations.
2. Conformance: The Community Development Director's review and approval of all proposed structures for substantial conformance with Planned Community Master Plan No. PCMP 19-01, plans and standards set forth herein as to building location, building square footage, site circulation, signage, and architecture is required prior to the issuance of any building permit. Operation and development of the Project shall remain in substantial conformance with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Significant changes to the Project may require the amendment to Planned Community Master Plan No. PCMP 19-01.
3. Mitigation Monitoring and Reporting Program: All Mitigation Measures contained in the Mitigation Monitoring and Reporting Program from Final Environmental Impact Report No. FEIR 19-01 are incorporated herein by reference as conditions of approval for the Project.
4. Digital Plans and Exhibits: The Applicant must provide a digital copy (suitable for archival storage) of the plans and specifications noted in Condition 1 to the Brea Planning Division prior to the issuance of any building permits for the development.
5. Setbacks: Final building location and setbacks must be consistent with the layout shown within Planned Community Master Plan No. PCMP 19-01 as illustrated in the plans and specifications presented to and approved by the City Council. Where the plans and specification do not address setback requirements the standards of the Mixed Use I or R-3, Multi-Family Residential, or most closely applicable zoning district as determined by the City Planner, shall apply.
6. Parking: Vehicle parking requirements in Planned Community Master Plan No. PCMP 19-01 must be revised to require a minimum of 1.35 parking stalls per unit and no reduction in the number of required parking spaces shall be allowed to accommodate any bicycle parking stalls. The Applicant shall provide 118 vehicle parking spaces on-site as specified on the plans submitted to the City Council dated May 12, 2020.

7. Parking Management Plan: The Applicant must prepare and submit a Parking Management Plan (“PMP”), which must be prepared by a registered civil/traffic engineer. The PMP may be reviewed by the City’s parking consultant, time and fees to be paid for by the Applicant, as determined necessary by the City. The PMP shall be subject to review and approval by the Community Development Director and City Engineer and ratification by the Council prior to issuance of any building permits.

Key goals of the PMP shall be to limit off-site parking impacts to the adjacent property owners and to promote alternative transportation. The PMP must also identify a process and central contact to address and resolve any on-site parking discrepancies or issues in a timely fashion. The PMP shall include, but is not limited to, the following strategies:

- 7.1. A tenant outreach plan indicating parking areas in the on-site structure and the prohibition of parking on adjacent private property (unless off-site parking agreements are secured). The outreach plan shall include, but is not limited to, a map of the proximity of the Project to Downtown Brea and options and encouragement of alternative transportation.
- 7.2. Timely, private enforcement of on-site parking requirements and off-site parking requirements, if any, in the event that monitoring reveals that the Project’s total parking demand consistently exceeds the total provided parking supply (e.g. secure additional parking).
- 7.3. Preparation of a parking monitoring report to assess on-site and off-site parking demands and the efficacy of any trip/parking reducing measures. The report shall be prepared by the Applicant and submitted to the City within one year of the Project reaching at least 50% occupancy. On-site parking locations shall be remain accessible to the City for the purposes of collecting data regarding parking demands or when a complaint threshold determined by the Community Development Director has been exceeded.
- 7.4. Use of on-site parking spaces shall be limited to the parking of resident/owners motor vehicles (i.e. cars, trucks, SUVs, motorcycles). Storage of any materials that precludes the parking of vehicles is prohibited. The storage of recreational vehicles in a garage or structured residential vehicle space is prohibited.
- 7.5. Alternative Transportation & Parking Strategies to reduce vehicle dependency. Such strategies shall include, but are not limited to, parking cash-outs, car share, carpool/vanpool programs, rideshare or ride-matching, on-site bicycle parking spaces, bike share, etc. Any such strategies shall also be required to meet any applicable public health and safety requirements.



- 7.6. Use of West Downtown Parking Garage; Offsite Parking. The Project may provide some of the required parking off-site subject to the further review and approval of the Community Development Director; provided that any use of the West Downtown Parking Structure shall also require an agreement with the City approved by the City Council.
8. Mercury Lane Parking and City Transportation Issues:
- 8.1 Designation of reserved truck loading areas on Mercury Lane with appropriate markings and postings. No changes shall be made to the cul-de-sac on Mercury Lane as part of the Project.
- 8.2 No changes are made to City policies that currently prohibit overnight parking on Mercury Lane and Berry Street as part of the Project.
- 8.3 The Project site shall be added to the route for the micro-transit circulator trolley when the City implements it.
9. Bike Storage: The Applicant must maintain a minimum of 114 bicycle stalls on-site consistent with Planned Community Master Plan No. PCMP 19-01 in perpetuity. Additionally a bike maintenance area inclusive of adequate maintenance tools (e.g. bike pump, repair kit, tools, etc.) shall be maintained on-site and available in perpetuity. Should the need for bicycle storage and maintenance area and equipment be changed or discontinued, the Applicant shall provide a plan and justification indicating purpose of the changing need (e.g. emerging transportation trends, improved use to accommodate parking demand, etc.) and planned use for the space. Such justification and plan are subject to the review and approval of the Community Development Director. The plan shall serve to continue to promote alternative transportation and/or help support the parking demand for the Project.
10. Noise:
- 10.1. The Project site shall be designated as “non-residential “ for purposes of applying the City’s noise standards, and the following requirements must be met:
- 10.2. The Project shall incorporate building construction techniques that achieve an interior noise standard of 45 dBA CNEL for all residential units.
- 10.3. A “windows closed “condition shall be required for all residential units within the Project site to meet the interior noise standard. To accommodate a windows closed conditions, all units shall be equipped with adequate fresh air ventilation, per the requirements of the California Uniform Building Code (UBC).
- 10.4. The Project shall install upgraded windows and sliding glass doors with a minimum Standard Transmission Class (STC) ratings of 31.

- 10.5. Prior to issuance of building permits, the Applicant shall demonstrate to the City building department that the proposed building shell and window assemblies will achieve exterior to interior noise exposure of 45 dBA CNEL or less.
- 10.6. The Project shall comply with California Title 24 building insulation requirements for exterior walls, roofs and common separating assemblies (e.g. floor/ceiling assemblies and demising walls), as specified in the California Code of Regulations Title 24, California Building Standards Code.
- 10.7. Party wall and floor-ceiling assembly designs must provide a minimum STC of 50, based on lab tests. Field tested assemblies must provide a minimum noise isolation class (NIC) of 45
- 10.8. Floor-ceiling assembly designs must provide for a minimum impact insulation class (IIC) of 50, based on lab tests. Field tested assemblies must provide a minimum FIIC of 45.
- 10.9. Entry doors from interior corridors must provide an STC of 26 or more.
- 10.10. Penetrations or openings in sound rated assemblies must be treated to maintain required ratings.
- 10.11. Interior noise levels due to exterior sources must not exceed a community noise equivalent level (CNEL) or a day-night level (LDN) of 45 dBA, in any habitable room.
- 10.12. For proper acoustical performance, all exterior windows, doors, and sliding glass doors shall have a positive seal and leaks/cracks must be kept to a minimum.
- 10.13. The courtyard and roof top deck shall be shielded from undesirable exterior noise exposure by enclosing the space with a solid faced screening wall facing the adjacent roadways. The designed noise screening barrier's weight must be at least 3.5 pounds per square foot of face area without decorative cutouts or line-of-site openings between the shielded areas and the Project site. All gaps (except for weep holes) shall be filled with grout or caulking to avoid flanking. The noise control barrier must be constructed using one, or any combination of the following materials: masonry block; stucco veneer over wood framing (or foam core), or 1-inch thick tongue and groove wood of sufficient weight per square foot; and/or transparent glass (3/8 inch thick), acrylic, polycarbonate, or other transparent material with sufficient weight per square foot.
11. Landscaping: The Applicant must provide a detailed final landscaping and irrigation plan consistent with Planned Community Master Plan No. PCMP 19-01. Such landscaping and irrigation plan must be reviewed and approved by the City Planner

and Public Works Department prior to the issuance of any building permits. Approved landscaping and irrigation shall be installed prior to occupancy. All landscaping and irrigation shall comply with the provisions of the City's Water Conservation Water Supply Shortage Program (Brea City Code Chapter 13.20). The final landscaping and irrigation plans shall be in accordance with the final site and grading plans and shall include, but not be limited to the following:

- 11.1. The number of trees provided shall not be less than the amount depicted on the conceptual landscape plans contained within Planned Community Master Plan No. PCMP 19-01. A minimum of 75% of the trees shall be a minimum 36-inch boxed size or larger with a minimum trunk height of 8-feet and the balance of the trees shall be a minimum 24-inch boxed size with a minimum trunk height of 8-feet.
- 11.2. Details shall include the quantity, species type and placement of final trees.
- 11.3. All landscaped areas shall be kept free from weeds and debris, maintained in a healthy growing condition and shall receive regular pruning, fertilizing, mowing and trimming. Unhealthy, dead or damaged plant materials shall be removed and replaced within thirty (30) days following written notice from the Community Development Department.
- 11.4. Common Open Space and Outdoor Living Areas: Common open space and outdoor living space shall be consistent with the details and specifications in Planned Community Master Plan No. PCMP 19-01. Where any ambiguity in size/area specifications exists the provisions of the Brea Zoning Code most closely matching the issue shall be observed. These spaces are to be provided to residents and maintained by the property management or property owner in perpetuity.
12. HVAC and Venting: All HVAC and ground mounted equipment must be depicted in the construction drawings during building plancheck submittal and must be fully screened by landscaping and/or architecturally compatible screening subject to the review and approval of the Planning Division. The location of the HVAC venting and intake must be located in such a way to ensure optimal location for air quality benefits and shall be subject to the review and approval of the Building Official.
13. Mailboxes: Final mailbox designs and locations shall be reviewed and approved by the Planning Division and United States Postal Service.
14. Trash and Storage: All trash storage, including bins and containers, must be shielded from public view within a building, garage, or a gated enclosure having walls at least six (6) feet in height. The design of enclosures shall be visually consistent with the architecture used for the building and shall require a separate review and approval of the Planning Division and the Public Works Department prior to installation.

15. Signs: The Applicant shall provide detailed sign plans consistent with the Sign Criteria outlined in Planned Community Master Plan No. PCMP 19-01 subject to the review and approval of the City Planner prior to the approval of any individual sign installation permit. Such plans shall include pertinent details regarding maximum sign area, letter sizes, locations, number, and associated details. Signage shall be designed to minimize aesthetic and light and glare impacts within and surrounding the Project.
16. Utilities, Grading & Site Improvements:
  - 16.1. Prior to issuance of a grading permit, the Applicant shall submit easement document (i.e. legal and plat) of the required dedication for City Engineer's review and approval. The legal and plat shall be prepared by a licensed Land Surveyor. The required dedications are as follow:
    - 16.1.1. Berry Street: additional 2-foot right-of-way for 5-foot landscaped parkway and 5-foot sidewalk.
    - 16.1.2. Mercury Lane: additional 5-foot right-of-way for 5-foot parkway and 5-foot sidewalk.
    - 16.1.3. Corner Cutoff at Berry Street and Mercury Lane per City Code Chapter 20.08.060.
  - 16.2. Prior to issuance of a grading permit, the Applicant shall submit public improvement plans prepared by a Registered Civil Engineer in accordance with City of Brea Standard Plans and specifications for City Engineer's review and approval. The public improvements, include but are not limited to the following:
    - 16.2.1. Remove and reconstruct the curb and gutter on Mercury Lane fronting the Project.
    - 16.2.2. Remove and reconstruct the ADA ramp at the corner of Berry Street and Mercury Lane per latest City standards.
    - 16.2.3. Construction of 5-foot sidewalk on Berry Street and Mercury Lane.
    - 16.2.4. Re-stripe and install street signage (as applicable) on Mercury Lane and Berry Street.
    - 16.2.5. No depressed curb (i.e. curb cuts) shall be permitted on Berry Street. This includes any curb cuts to access the proposed service/maintenance enclosures.

- 16.2.6. The Loading/Unloading/Rideshare pick-up and drop-off zone on Mercury Lane shall be placed minimum 60-foot from the Berry Street intersection.
- 16.2.7. Location of the building doors where the building has less than 5-foot set-back from the property line shall be included in the Civil Plans. The proposed door-swing and landing area for any door openings shall not encroach into the corner cut-off area.
- 16.2.8. Location of parkway trees shall be included on the Civil Plans per City Code Chapter 12.20.
- 16.3. Prior to issuance of a grading permit, the Applicant shall submit Solid Waste/Trash Collection Circulation Plan for City Engineer's review and approval. The proposed trash bins shall be moved to the street level through the proposed driveway approach on Mercury Lane. A separate depressed curb/curb cut shall not be permitted for this purpose. The trash bin staging area shall be provided within the private property to minimize the trash collection activities within the street.
- 16.4. Prior to issuance of a grading permit, any decorative paving proposed in the public right-of-way shall be reviewed and approved by City Engineer. The Applicant shall enter into an Encroachment License Agreement for construction and maintenance of decorative features and proposed landscape and parkway trees by the Applicant.
- 16.5. Prior to issuance of a grading permit, the Applicant shall submit a CCTV video inspection of the existing 8-inch sewer lateral located at the southwest corner of the property to City for review of the existing condition prior to approval to connect. If the existing 8-inch sewer lateral is suitable to connect to, the Applicant shall be responsible to construct a sewer lateral for the proposed development.
- 16.6. All proposed shelters, including benches, for rideshare waiting purpose shall be located within the private property.
- 16.7. Prior to issuance of a grading permit, the Applicant shall submit final Water Quality Management Plan for review and approval.
- 16.8. The Applicant shall submit final Hydrology and Hydraulic Study for review and approval. The Hydrology and Hydraulic study shall include but not be limited to the following:
  - 16.8.1. Any increased runoff from the development shall be detained on-site and the proposed discharge shall be equal or less than the pre-existing conditions in terms of quantity and velocity.

- 16.8.2. The final study must demonstrate that the adjacent properties, streets and existing storm drain system are not negatively impacted by the Project.
- 16.8.3. Any storm drain connection shall be constructed as a lateral to the storm drain main. A storm drain connection to the back of existing catch basin shall not be permitted.
- 16.8.4. Project site is designated as Zone X and has tendency to result in shallow flooding with average depths of less than one foot. The final study shall discuss how the proposed development is protected from the shallow flooding.
- 16.9. The Applicant shall be responsible to prepare document and pay for any publication fee (if applicable) for City to vacate the existing City owned sewer easement located at the south west corner of the property.
- 16.10. The Applicant shall be responsible to obtain the permission to perform any work on the adjacent private properties.
- 16.11. The Applicant shall be responsible for securing the required encroachment permits or licenses for installation of any structures, piping and landscaping in easements of record on the Project. Such approval from easement holders will be required by the City Engineer prior to the issuance of any permits.
- 16.12. The Applicant shall complete the construction of all required public improvements, including any field punch list items prior to issuance of building occupancy.
- 17. Fire Master Plan: The Applicant shall prepare and submit a separate Fire Master Plan for the review and approval by the Fire Marshal and Fire Prevention Staff. This plan shall convey all fire and life safety details and shall include final plans for roadway and fire access, necessary water requirements and supply, conditions for the Project, signage and street markings, and other related items as deemed necessary by Fire Services. Upon evaluation of the Fire Master Plan, additional access to the southeast corner of the building shall be reviewed for sufficient ingress/egress.
- 18. Wall & Fencing Plan: The design and location for all walls and fences shall be subject to the review and approval of the City Planner. All perimeter walls shall be of a decorative masonry construction with appropriate capstones and columns. A final Wall & Fencing Plan shall be submitted for review and approval prior to the issuance of building permits.
- 19. Art in Public Places Program (APP): The Applicant shall be responsible for meeting Brea's Art in Public Places requirement per the current Art in Public Places Policy



Manual and Ordinance. The minimum required public art allocation shall be 1% of the total building construction valuation as determined by the International Conference of Building Officials (ICBO) at the time building permits are issued. The Applicant shall adhere to the following:

- 19.1. Submit Part 1 of the APP application prior to issuance of building permits.
  - 19.2. Submit Part 2 of the APP application and obtain APP Committee approval within six (6) months of building permit issuance.
  - 19.3. Submit Part 3 of the APP application and complete sculpture installation prior to Certificate of Occupancy Issuance.
20. Fees: The Applicant shall pay any and all fees due prior to the issuance of any building permits unless otherwise outlined in Development Agreement No. DA 19-01.
  21. Housing Opportunity: The Applicant shall advertise and provide notice of the housing opportunity presented by the Project to City residents and persons working in the City as outlined in Planned Community Master Plan No. PCMP 19-01.
  22. Relationship to the Zoning Code: Development Agreement No. DA 19-01 and Planned Community Master Plan No. PCMP 19-01 augment the development regulations and standards of the Brea Zoning Code. Whenever a question arises regarding implementation of the Project that is not addressed in the Development Agreement and/or the Planned Community Master Plan, the regulations of the Zoning Code that are most applicable to the issue, condition or situation shall apply. In the event that the provisions of the Development Agreement and/or Planned Community Masterplan are in conflict with the Zoning Code, the conditions of the Development Agreement and/or Planned Community Masterplan shall prevail. Words, phrases, and terms not specifically defined herein shall have the same definition as provided in the Brea Zoning Code unless it appears from the context that a different meaning was intended.
  23. Interpretation: The Community Development Director shall have the responsibility to interpret the provisions of Development Agreement No. DA 19-01, Planned Community Masterplan No. PCMP 19-01, and these conditions of approval, subject to appeal to the Planning Commission.
  24. Workforce Housing in an Industrial and Commercial Area: This Project is identified as "Workforce Housing adjacent to Industrial and Commercial Uses". As such the property owner/property manager shall be required to prepare a disclosure and residential waiver and submit such documents for the review of the Community Development Director. The property owner/ property manager shall provide such disclosure to all potential residents prior to signing of lease or receiving of security deposit of rent or any other binding agreement to occupy a unit and shall obtain the signature of the potential tenant on the waiver and understanding of potential noise,

parking, industrial neighborhood challenges, etc. prior to accepting any security for occupying a unit.

25. Indemnification; Hold Harmless: To the fullest extent permitted by law, the Applicant shall indemnify, defend and hold the City, its elected officials, officers, contractors serving as City officers, agents, and employees (collectively, "Indemnitees") free and harmless from: (i) any and all claims, liabilities and losses whatsoever occurring or resulting to any and all persons, firms, entities, or corporations furnishing or supplying work, services, materials, or supplies in connection with, or related to, the performance of work or the exercise of rights authorized by or pursuant to approval of Final Environmental Impact Report No. 19-01, Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. 19-01, or any of these approvals; (ii) any and all claims, lawsuits, liabilities, and/or actions arising out of, or related to such approval or approvals or the granting or exercise of the rights authorized by any or all of these approvals; and (iii) any and all claims, liabilities and losses occurring or resulting to any person, firm, entity, corporation for property damage, personal injury, or death, arising out of or related to any or all of these approvals, or exercise of rights granted by them. The Applicant's obligation to indemnify, defend, and hold the Indemnitees free and harmless as required hereinabove shall include, but is not limited to, paying all fees and costs incurred by legal counsel of the Indemnitees' choice in representing the Indemnitees in connection with any such claims, losses, lawsuits, or actions, and any award of damages, judgments, verdicts, court costs or attorneys' fees in any such lawsuit or action.

**RECORDING REQUESTED BY,  
AND WHEN RECORDED MAIL  
TO:**

**CITY OF BREA  
1 CIVIC CENTER CIRCLE  
BREA, CALIFORNIA 92821  
ATTN: CITY CLERK**

**SPACE ABOVE THIS LINE FOR RECORDER'S USE**

**EXEMPT FROM RECORDING FEE PER GOVERNMENT CODE SECTION 6103**

**DEVELOPMENT AGREEMENT NO. 19-01  
REGARDING THE MERCURY LANE RESIDENTIAL PLANNED COMMUNITY,  
BREA, CALIFORNIA**

This Development Agreement ("Agreement" or "Development Agreement") is made and entered into as of the "Effective Date" set forth herein, by and between Mercury CXIV, LLC, a California limited liability company ("Developer") and the City of Brea, a California municipal corporation ("City").

**RECITALS**

1. California Government Code Section 65864, et seq. (the "Development Agreement Statute") authorizes cities to enter into binding development agreements with persons having legal or equitable interests in real property for the development of such property.
2. Developer owns that real property located entirely within City, the common and legal descriptions of which is set forth in Exhibit "A" attached hereto and incorporated herein by this reference and hereinafter is referred to as the "Site." Developer intends to construct a work-force housing multi-family residential development, inclusive of a maximum of 114 multi-family rental units ("Rental Units"), on the Site.
3. City and Developer mutually desire to enter into this Development Agreement pursuant to the Development Agreement Statute in order to implement the Project.
4. On \_\_\_\_\_, 2020, following second reading, the Council adopted Ordinance No. \_\_\_\_\_, approving Zone Change 19-01 and PC Master Plan 19-01. Ordinance No. \_\_\_\_\_ and all attachments and exhibits thereto are hereby incorporated by this reference. For purposes of this Agreement, the proposed development as approved and defined by Ordinance \_\_\_\_\_ is referred to herein as the "Project," and Ordinance \_\_\_\_\_ is referred to as the "Project Approvals."
5. On \_\_\_\_\_, 2020, City adopted Ordinance No. \_\_\_\_\_ (the "Ordinance"), approving this Development Agreement among the City and Developer, which is effective as of \_\_\_\_\_, \_\_\_\_\_. All of the requirements of the California Environmental Quality Act have been met with \_\_\_\_\_.

respect to the Project, Project Approvals, and this Agreement, and this Agreement is consistent with the City's General Plan.

6. As set forth in the Project Approvals and this Agreement, the Project would provide the following community benefits: (i) revitalization and use of the Site consistent with state, regional, and local long term goals to provide additional housing opportunities and affordable housing; (ii) contribution of video surveillance hardware and software to serve traffic circulation and public safety goals for the project area; (iii) contributions to future improvements to Imperial Highway, sidewalk and bike lane improvements on Mercury Lane, and the use and maintenance costs of the City's West Downtown Parking Garage; (iv) alternative transportation options in the City through creation of a car-share and bike-share program to serve the Site and providing a local shuttle or similar system; and (v) creation of local and regional construction jobs and a permanent jobs base within new development.

## **AGREEMENT**

NOW, THEREFORE, the parties hereto agree as follows:

**Section 1. Definitions.** In this Agreement, unless the context otherwise requires, the following terms shall have the following meaning:

"City" means the City of Brea.

"Developer" means Mercury CXIV, LLC, a California limited liability company.

"Effective Date" shall mean the date that the Ordinance becomes effective.

"Municipal Code" means the Brea Municipal Code, as amended from time to time.

"Ordinance" means Ordinance No. \_\_\_\_\_, which approved this Agreement.

"Project" means the proposed development of the Site as defined in the Recitals to this Agreement by reference to Ordinance \_\_\_\_\_.

"Project Approvals" means Ordinance \_\_\_\_\_, which is also referenced in the Recitals to this Agreement.

"Site" means the real property that is the subject of the Project Approvals and as legally described in Exhibit "A" to this Agreement.

"Term" shall have the meaning ascribed to it in Section 6 below.

"Transfer" means any sale, lease, encumbrance or other transfer of all or any portion of the Project or any interest therein.

"Transferee" means any person who acquires an interest in the Site pursuant to a Transfer and agrees, or is deemed, to assume Developer's obligations hereunder with respect to such interest.

**Section 2. Recitals.** The recitals are part of this Agreement and shall be enforceable as any other provision of this Agreement.

**Section 3. Interest of Developer.** Developer warrants and represents that, as of the Effective Date, it has or will have legal title to or an equitable interest in the Site; that it has full legal right to enter into this Agreement; and that the persons executing this Agreement on behalf of each Developer have been duly authorized to do so.

**Section 4. Binding Effect of Agreement.** Developer hereby subject the Project and the Site to the covenants, reservations, and restrictions as set forth in this Agreement. The City and Developer hereby declare their specific intent that the covenants, reservations and restrictions as set forth herein shall be deemed covenants running with the land and shall pass to and be binding upon each of Developer's successors and assigns in title or interest to the Site. Each and every contract, deed, or other instrument hereinafter executed, covering, or conveying the Site or any portion thereof shall conclusively be held to have been executed, delivered, and accepted subject to the covenants, reservations, and restrictions expressed in this Agreement, regardless of whether such covenants, reservations, and restrictions are set forth in such contract, deed, or other instrument.

The City and Developer hereby further declare their understanding and intent that the benefit of such covenants, reservations, and restrictions touch and concern the land by enhancing and increasing the enjoyment and use of the Site by Developer and the future occupants of the Site, the intended beneficiaries of such covenants, reservations, and restrictions, and by furthering the public purposes for which this Agreement is adopted.

**Section 5. Relationship of Parties.** It is understood that the contractual relationship between City and Developer is such that City and each Developer are each an independent party and neither is the agent or partner of the other for any purpose whatsoever and neither shall be considered to be the agent or partner of the other for any purpose whatsoever.

**Section 6. Term of Agreement.** The initial term of this Agreement (the "Term") shall commence on the Effective Date and shall expire ten (10) years thereafter.

**Section 7. Timing of Development.** Because the California Supreme Court held in *Pardee Construction Co. v. City of Camarillo*, 37 Cal.3d 465 (1984), that failure of the parties to provide for the timing of development resulting in a later adopted initiative restricting the timing of development to prevail over such parties' agreement, it is the City's and Developer' intent here to cure that deficiency by acknowledging and providing that Developer shall have the right (without obligation), subject to the provisions of this Development Agreement, to complete the Project in such order and at such rate and at such times as Developer deems appropriate within the exercise of their subjective business judgment.

**Section 8. Transfers and Assignments.**

A. Transfers. Developer may enter into one or more Transfers without the prior consent of City. Developer shall provide City with notice of all Transfers promptly following the consummation thereof. Developer shall remain liable to perform all of the terms and conditions of this Agreement with respect to any portion of, or interest in, the Project that shall be the subject

of a Permitted Transfer unless Developer and the applicable Transferee shall execute and deliver to City an Assignment and Assumption Agreement, in which case Developer shall be released from its obligations with respect to such portion of, or interest in, the Project that was the subject of such Transfer.

B. General Conditions Applicable to Transfers. Notwithstanding whether a Transferee has executed an Assignment and Assumption Agreement, upon a Transfer the Transferee shall be deemed to have assumed all Developer's obligations and been assigned all of Developer's rights under this Agreement, and will be deemed the Developer hereunder. This Agreement may only be transferred to a person who acquires fee title to the entire site. Notwithstanding anything herein to the contrary, in no event shall any Mortgagee have any obligation under this Agreement unless and until such Mortgagee purchases at a foreclosure sale, or accepts a deed in lieu of foreclosure, the portion of the Project that was subject to a Mortgage.

**Section 9. General Rights, Standards, and Restrictions.** The following specific rights, standards, and restrictions shall apply to the development and use of the Site pursuant to this Development Agreement:

A. Developer shall have the right to develop the Project on the Site in accordance with the terms and conditions of the Project Approvals and this Agreement, and City shall have the right to control development of the Site in accordance with the provisions of the Project Approvals and this Agreement.

B. The type, density, intensity, configuration of uses allowed, size, and location of buildings and other improvements and provisions for the reservation or dedication of land for public purposes, location of public improvements, including, but not limited to landscaping, irrigation, sidewalk, and drive approaches, together with other terms and conditions of development applicable to the Project, shall be as set forth in the Project Approvals and this Agreement.

**Section 10. Obligations of City.** In consideration of the benefits to the City arising from the development of the Site and the entering into of this Agreement, the City agrees as follows:

A. Upon acceptance by the City, the following items shall be maintained by the City and Developer, subject to City review and approval of a maintenance agreement with the Developer, respectively:

Public Improvements to be maintained by City

1. Concrete curb and gutter.
2. Concrete sidewalk constructed per City standards (non-decorative).
3. Street lights, pull boxes and conduits.
4. Fire hydrants.
5. Water services up to the meter.



Public Improvements immediately adjacent to the Site to be maintained by Developer

1. Landscaping and Irrigation.
2. Parkway Trees.
3. Water service lateral
4. Sewer lateral.
5. Decorative sidewalk.
6. Driveway approach (from curb to Developer property line).

B. With respect to any bonds or similar security (including letters of credit or cash) posted by Developer in connection with the development of the Site in favor of the City, within sixty (60) days after completion or satisfaction of all requirements related to such bonds or other security and the respective Developer's request (or such earlier time as required by law), the City shall cause the release of such bonds.

#### **Section 11. Affordable Housing and Rent Restrictions:**

A. Affordable Housing. Developer shall enter into an Affordable Housing Agreement with the City prior to the issuance of any grading or construction permits, which agreement must result in recorded covenants upon the property to assure affordable rents as set forth in this Section for a minimum of fifty-five (55) years following first occupancy and which shall provide terms and procedures and details, including a process for annual compliance reporting to the City. Eleven (11) units shall be reserved at or below the LOW INCOME threshold and for occupancy by qualifying tenants, as defined by applicable State Law. These units constitute a minimum of 10% of the total number of units within the project and shall fulfill the City's 10% Inclusionary Affordable Housing requirement for the project.

B. Work Force Housing. At least eighty (80) of the units shall be rented at a projected rent between \$1,200 to \$1,695 per month within the following rental categories: a minimum of six (6) units shall have rents of not more than \$1,295, six (6) units shall have rents of not more than \$1,395, six (6) units shall have rents of not more than \$1,495, six (6) units shall have rents of not more than \$1,595, and fifty-six (56) units shall have rents of not more than \$1,695, and shall remain between the LOW TO MODERATE INCOME threshold, as defined by applicable State Law, exclusive of utilities, commencing on the Effective Date with an ability to increase rents a maximum amount of three percent (3%) annually for a period of 40 years. Developer shall record a Restrictive Covenant in a form reasonably approved by the Director and the City Attorney referencing these obligations, including a process for annual compliance reporting to the City.

C. Brea Workforce Preference Program. The Affordable Housing Agreement and the Restrictive Covenant shall also include a program to give priority preference to prospective tenants that work in Brea and shall provide a priority for a minimum of eighty percent (80%) of the units for such tenants (however, Developer is allowed to lease such units to other tenants to the extent

such units are available after leasing to all qualified local worker priority tenants). Developer agrees to implement such a program substantially in the form attached hereto as Exhibit “B”, provided that at least ten (10) of the workforce housing units specified in Section 11.B shall not be subject to a program enrollment requirement for local Brea employers.

It is acknowledged that Developer may modify the terms of affordability for the Work Force Housing units described in Section 11.B in the event the State or any other governmental agency enacts any new legislation that causes any increase in property tax (including any special tax or assessment) to be implemented upon the property (*e.g.* modification of Prop 13) but only to the extent reasonably necessary to re-capture any increase in property-related tax. Developer shall notify City of any such adjustment.

## **Section 12. Developer’s Contributions.**

A. Contribution of video camera hardware and software. Developer shall provide Ten Thousand Dollars (\$10,000) for the procurement and installation of video surveillance cameras for the Imperial Highway and Berry Street intersection, Berry Street and Mercury Lane, and for Mercury Lane and the West Downtown parking garage. Said cameras shall be integrated into the existing fiber optic system from the West garage connecting to the Civic and Cultural Center, and integrated with the City’s existing video surveillance systems, with related details and specifications subject to the review and approval of the City prior to the issuance of any occupancy permits.

B. Contribution to Future Sidewalk, Bike Lane and Bridge Improvements. Developer shall pay City a financial contribution in the total amount of One Hundred Eighty Thousand Dollars (\$180,000) toward the cost to construct (1) sidewalks and bike lane improvements on Mercury Lane (approximately \$80,000) and (2) pedestrian and ADA improvements from the eastern terminus of Mercury Lane, across or next to the existing flood control channel bridge, and along the existing access road to the Western Downtown Parking Garage (approximately \$100,000). Developer shall make a payment in the amount of \$80,000 to the City prior to issuance of any building permits. Developer shall make a payment in the amount of \$100,000 to the City upon the City Manager indicating in writing that the City is ready to execute a contract for design or civil engineering for the pedestrian and ADA improvements described in clause (2) of the first sentence of this paragraph. Said funding shall be used at the sole discretion of the City of Brea for those improvements and is not subject to timing restrictions for use or refunding to the Developer.

C. Contribution to Future Improvements to Imperial Highway. Developer shall pay City a lump sum financial contribution in the amount of Ten thousand Dollars (\$10,000) toward the cost of future improvements to Imperial Highway. Developer shall make such payment in full to the City to the satisfaction of the City Manager prior to issuance of any occupancy permits for the project. Said funding shall be used at the sole discretion of the City of Brea and is not subject to timing restrictions for use or refunding to the Developer.

D. Contribution to Use and Maintenance of West Downtown Parking Garage. Developer may elect to use the West Downtown parking garage (the “Parking Garage”) for guest parking of Project residents, provided that the number and location of parking spaces reserved for such use shall be subject to City’s reasonable terms and conditions and its advance review and

approval on an annual basis; provided that in no event shall the Parking Garage be used by Developer or Project residents for vehicle storage. In exchange for such limited use of the Parking Garage, Developer's Tenants shall pay City \$25.00 per space, per month, which amount shall increase annually according to the CPI for the Orange County area. City shall use said annual payments solely for the maintenance, repair, and upkeep of the Parking Garage and the pedestrian access between the Project and the Parking Garage.

E. Car-Share and Bike-Share Program. Developer shall develop and implement car-share and bike-share programs to serve the Project. Developer shall submit a detailed program implementing these programs for the review and approval of the Community Development Director prior to the occupancy of any residential units. Said program shall provide for the availability of on-site shared automobiles and bicycles for residents, subject to commercial availability from third parties as to the car-share program, and may include appropriate fees for such services.

**Section 13. Effect of City Regulations on Development of Project.** Except as expressly provided in this Agreement, all substantive and procedural requirements and provisions contained in City's ordinances, specific plans, rules, and regulations, including, but not limited to, the Brea Municipal Code, in effect as of the Effective Date of this Development Agreement, shall apply to the construction and development of the Project and Site.

A. The provisions of this Section shall not preclude the application to the development of the Project and the Site of those changes in City ordinances, regulations, plans, or specifications that are: (i) specifically mandated and required by changes in state or federal laws or regulations as provided in California Government Code Section 65869.5 or any successor provision or provisions; (ii) required to ensure public safety and are made applicable throughout the City; or (iii) are required to ensure access under the Americans with Disabilities Act. In the event such changes prevent or preclude compliance with one or more of the provisions of this Agreement, such provisions of this Agreement shall be modified or suspended or performance thereof delayed, to the extent necessary to comply with such changes in the law.

B. All fees currently charged by the City in connection with the construction of the Project, including land use approvals, development fees, building permits, etc., shall be no higher than those fees in effect at the Effective Date for a period of five (5) years from the Effective Date, subject to the following exceptions:

i. The City's existing development impact fees may increase over time and shall be paid in the amounts in effect at the time application is made for such approvals or permits that require payment.

ii. All City requirements associated with the City's affordable housing requirements are being fully satisfied through the provision of the affordable units provided by the Project pursuant to the Project Approvals and this Agreement. No other fees or exactions shall be charged for Affordable Housing.

iii. All development impact fees shall be due at certificate of occupancy.

C. City may apply to the Project any and all new health and safety regulations (e.g., fire, building, and seismic, plumbing, and electric codes) that become applicable to the City pursuant to State and Federal law as a whole after the Effective Date.

**Section 14. Annual Review.** During the term of this Development Agreement, City shall annually review the extent of good faith compliance by Developer with the terms of this Agreement. Developer shall file an annual report with the City indicating information regarding compliance with the terms of this Agreement no later than January 7 for the previous calendar year, commencing January 7, 2021.

**Section 15. Indemnification and Legal Challenge.** To the maximum extent permitted by law, Developer must defend, indemnify, and hold City and its elected officials, officers, contractors serving as City officials, agents, and employees (“Indemnitees”) harmless from liability for damage and/or claims for damage for personal injuries, including death, and claims for property damage, and with respect to all other actions and liabilities for damages caused or alleged to have been caused by reason of Developer’s activities in connection with the development and/or construction of the Project, and which may arise from the direct or indirect operations of Developer or those of Developer’s contractors, agents, tenants, employees, or any other persons acting on Developer’s behalf, which relate to the development and/or construction of the Project. This indemnity provision applies to all damages and claims for damage, as described above, regardless of whether or not the City prepared, supplied, or approved the plans, specifications, or other documents for the Project. Developer shall also defend, indemnify, and hold the Indemnitees harmless from and against any and all claims, liabilities, losses, damages, costs, and expenses arising from or related to Developer’s failure, or any of its contractor’s failure, to pay prevailing wages pursuant to Labor Code Section 1720 *et seq.* in connection with construction of the Project and associated public and private improvements.

In the event of any legal action challenging the validity, applicability, or interpretation of any provision of this Agreement, any of the entitlement documents pertaining to the Project including, without limitation, the City’s General Plan, Zoning Ordinance, or any other supporting document relating to the Project, Developer must indemnify, defend, and hold harmless the Indemnitees, and each of them, with respect to all liability, costs, and expenses incurred by, and/or awarded against, the City or any of the Indemnitees in relation to such action. The City shall have the right to select counsel of its choice. The parties hereby agree to cooperate in defending such action. In the event of any litigation challenging the effectiveness of this Agreement, or any portion hereof, this Agreement shall remain in full force and effect while such litigation, including any appellate review, is pending, unless otherwise ordered by the court. Absent issuance of an injunction, Developer may elect to continue development under this Agreement pending completion of the litigation but it shall do so at its sole risk, and the City shall not be liable for any loss suffered as a result thereof. This Section shall survive the expiration or earlier termination of this Agreement.

**Section 16. Amendments.** This Agreement may be amended or canceled, in whole or in part, only by mutual written consent of the parties and then in the manner provided for in California Government Code § 65868, *et seq.*, or successor provisions thereto.

**Section 17. Enforcement.** In the event of a default under the provisions of this Agreement by Developer, City shall give written notice to Developer (or its successor) by registered or certified

mail addressed at the address stated in this Agreement, and if such violation is not corrected to the reasonable satisfaction of City within thirty (30) days after such notice is served on Developer, or if not corrected within such reasonable time as may be required to cure the breach or default if said breach or default cannot be cured within said thirty (30) days (provided that acts to cure the breach or default must be commenced within said thirty (30) days and must thereafter be diligently pursued by Developer), then City may, without further notice, declare a default under this Agreement and, upon any such declaration of default, City may bring any action necessary to specifically enforce the obligations of Developer growing out of the operation of this Development Agreement, apply to any court, state or federal, for injunctive relief against any violation by Developer of any provision of this Agreement, or apply for such other relief as may be appropriate.

**Section 18. Event of Default.** Developer is in default under this Agreement upon the happening of one or more of the following events or conditions:

A. If a material warranty, representation, or statement made or furnished by Developer to City set forth herein or in any document incorporated by reference herein is false or proved to have been false in any material respect when it was made;

B. If a finding and determination is made by City following an annual review pursuant to this Agreement, upon the basis of substantial evidence, that Developer has not complied in good faith with any material terms and conditions of this Agreement, after notice and opportunity to cure as provided by this Agreement; or

C. A breach by Developer of any of the provisions or terms of this Agreement, after notice and opportunity to cure as provided in this Agreement.

**Section 19. No Waiver of Remedies.** City does not waive any claim of defect in performance by Developer if on periodic review City does not enforce this Agreement. Nonperformance by Developer shall not be excused because performance by Developer of the obligations herein contained would be unprofitable, difficult, or expensive, or because of a failure of any third party or entity, other than City. Subject to the provisions of Section 22, all other remedies at law or in equity which are not otherwise provided for in this Agreement are available to each party to pursue in the event that there is a breach of this Development Agreement by the other party (subject to applicable notice and cure periods). No waiver by City or Developer of any breach or default under this Development Agreement by the other party shall be deemed to be a waiver of any other subsequent breach thereof or default hereunder.

**Section 20. City Not Liable For Damages.** It is acknowledged by the parties that the City would not have entered into this Agreement if it could be held liable in damages under or with respect to this Agreement or the application thereof. Consequently, and except for the payment of attorneys' fees in accordance with this Agreement, the City shall not be liable in damages to Developer, or to any assignee, transferee, or any other person, and Developer covenants on behalf of itself and its successors in interest not to sue for or claim any damages:

A. For any breach of this Agreement;

B. For the taking, impairment or restriction of any right or interest conveyed or provided hereunder or pursuant hereto;

C. Arising out of or connected with any dispute, controversy, or issue regarding the application or interpretation or effect of the provisions of this Agreement; or

D. For any injury to or interference with the rights of the property owner, allegedly or actually arising out of, or incurred in connection with, the parties entering this Agreement, or their exercise of any rights under this Agreement.

**Section 21. Rights of Lenders Under this Agreement.** Should Developer place or cause to be placed any encumbrance or lien on the Project, or any part thereof, the beneficiary (“Lender”) of said encumbrance or lien shall have the right at any time during the term of this Agreement and the existence of said encumbrance or lien to:

A. Do any act or thing required of Developer under this Agreement, or cure any default of Developer under this Agreement within the time limits set forth in this Agreement, and any such act or thing done or performed by Lender or cure shall be as effective as if done by Developer;

B. Realize on the security afforded by the encumbrance or lien by exercising foreclosure proceedings or power of sale or other remedy afforded in law or in equity or by the security document evidencing the encumbrance or lien (hereinafter referred to as “a trust deed”);

C. Transfer, convey or assign the title of Developer to the Site to any purchaser at any foreclosure sale, whether the foreclosure sale be conducted pursuant to court order or pursuant to a power of sale contained in a trust deed; and

D. Acquire and succeed to the interest of Developer by virtue of any foreclosure sale, whether the foreclosure sale is conducted pursuant to a court order or pursuant to a power of sale contained in a trust deed.

Should any Lender require or request an amendment of this Agreement in respect of the rights and remedies granted to a Lender, City hereby agrees to consider such an amendment in good faith and in accordance with state and local law so long as the proposed amendment does not materially and adversely affect the rights, powers, and remedies of the City in respect of a default by Developer hereunder.

**Section 22. Notice to Lender.** City shall give written notice of any default or breach under this Agreement by Developer to Lender (if known by City) simultaneously with such notice of default City gives to Developer and afford Lender the opportunity after receipt of service of the notice to:

A. Cure the breach or default within thirty (30) days after service of said notice, where the default can be cured by the payment of money;

B. Cure the breach or default within thirty (30) days after service of said notice where the breach or default can be cured by something other than the payment of money and can be cured within that time; or

C. Cure the breach or default in such reasonable time as may be required where something other than payment of money is required to cure the breach or default and cannot be performed within thirty (30) days after said notice, provided that acts to cure the breach or default



are commenced within a thirty (30) day period after service of said notice of default on Lender by City and are thereafter diligently continued by Lender.

**Section 23. Action by Lender.** Notwithstanding any other provision of this Agreement, a Lender may forestall any action by City for a breach or default under the terms of this Agreement by Developer by commencing proceedings to foreclose its encumbrance or lien on the Site. The proceedings so commenced may be for foreclosure of the encumbrance by order of court or for foreclosure of the encumbrance under a power of sale contained in the instrument creating the encumbrance or lien. The proceedings shall not, however, forestall any such action by the City for the default or breach by Developer unless:

A. They are commenced within thirty (30) days after service on Developer (and on Lender if Lender's address is provided by notice to the City pursuant this Agreement) of the notice described hereinabove;

B. They are, after having been commenced, diligently pursued in the manner required by law to completion; and

C. Lender keeps and performs all of the terms, covenants, and conditions of this Agreement requiring the payment or expenditure of money by Developer until the foreclosure proceedings are complete or are discharged by redemption, satisfaction, or payment.

**Section 24. Notice.** Any notice required to be given by the terms of this Agreement shall be provided by certified mail, return receipt requested, at the address of the respective parties as specified below or at any other such address as may be later specified by the parties hereto.

To Developer.:	Mercury CXIV, LLC 330 W. Birch, Suite E Brea, California 92821 Attention: Dwight Manley
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To City:	City of Brea 1 Civic Center Circle Brea, California 92821 Attention: City Manager
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With a copy to:	Richards, Watson & Gershon 1 Civic Center Circle P.O. Box 1059 Brea, California 92822-1059 Attention: Brea City Attorney
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**Section 25. Attorneys' Fees.** In any proceedings arising from the enforcement of this Development Agreement or because of an alleged breach or default hereunder, the prevailing party shall be entitled to recover its costs and reasonable attorneys' fees and experts' fees incurred during the proceeding (including appeals) as may be fixed within the discretion of the court.

**Section 26. Binding Effect.** This Agreement shall bind, and the benefits and burdens hereof shall inure to, the respective parties hereto and their legal representatives, executors, administrators, successors and assigns, wherever the context requires or admits.

**Section 27. Applicable Law and Venue.** This Agreement shall be construed in accordance with and governed by the laws of the State of California. Venue for any action or litigation brought for breach or to enforce any provision of this Agreement shall be the County of Orange, California.

**Section 28. Partial Invalidity.** If any provisions of this Agreement shall be deemed to be invalid, illegal, or unenforceable, the validity, legality, or enforceability of the remaining provisions hereof shall not in any way be affected or impaired thereby.

**Section 29. Recordation.** The City Clerk shall record this Agreement in the Official Records of the County Recorder of the County of Orange within ten (10) business days following the Effective Date. Upon the expiration of the terms of this Agreement and the request of Developer, the City will execute and deliver, in recordable form, an instrument confirming that this Agreement is terminated and of no further force or effect.

**Section 30. Force Majeure.** In the event that any party hereto shall be delayed or hindered or prevented from performance of any act required hereunder by reason of acts of God, strikes, lockouts, labor troubles, inability to procure materials, riots, insurrection, terrorism, war or other reason of similar nature not the fault of the party delayed in performing the work or doing the acts required under the terms of this Agreement, then the performance of such act shall be excused for the period of the delay caused by the foregoing. Financial inability shall not be deemed an excuse for delay under this Section.

**Section 31. Integrated Agreement.** This Development Agreement consists of this Agreement together with all Exhibits attached hereto, and all of the same are hereby incorporated by reference. The provisions of this Agreement shall govern over any inconsistent or conflicting provisions set forth in the Exhibits. No representation or promise, verbal or written, not expressly set forth herein shall be binding or have any force or effect.

**Section 32. Headings.** Headings used in this Agreement are for reference purposes only and shall not be deemed a part of this Agreement.

**Section 33. Time of Essence.** Time is of the essence in every provision hereof in which time is a factor.

**Section 34. Operating Memoranda.** The provisions of this Agreement require a close degree of cooperation between the City and Developer. Refinements to the Project during implementation and development may require clarifications of this Agreement to ensure proper implementation of this Agreement and/or the Project Approvals. If, when, and as it becomes necessary or appropriate to take implementing actions or make such clarifications, the Parties may effectuate such actions, or clarifications through an operating memorandum ("Operating Memorandum") approved by the parties in writing which references this Section. Such Operating Memorandum shall not require public notices and hearings or an amendment to this Agreement unless otherwise required by this Agreement or applicable law. The City Manager shall be authorized, after consultation with and approval of Developer, to determine whether a requested clarification or implementing action:

(i) may be effectuated pursuant to this Section and is consistent with the intent and purpose of this Agreement and the Project Approvals; or (ii) is of the type that would constitute an amendment to this Agreement. The authority to enter into such Operating Memorandum is hereby delegated to the City Manager and the City Manager is hereby authorized to execute any Operating Memorandum hereunder without further City Council action.

**Section 35. Authority of City Manager.** Any consent, approved or other instrument described in this Agreement may be granted, given or executed by the City Manager or designee on behalf of the City and the City Manager or designee shall be authorized to take any other action on behalf of the City without the need for further authorization from the City Council; provided, however that, notwithstanding the foregoing, the City Manager or designee may, in his or her sole discretion, refer to the City Council any item for which the City Manager or designee has authority to act hereunder.

**Section 36. Conflicts of Interest; Prohibited Interests.**

A. No director, employee or agent of City shall give or receive any commission, fee, rebate, gift or entertainment of significant cost or value, or enter into any business arrangement with any director, employee or agent of a Developer, its affiliates, other than as a representative of a Developer or its affiliates, without prior written notification thereof to such Developer. Any representatives authorized by Developer may audit any and all records of City for the purpose of determining whether there has been compliance with this provision.

B. Developer warrants and maintains that it has no knowledge that any officer or employee of City has any interest, whether contractual, noncontractual, financial, proprietary, or otherwise, in this transaction or in the business of Developer, and that if any such interest comes to the knowledge of Developer at any time during the term of this Agreement, Developer shall immediately make a complete, written disclosure of such interest to City, even if such interest would not be deemed a prohibited “conflict of interest” under applicable laws.

**Section 37. Cooperation.** Each of the parties shall cooperate with and provided reasonable assistance to the other to the extent contemplated hereunder in the performance of all obligations under this Agreement and the satisfaction of the conditions of this Agreement.

[Signature Page Follows]

IN WITNESS WHEREOF, this Agreement has been executed by the parties and shall be effective on the Effective Date set forth hereinabove.

CITY OF BREA,  
a Municipal Corporation

MERCURY CXIV, LLC  
a California limited liability company

Dated: \_\_\_\_\_

Dated: \_\_\_\_\_

\_\_\_\_\_  
Marty Simonoff  
Mayor

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Lillian Harris-Neal  
City Clerk

Approved as to form:

\_\_\_\_\_  
Terence R. Boga  
City Attorney

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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)

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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

Notary Public, personally appeared \_\_\_\_\_,  
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 \_\_\_\_\_ (Seal)



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 \_\_\_\_\_, before me, \_\_\_\_\_,  
(insert name and title of the officer)

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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 \_\_\_\_\_ (Seal)

**EXHIBIT A**  
**LEGAL DESCRIPTION**  
**OF THE SITE**

## EXHIBIT B

### Brea Employer Preference Program

The Mercury

Brea, California

A primary purpose of The Mercury is to provide workforce housing to workers of local Brea businesses to allow those workers to avoid lengthy commutes and exorbitant rents, while becoming residents as well as workers in our community. To that end, we invite local Brea employers to enroll in our Brea Employer Preference Program, outlined below.

**Tenant Selection:** When The Mercury receives multiple applications for an available workforce housing unit, preference shall be given to applicants who are full-time employees of Brea employers enrolled in this Program, subject to the following qualifications:

1. **Applicant Suitability:** The Mercury reserves the right to determine any applicant's suitability as a tenant. The Mercury may consider an applicant's credit history, rental history, and criminal history when selecting a tenant and the preference provided does not prevent making such a determination between competing applicants.
2. **Filling Vacancies:** The Mercury will not "hold" vacant units for local workers. If a local worker cannot sign a lease when a unit becomes available, The Mercury may offer the unit to another applicant. Local workers may be added to a waiting list, and The Mercury may contact them as units become available. Local workers selected as potential tenants shall be required to comply with the same requirements as other tenants, such as executing a written lease, adhering to the terms and conditions of such lease (including limits on number of occupants), and limits on sub-leasing. Violation of any terms of their leases shall be grounds for eviction.
3. **Non-Discrimination:** The Mercury adheres to the Fair Housing Act, Federal Civil Rights Laws, and California Fair Employment and Housing Act. We will not discriminate against applicants or tenants based on race, color, national origin, sex, age, disability, religion, familial status, or any other protected status. To that end, The Mercury reserves the right to reevaluate or deviate from this Program if, in its discretion, they may have an unjustified disparate impact on a protected class of people or it concludes it is necessary to do so to comply with local, state or federal laws.

**Brea Employer Qualification to Enroll:** A Brea employer qualified to participate under this Program is defined as a business/employer physically located within the City of Brea. Brea employers physically situated within a 1/2 mile radius from The Mercury property shall be entitled to first priority and all other Brea employers shall be entitled to a second priority under this Program. The Mercury shall consider other applicants only after exhausting the enrolled Brea employer priorities.

**Employer Participation:** Brea employers may enroll in this Program by filling out the form attached below and paying a nominal processing fee of \$500 per unit, per year. Employers must renew their enrollment and pay the processing fee annually. As a condition of enrollment and consideration of worker applications, enrolled employers must cooperate with The Mercury when asked to verify the employment status of local worker applicants. Failure to respond to The Mercury's requests for verification and/or failure to provide accurate information about an applicant's employment status are each grounds for losing a priority to a specific vacancy or termination of enrollment.

**Notice of Vacancies:** The Mercury will make reasonable efforts to provide electronic notice by email of upcoming vacancies to all Brea employers who are enrolled in this program to facilitate leasing of units. However, failure to give or receive notice will not affect any leases entered into by The Mercury.

**Termination of Tenancies:** If a tenant/worker with an enrolled Brea employer changes employment during the term of his or her tenancy, that worker's tenancy may continue per the terms of the current rental agreement. Upon expiration, that worker can reapply if he or she desires, but that application will be considered in the same manner as a new application and in light of any Brea employer preferences pursuant to this Program.

\* \* \*

If you would like more information about this Program, please contact us at: The Mercury (\_\_\_\_) \_\_\_\_-\_\_\_\_\_. [Email TBD]

## Brea Worker Preference Program – Enrollment Form

### **The Mercury**

Name of Employer:	
Contact Person:	
Address:	
Telephone Number:	
Email Address:	
	Date: _____  _____ Signature  _____ Printed Name  _____ Title

For Internal Office Use Only:

☐ Date of Receipt: \_\_\_\_\_

☐ Processing Fee Paid: Y/N

☐ Received by: \_\_\_\_\_

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Discussion of the Proposed Fiscal Year 2020-21 Operating and Seven-Year Capital Improvement Program Budgets

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**BACKGROUND/DISCUSSION**

Staff is pleased to present this budget workbook (Attachment A) which provides a preview of the FY 2020-21 Budget and an opportunity for comments, input and direction from City Council, including discussion of measures to respond and prepare for budget impacts related to the COVID-19 pandemic which will be explained in more detail at staffs' budget workshop presentation.

The budget process for FY 2020-21 began back in January and was followed by a City Council offsite meeting on January 17 with Executive staff to identify top priorities and projects for the current and upcoming fiscal year. In February, department budget meetings took place with the Budget Team to review budget requests and needs for the upcoming fiscal year. On February 18, a Budget Update to City Council was presented showing a positive financial position for the City's General Fund with revenues over expenditures of approximately \$2.5 million for the current year and \$1.7 million projected for the 2020-21 fiscal year. This was primarily attributed to favorable sales tax projections as a result of an expanding sales tax segment, increasing online sales and the South Dakota vs Wayfair decision that now allows states to collect sales tax on remote sellers over a certain threshold without regard to a physical presence.

As the budget process progressed through March, the City along with the rest of the nation, was amidst an unprecedented health crisis due to the COVID-19 pandemic. On March 17, Governor Newsom issued the Stay-at-Home order requiring all "non-essential" businesses to close and for residents to stay home and go out for essential services only. We as an organization responded; activated our local Emergency Operation Center (EOC) and maintained only essential business services to the community via phone and/or email. However, public and recreational facilities were closed to limit the spread of the virus and safeguard the health of our community.

The COVID-19 pandemic has had a negative impact to the City's revenue base and overall budget. On April 21, staff provided a Budget Update to City Council and presented some initial financial impacts which included declining sales tax revenues, transient occupancy tax revenues, community service revenues, golf course revenues and rental/lease revenues which had an estimated impact of \$3.7 million to the City's General Fund for the current fiscal year. These preliminary impacts resulted in a projected General Fund budget deficit (gap) of \$1.2 million for the current fiscal year. Since April, staff has received further updates and also identified budget savings that will help mitigate the impacts, resulting in a projected General Fund budget gap of \$144,468 for the current fiscal year. Over \$1.1 million of the budget savings identified for the current year is attributed to vacancy and operating savings identified by departments.

For Fiscal Year 2020-21, the preliminary impacts presented at the April 21 Budget Update projected a General Fund deficit of \$646,204 for the coming fiscal year. Since April, additional impacts and opportunities for budget savings have been identified. The following are highlights of changes made to the projected FY 2020-21 General Fund budget, resulting in a projected budget gap of \$1.56 million:

- The two (2) percent increase assumption in personnel costs being removed;
- Sales tax projections have been further evaluated resulting in a decline from the current year budget and reflects deeper recessionary rates as a result of the current COVID-19 pandemic for the first and second quarter as businesses will be slower to recover at the start of the fiscal year. Sales tax projections also assume that 30% of eligible businesses will take advantage of the State's Sales Tax Relief Repayment Plan. This plan allows eligible businesses to defer sales tax remittance and repay over a 12-month period which impacts the City's cash flow;
- Transient Occupancy tax revenue are projected to decline from the current year budget and reflects a drop in occupancy rates as a result of the current COVID-19 pandemic;
- Community Service revenues and expenditures have been updated to reflect cancelled programs and events through August 14, 2020.

Responding to this rapid loss of revenue is a challenge without impacting service levels to the community. Fortunately, the City currently maintains a reserve balance of 25% of General Fund expenditures of which 15% is identified as a Budget Stabilization Reserve to provide resources in the event of the following:

- Temporary or one-time decrease of revenues, such as state subventions;
- Economic downturn or when one or more of the General Fund's major revenue sources decreases more than 10% while expenditure reductions are implemented;
- Natural (e.g. fire, earthquake, flood) and catastrophic disasters (e.g. civil unrest, acts of terrorism, airplane crashes).

In addition to the above reserves, the City has General Fund reserves in excess of the 25% reserve policy (Excess Reserves). The Excess Reserves are the remainder of favorable revenues over expenditures from Fiscal Year 2018-19 as well as the excess amount above the City's 25% reserve policy limit. This equates to \$3.1 million in Excess Reserves, which prior to the pandemic, \$2.5 million was intended to be set aside to pay down the City's unfunded liability related to the City's Other Post-Employment Benefits (OPEB).

The Excess Reserves along with the Budget Stabilization Reserve provide the City with an opportunity to temporarily close the budget gap as the City continues to monitor economic impacts of the situation and determines the best approach to address the long-term financial impacts. By using this approach, the City will be able to maintain its current services levels while developing a plan for addressing the long-term financial impacts of the COVID-19 pandemic. For example, the short-term use of this funding will support the following:

- Maintains public safety operations including front line and support services;
- Continues Senior Center services related to home delivered meals and lunch distribution as well as Senior transportation services for approved medical and essential need appointments;
- Maintains wellness calls to Brea Older Adults/Senior Center participants and registrants;
- Continues case management services, counseling services and crisis inquiries as well as providing information and resources to the public;
- Continues Veteran services and resources to the public via email or over the phone;
- Continues to provide plan reviews, inspections, permitting, parking permits and code



- enforcement duties through the use of digital workflow;
- Maintains traffic signal operations, street sweeping and other road maintenance services;
- Maintains park and landscape services.

In conjunction with this approach, staff will continue to closely monitor actual versus projected revenues and opportunities for vacancy savings that will assist in providing more firm estimates in the new fiscal year. Additionally, staff continues to assess and seek reimbursement as available from the Federal CARES Act (Part 4), FEMA, and the County of Orange, as well as other COVID-19 financial opportunities, if eligible. The State, as part of its proposed budget, has also identified funding that might provide economic relief to cities for COVID related costs. For Brea, this could potentially be around \$500,000 to \$700,000.

In the short-term, the City Council has the option to:

- Use the Excess Reserves to close the General Fund budget gap projected for fiscal years 2019-20 and 2020-21 in the total amount of \$1.70 million and set-aside any remainder to pay down the City's unfunded liability related to the City's Other Post-Employment Benefits (OPEB). This option would keep the City's Budget Stabilization Reserve intact and maintain its 25% overall General Fund reserve level; or
- Continue with the action to set-aside \$2.5 million toward the City's unfunded OPEB liability and use the remainder \$700,000 along with Budget Stabilization Reserves to temporarily close the budget gap. This option would result in the need to identify funding in future years to replenish the Budget Stabilization Reserve.

The COVID-19 pandemic is an evolving situation and as we gradually transition to normalcy with a phased re-opening in the coming weeks, staff will continue to monitor the financial impacts and commit to providing the City Council with a budget update in October or November 2020. The information presented tonight is based upon staff's objective assumptions for both revenues and expenditures on information that is known as of May 22, 2020.

The following are key points to consider while reviewing the FY 2020-21 Budget Workbook:

- City Mission Statements and City Council's Top Priorities and Projects – The City's mission statements and City Council's top priorities and projects are provided as a reference and is the foundation for the City's budget.
- Fiscal Policies Statement – The City's fiscal policies statement is provided as a reference and sets the financial framework for the City's budget.
- General Fund Five Year Projections– The Five Year Projections represent staff's estimate as of May 22, 2020 of where the General Fund will be for each of the next five fiscal years. The projection serves as a tool to identify financial trends, shortfalls, and issues so that the City can proactively address them. The goal of the Five-Year Projections is to assess the City's ability over the next five years to:
  - Continue current service levels based upon the City's operational goals;
  - Preserve the City's long-term fiscal health by aligning operating revenues and costs; and
  - Maintain the City's General Fund reserves based upon the City's fiscal policies.

It is important to stress that projections beyond fiscal year 2020-21 are not a budget and are used to highlight the need to prioritize the allocation of City resources. The purpose of the

projection is to provide an overview of the City's fiscal health based on various assumptions over the next five years and provide the City Council, departments and residents of Brea a "snapshot" of the City's financial outlook beyond this budget cycle. The five-year projection is intended to serve as a planning tool to bring a long-term perspective to the budget process. The assumptions used in the preparation of Five-Year Projections are detailed in this section of the workbook and are categorized by fiscal year.

As a reminder, the Fire Deployment Plan that was approved by City Council on June 18, 2019 is included in the Five Year Projection through Fiscal Year 2021-22. Future years beyond Fiscal Year 2021-22 are pending further evaluation. Currently, the Fire Deployment Plan is operating as intended and the addition of one Firefighter position each year for six years enables Engine 1 and Engine 3 to carry four personnel with two licensed Paramedics. This configuration allows the company to split their two Paramedics on any stable, medical emergency response. One Paramedic is able to transport the patient to the hospital while the remaining personnel can remain in service to respond to the next emergency. The previous deployment model of three personnel would not enable the company to split, thus putting the company out of service until transport was completed. From July 1, 2019 through April 30, 2020, Fire personnel responded to 933 medical emergencies required Advanced Life Support provided by our licensed Paramedics. Of the 933 medical emergencies, 363 were transported with one Paramedic. This means that during 39% of the 933 medical emergencies, Fire Engines were able to remain in service to respond to another emergency call. This operational strategy decreases response times and the need for either another Brea unit or outside agency to travel further to respond.

Another benefit to this deployment plan is during a structure fire. Prior to Firefighters making entry into a burning building, they are required to have two Firefighters outside the structure. This tactical arrangement is in place to provide a safety back-up to Firefighters whom may become lost, injured, trapped, incapacitated, or disoriented while entering an unknown, dynamic environment. In the previous model, the on-scene unit would need to wait for another unit to arrive to provide that fourth person. This current deployment plan enables the Firefighters to immediately enter the structure and extinguish the fire thus reducing the time for the fire to spread causing more damage to life, property, or the environment.

The Fire Services department continues to evaluate this new deployment model and staff will return prior to the start of Fiscal Year 2022-23 to provide a more comprehensive review of staffing levels and service delivery options to the community.

It is important to note that any projected impacts to our future CalPERS employer rate as a result of the current COVID-19 pandemic have not been included in the preparation of this Five Year Projection. This information is pending and will depend on the rate of return achieved at the close of the current fiscal year. It is the City's budget practice to update our projections each year when CalPERS provides new rates. CalPERS typically announces this information in July and new rates are usually provided in September/October of each year. The Five Year Projection is then updated as part of the following year's budget process.

CalPERS amortizes gains/losses over a 20-year horizon with no increase for the first two years; a ramp up over the next five years and then levels off for the remaining 15 years. Therefore, the City would begin to see the first impact of losses due to the COVID-19 pandemic in Fiscal Year 2022-23, two years from now. As part of tonight's meeting, staff will present various scenarios of how the rate of return for this current fiscal year can potentially

impact our future employer rate.

- Decision Packages (On-Hold) – Decision packages are department requests for new programs, personnel, and/or equipment. The decision packages are organized by fund and are not presented in any priority order. There are a total of fourteen (14) decision packages recommended to be reviewed. In light of the current COVID-19 pandemic, staff is recommending not to fund these requests at this time until more financial information is available. Staff anticipates bringing these requests back to City Council during the Mid-Year Budget Update for funding consideration. The decision packages presented are for City Council review and feedback as well as a preview of the needs of the upcoming fiscal year.
- Fund Summaries – This section of the workbook includes the fund summaries of those funds impacted by the proposed decision packages. The fund summaries identify funding availability however do not include any associated costs of the proposed decision packages as staff is recommending to “hold off” on any requests until the Mid-Year Budget Update.
- Fees – Staff has carefully reviewed fees for service, and recommends adding two new user fees in the Administrative Services and Police Services department. These user fees were evaluated independently by departments and include adding a Sidewalk Vendor Permit Fee and a Parking Citation Payment Plan Implementation Fee.
- S.P.O.T. – The City’s proposed Strategic Plan on Technology (S.P.O.T) for FY 2020-21 is outlined in this section of the workbook. All technology related requests are reviewed by the S.P.O.T Committee, and upon their recommendation, are submitted as proposed decision packages.
- Successor Agency – The Successor Agency to the Brea Redevelopment Agency’s expenditure summary is presented in this section of the workbook.

This presentation will also provide an opportunity to review the City’s proposed Seven Year Capital Improvement Program Budget and is provided as Attachment B.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Alicia Brenner, Senior Fiscal Analyst

Concurrence: Cindy Russell, Administrative Services Manager

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**Attachments**

Attachment A - Operating Budget Workbook

Attachment B - CIP Proposed Budget

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# FY 2020-21

## BUDGET WORKSHOP

*June 2, 2020*

**Prepared by:**

*Administrative Services Department*





**CITY OF BREA**

**CITY MANAGER'S OFFICE**

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June 2, 2020

**TO: Mayor and City Council**

**FROM: Bill Gallardo, City Manager**

**SUBJECT: Budget Workbook Introduction**

Staff is pleased to present this budget workbook which provides a preview of the FY 2020-21 Budget and an opportunity for comments, input and direction from City Council, including discussion of measures to respond and prepare for budget impacts related to the COVID-19 pandemic which will be explained in more detail at staffs' budget workshop presentation.

The budget process for FY 2020-21 began back in January and was followed by a City Council offsite meeting on January 17<sup>th</sup> with Executive staff to identify top priorities and projects for the current and upcoming fiscal year. In February, department budget meetings took place with the Budget Team to review budget requests and needs for the upcoming fiscal year. On February 18<sup>th</sup>, a Budget Update to City Council was presented showing a positive financial position for the City's General Fund with revenues over expenditures of approximately \$2.5 million for the current year and \$1.7 million projected for the 2020-21 fiscal year. This was primarily attributed to favorable sales tax projections as a result of an expanding sales tax segment, increasing online sales and the South Dakota vs Wayfair decision that now allows states to collect sales tax on remote sellers over a certain threshold without regard to a physical presence.

As the budget process progressed through March, the City along with the rest of the nation was amidst an unprecedented health crisis due to the COVID-19 pandemic. On March 17<sup>th</sup>, Governor Newsom issued the Stay-at-Home order requiring all "non-essential" businesses to close, residents to stay home and go out for essential services only. We as an organization responded; activated our local Emergency Operation Center (EOC) and maintained only essential business services to the community via phone and/or email. However, public and recreational facilities were closed to limit the spread of the virus and safeguard the health of our community.

The COVID-19 pandemic has had a negative impact to the City's revenue base and overall budget. On April 21st, staff provided a Budget Update to City Council and presented some initial financial impacts which included declining sales tax revenues, transient occupancy tax revenues, community service revenues, golf course revenues and rental/lease revenues which had an estimated impact of \$3.7 million to the City's General Fund for the current fiscal year. These preliminary impacts resulted

in a projected General Fund budget deficit (gap) of \$1.2 million for the current fiscal year. Since April, staff has received further updates and also identified budget savings that will help mitigate the impacts, resulting in a projected General Fund budget gap of \$144,468 for the current fiscal year. Over \$1.1 million of the budget savings identified for the current year is attributed to vacancy and operating savings identified by departments.

For Fiscal Year 2020-21, the preliminary impacts presented at the April 21<sup>st</sup> Budget Update projected a General Fund deficit of \$646,204 for the coming fiscal year. Since April, additional impacts and opportunities for budget savings have been identified. The following are highlights of changes made to the projected FY 2020-21 General Fund budget, resulting in a projected budget gap of \$1.56 million:

- The two (2) percent increase assumption in personnel costs being removed;
- Sales tax projections have been further evaluated resulting in a decline from the current year budget and reflects deeper recessionary rates as a result of the current COVID-19 pandemic for the first and second quarter as businesses will be slower to recover at the start of the fiscal year. Sales tax projections also assume that 30% of eligible businesses will take advantage of the State's Sales Tax Relief Repayment Plan. This plan allows eligible businesses to defer sales tax remittance and repay over a 12-month period which impacts the City's cash flow;
- Transient Occupancy tax revenue are projected to decline from the current year budget and reflects a drop in occupancy rates as a result of the current COVID-19 pandemic;
- Community Service revenues and expenditures have been updated to reflect cancelled programs and events through August 14, 2020.

Responding to this rapid loss of revenue is a challenge without impacting service levels to the community. Fortunately, the City currently maintains a reserve balance of 25% of General Fund expenditures of which 15% is identified as a Budget Stabilization Reserve to provide resources in the event of the following:

- Temporary or one-time decrease of revenues, such as state subventions;
- Economic downturn or when one or more of the General Fund's major revenue sources decreases more than 10% while expenditure reductions are implemented;
- Natural (e.g. fire, earthquake, flood) and catastrophic disasters (e.g. civil unrest, acts of terrorism, airplane crashes).

In addition to the above reserves, the City has General Fund reserves in excess of the 25% reserve policy (Excess Reserves). The Excess Reserves are the remainder of favorable revenues over expenditures from Fiscal Year 2018-19 as well as the excess amount above the City's 25% reserve policy limit. This equates to \$3.1 million in Excess Reserves, which prior to the pandemic, \$2.5 million was intended to be set aside to pay down the City's unfunded liability related to the City's Other Post-Employment Benefits (OPEB).

The Excess Reserves along with the Budget Stabilization Reserve provide the City with an opportunity to temporarily close the budget gap as the City continues to monitor economic impacts of the situation and determines the best approach to address the long-term financial impacts. By



using this approach, the City will be able to maintain its current services levels while developing a plan for addressing the long-term financial impacts of the COVID-19 pandemic. For example, the short-term use of this funding will support the following:

- Maintains public safety operations including front line and support services;
- Continues Senior Center services related to home delivered meals and lunch distribution as well as Senior transportation services for approved medical and essential need appointments;
- Maintains wellness calls to Brea Older Adults/Senior Center participants and registrants;
- Continues case management services, counseling services and crisis inquiries as well as providing information and resources to the public;
- Continues Veteran services and resources to the public via email or over the phone;
- Continues to provide plan reviews, inspections, permitting, parking permits and code enforcement duties through the use of digital workflow;
- Maintains traffic signal operations, street sweeping and other road maintenance services;
- Maintains park and landscape services.

In conjunction with this approach, staff will continue to closely monitor actual versus projected revenues and opportunities for vacancy savings that will assist in providing more firm estimates in the new fiscal year. Additionally, staff continues to assess and seek reimbursement as available from the Federal CARES Act (Part 4), FEMA, and the County of Orange, as well as other COVID-19 financial opportunities, if eligible. The State, as part of its proposed budget, has also identified funding that might provide economic relief to cities for COVID related costs. For Brea, this could potentially be around \$500,000 to \$700,000.

In the short-term, the City Council has the option to:

- Use the Excess Reserves to close the General Fund budget gap projected for fiscal years 2019-20 and 2020-21 in the total amount of \$1.70 million and set-aside any remainder to pay down the City's unfunded liability related to the City's Other Post-Employment Benefits (OPEB). This option would keep the City's Budget Stabilization Reserve intact and maintain its 25% overall General Fund reserve level; or
- Continue with the action to set-aside \$2.5 million toward the City's unfunded OPEB liability and use the remainder \$700,000 along with Budget Stabilization Reserves to temporarily close the budget gap. This option would result in the need to identify funding in future years to replenish the Budget Stabilization Reserve.

The COVID-19 pandemic is an evolving situation and as we gradually transition to normalcy with a phased re-opening in the coming weeks, staff will continue to monitor the financial impacts and commit to providing the City Council with a budget update in October or November 2020.

The information presented tonight is based upon staff's objective assumptions for both revenues and expenditures on information that is known as of May 22, 2020. The following are key points to consider while reviewing the FY 2020-21 Budget Workbook:

- City Mission Statements and City Council's Top Priorities and Projects – The City's mission statements and City Council's top priorities and projects are provided as a reference and is the foundation for the City's budget.
- Fiscal Policies Statement – The City's fiscal policies statement is provided as a reference and sets the financial framework for the City's budget.
- General Fund Five Year Projections – The Five Year Projections represent staff's estimate as of May 22, 2020 of where the General Fund will be for each of the next five fiscal years. The projection serves as a tool to identify financial trends, shortfalls, and issues so that the City can proactively address them. The goal of the Five-Year Projections is to assess the City's ability over the next five years to:
  - Continue current service levels based upon the City's operational goals;
  - Preserve the City's long-term fiscal health by aligning operating revenues and costs; and
  - Maintain the City's general fund reserves based upon the City's fiscal policies.

It is important to stress that projections beyond fiscal year 2020-21 are not a budget and are used to highlight the need to prioritize the allocation of City resources. The purpose of the projection is to provide an overview of the City's fiscal health based on various assumptions over the next five years and provide the City Council, departments and residents of Brea a "snapshot" of the City's financial outlook beyond this budget cycle. The five-year projection is intended to serve as a planning tool to bring a long-term perspective to the budget process. The assumptions used in the preparation of Five-Year Projections are detailed in this section of the workbook and are categorized by fiscal year.

As a reminder, the Fire Deployment Plan that was approved by City Council on June 18, 2019 is included in the Five Year Projection through fiscal year 2021-22. Future years beyond fiscal year 2021-22 are pending further evaluation. Currently, the Fire Deployment Plan is operating as intended and the addition of one Firefighter position each year for six years enables Engine 1 and Engine 3 to carry four personnel with two licensed Paramedics. This configuration allows the company to split their two Paramedics on any stable, medical emergency response. One Paramedic is able to transport the patient to the hospital while the remaining personnel can remain in service to respond to the next emergency. The previous deployment model of three personnel would not enable the company to split, thus putting the company out of service until transport was completed. From July 1, 2019 through April 30, 2020, Fire personnel responded to 933 medical emergencies required Advanced Life Support provided by our licensed Paramedics. Of the 933 medical emergencies, 363 were transported with one Paramedic. This means that during 39% of the 933 medical emergencies, Fire Engines were able to remain in service to response to another emergency call. This operational strategy decreases response times and the need for either another Brea unit or outside agency to travel further to respond.

Another benefit to this deployment plan is during a structure fire. Prior to Firefighters making entry into a burning building, they are required to have two Firefighters outside the structure. This tactical arrangement is in place to provide a safety back-up to Firefighters whom may become lost, injured, trapped, incapacitated, or disoriented while entering an unknown, dynamic environment. In the previous model, the on-scene unit would need to wait for another

unit to arrive to provide that 4th person. This current deployment plan enables the Firefighters to immediately enter the structure and extinguish the fire thus reducing the time for the fire to spread causing more damage to life, property, or the environment.

The Fire Services department continues to evaluate this new deployment model and staff will return prior to the start of fiscal year 2022-23 to provide a more comprehensive review of staffing levels and service delivery options to the community.

It is important to note that any projected impacts to our future CalPERS employer rate as a result of the current COVID-19 pandemic have not been included in the preparation of this Five Year Projection. This information is pending and will depend on the rate of return achieved at the close of the current fiscal year. It is the City's budget practice to update our projections each year when CalPERS provides new rates. CalPERS typically announces this information in July and new rates are usually provided in September/October of each year. The Five Year Projection is then updated as part of the following year's budget process.

CalPERS amortizes gains/losses over a 20-year horizon with no increase for the first two years; a ramp up over the next five years and then levels off for the remaining 15 years. Therefore, the City would begin to see the first impact of losses due to the COVID-19 pandemic in fiscal year 2022-23, two years from now. As part of tonight's meeting, staff will present various scenarios of how the rate of return for this current fiscal year can potentially impact our future employer rate.

- Decision Packages (On-Hold) – Decision packages are department requests for new programs, personnel, and/or equipment. The decision packages are organized by fund and are not presented in any priority order. There are a total of fourteen (14) decision packages recommended to be reviewed. In light of the current COVID-19 pandemic, staff is recommending not to fund these requests at this time until more financial information is available. Staff anticipates bringing these requests back to City Council during the Mid-Year Budget Update for funding consideration. The decision packages presented are for City Council review and feedback as well as a preview of the needs of the upcoming fiscal year.
- Fund Summaries – This section of the workbook includes the fund summaries of those funds impacted by the proposed decision packages. The fund summaries identify funding availability however do not include any associated costs of the proposed decision packages as staff is recommending to “hold off” on any requests until the Mid-Year Budget Update.
- Fees – Staff has carefully reviewed fees for service, and recommends adding two new user fees in the Administrative Services and Police Services department. These user fees were evaluated independently by departments and include adding a Sidewalk Vendor Permit Fee and a Parking Citation Payment Plan Implementation Fee.
- S.P.O.T. – The City's proposed Strategic Plan on Technology (S.P.O.T) for FY 2020-21 is outlined in this section of the workbook. All technology related requests are reviewed by the S.P.O.T Committee, and upon their recommendation, are submitted as proposed decision packages.

- Successor Agency – The Successor Agency to the Brea Redevelopment Agency’s expenditure summary is presented in this section of the workbook.

The City’s proposed Seven Year Capital Improvement Program budget will be transmitted to the City Council as a separate document.

Staff looks forward to reviewing and discussing the proposed FY 2020-21 Budget with the City Council scheduled on Tuesday, June 2, 2020. If you should have any questions prior to the meeting, please do not hesitate to contact me.

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## **CITY MISSION STATEMENTS**

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*All work performed in the organization must somehow relate to a basic policy direction as developed by the City Council. The fundamental building block upon which we base our work programs are the Council Mission Statements. A Mission Statement is a broad-based, generic policy developed by the City Council usually covering a single issue area. Mission Statements are expressions of the Council's vision. Usually expressed as a definitive statement of purpose ("Brea will do..." "The City is committed to..."), Mission Statements are the guide for the development of operational goals by the various departments.*

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### **Maintain a Safe Environment for Breans**

Public safety is a basic element of Brea's quality of life. The City will continue to use education and prevention approaches as well as enforcement and appropriate maintenance of facilities to enhance people's sense of security.

### **Ensure Brea Remains a Special Place**

Brea's small town atmosphere, our sense of community and our physical assets make Brea a special place. The City resolves to protect Brea's hillside and canyon areas and foster family values, quality education, cultural understanding, a vibrant civic and cultural life, and an involved and caring citizenry.

### **Protect and Enhance Brea as a Balanced Community**

A successful community sustains itself by ensuring a balance in physical, economic and human development. A balanced community provides residents and businesses with the infrastructure and services which fulfill the diverse expectations of the community. A balanced community will provide a variety of land uses, promote economic health, and create and retain jobs while diversifying the revenue base needed to support services and maintain a sound reserve fund. A balanced community will also ensure a diversity of affordable housing opportunities for all elements of Brea, from the young to the old.

### **Increase Breans' Sense of Civic Ownership**

The City commits itself to two-way communication and interaction with the community to facilitate vision building, long-range planning, and organizational excellence. These elements are necessary for the long-term success of the community.

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## ***FY 2020-21 CITY COUNCIL TOP PRIORITIES AND PROJECTS***

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*On January 17, 2020 the City Council participated in a workshop to strengthen the Council/staff team and to discuss priorities for FY 2020-21 and future fiscal years. Using Mission Statements and Operational Goals as their guide, the Council and executive staff reviewed a list of possible priorities and added new items as part of their review. Following the brainstorming, the City Council was tasked to identify their top items from the list. The top priorities and projects that emerged are identified below in no particular order.*

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1. Continue to Manage and Pay Down Unfunded Pension Liability and Manage the Other Post-Employment Benefits (OPEB)
2. Support Advocacy for Pension and Workers Compensation Reform
3. Continue Next Steps for Downtown/Central Brea Proactive Planning
4. Prepare to Support the Changing Needs and Interest of a Significant Increase in our Senior Population
5. Determine Future Services Needs and Funding
  - a. Police Department
  - b. Fire Department
    - i. Further Brea / Fullerton Fire Department Partnership
    - ii. Evaluate Emergency Medical Transport
  - c. Public Works
6. Continue Planning Needs for Parks, Recreation, and Human Services and Cultural Arts
  - a. Continue Engagement of the Community, the Commissions, and the City Council to Complete Master Planning Efforts for Both Parks, Recreation, and Human Services and Cultural Arts
7. Continue Development of the Tracks at Brea Trail
  - a. Facilitate the Tracks' Western Extension Towards La Habra
  - b. Explore Options for Further Trail Enhancements:
    - i. Lighting
    - ii. Walkway Connections
    - iii. Security Cameras
8. Renegotiate Refuse Franchise Agreement with Republic Industries
9. Complete Discussion with County Regarding State Permit for Olinda-Alpha Landfill
10. Explore and Consider Reclaimed Water
11. Assess Traffic Impacts of New Development and Efficiencies for the Existing Circulation System
12. Continue Regional Partnerships with Other Agencies (including NOCJPA)
13. Implement Methods to Improve Employee Relations, Retention, Attraction and Investment

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## ***FY 2020-21 CITY COUNCIL TOP PRIORITIES AND PROJECTS***

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14. Support the Efforts to Reduce Homelessness in Orange County
  - a. Mental Health
  - b. Shelter
  - c. Addiction/Substance Abuse
  - d. Permanent & Supportive Housing





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## ***FISCAL POLICIES STATEMENT***

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### **Operating Budget Policies**

- ♦ The City will adopt a balanced budget by June 30 of each year. A continuing appropriations resolution must be adopted by the City Council if the budget adoption will be delayed past June 30.
- ♦ An annual base Operating Budget will be developed by verifying or conservatively projecting revenues and expenditures for the current and forthcoming fiscal year.
- ♦ During the budget development process, the existing base budget will be thoroughly examined to assure removal or reduction of any services or programs that could be eliminated or reduced in cost.
- ♦ Current revenues will be sufficient to support current operating expenditures.
- ♦ Annual operating budgets will provide for adequate design, construction, maintenance, and replacement of the City's capital plan and equipment.
- ♦ The City will project its equipment replacement and maintenance needs for the next five years and will update this projection each year. From this projection a maintenance and replacement schedule will be developed and followed.
- ♦ The City will avoid budgetary and accounting procedures that balance the current budget at the expense of future budgets.
- ♦ The City will forecast its General Fund expenditures and revenues for each of the next five years and will update this forecast at least annually.
- ♦ Any revenues over expenditures from the prior fiscal year shall be transferred as follows: 95 percent to the City's Fixed Asset Replacement Fund (FARP) and 5 percent to the City's Other Post-Employment Benefits Fund (OPEB).
- ♦ The City will work toward and maintain one year's amount of pension obligation costs within the City's Section 115 Trust Account for Post-Employment Benefits. Contribution amounts by fund should be based percent of annual pension obligation costs and shall include the City's enterprise funds.

### **General Fund Reserve Policies**

- ♦ The City will maintain General Fund contingency reserves at a level at least equal to 25% of the General Fund expenditures. Of which 10% is for an Operating Reserve to provide sufficient cash flow and 15% is for an Budget Stabilization Reserve to provide resources in the event of the following:
  - Temporary or one-time decrease of revenues, such as state subventions;
  - Economic downturn or when one or more of the General Fund's major revenue sources decreases more than 10% while expenditure reductions are implemented;
  - Natural (e.g. fire, earthquake, flood) and catastrophic disasters (e.g. civil unrest, acts of terrorism, airplane crashes).
- ♦ Whenever contingency reserves are used, the reserve shall be replenished as soon as possible. Fifty percent or more of available year-end funds may be allocated to the contingency reserves annually until the reserve is at the target of 25%. The reserves will be funded in the following priority order:
  - Operating Reserve
  - Budget Stabilization Reserve
- ♦ In no circumstances shall the total contingency reserve balance drop below 10% of the City's annual operating expenditures.

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# ***FISCAL POLICIES STATEMENT***

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## **Revenue Policies**

- ♦ The City will try to maintain a diversified and stable revenue system to shelter it from short-term fluctuations in any one revenue source.
- ♦ Because revenues, especially those of the General Fund, are sensitive to both local and regional economic conditions, revenue estimates adopted by the City Council must be conservative.
- ♦ The City will estimate its annual revenues by an objective, analytical process utilizing trend, judgmental and statistical analysis as appropriate.
- ♦ User fees will be adjusted annually to recover the full cost of services provided, except when the City Council determines that a subsidy from the General Fund is in the public interest.
- ♦ Community Services fees will be reviewed and recommended by the appropriate City Council appointed Commission for adoption.
- ♦ One-time revenues will be used for one-time expenditures only.

## **Expenditure Policies**

- ♦ The City will maintain a level of expenditures which will provide for the public well-being and safety of the residents of the community.
- ♦ Council approval is required before expending General Fund or contingency reserves.
- ♦ Expenditures budgeted in one fiscal year may be carried over to the next fiscal year automatically if the purpose for which the expenditure was budgeted has not been completed. Such carryovers shall not occur for more than two budget cycles without Council approval (with the exception of PEG Fees, CASP Fee Training, Senior Center Case Management Funds, Senior Center and Olinda Museum Donations, Senior Transportation Program Overhead, Public Art Trust Account, Housing Rehabilitation Funds and Seagraves Fire Truck Maintenance).
- ♦ Operating expenditure budgets which have been changed solely as the result of Council approved labor agreements need not be re-approved by the Council.
- ♦ Self-insurance reserves will be maintained at a level which, together with purchased insurance policies, adequately protect the City. The City will strive to maintain a reserve of three times its self-insurance retention.

## **Utility Rates and Fees**

- ♦ The City will annually set fees and user charges for each enterprise fund on a “pay as you go basis” at a level that fully supports the total direct and indirect cost of the activity. Indirect costs include the cost of annual depreciation of capital assets and overhead charges.
- ♦ The City will maintain adequate reserves in each of the enterprise funds to protect these essential City programs. Urban Runoff Fund reserves, Water Fund reserves and Sewer Fund reserves shall have a minimum operating reserve equal to three months of operating expenditures and a capital reserve equal to one-year of capital expenditures.
- ♦ As required by the Water Revenue Bond Indenture, water rates must be set in an amount sufficient to meet the bond coverage tests and certified on an annual basis by an independent financial advisor.

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## ***FISCAL POLICIES STATEMENT***

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- ♦ The use of long-term debt is an acceptable financing mechanism for the construction of capital improvements to the existing system; the annual debt service must be included in the current rate structure.

### **Capital Improvement Budget Policies**

- ♦ The City will develop a seven-year plan for capital improvement (CIP), including CIP design, development, implementation, and operating and maintenance costs.
- ♦ The City will make all capital improvements in accordance with an adopted and funded seven-year capital improvement plan.
- ♦ The City will identify the estimated costs, potential funding sources and project schedule for each capital project proposal before it is submitted to the City Council for approval.
- ♦ The City will use intergovernmental assistance to finance only those capital improvements that are consistent with the Capital Improvement Program and City priorities, and whose operating and maintenance costs have been included in the budget.
- ♦ The City will coordinate development of the Capital Improvement Budget with the development of the Operating Budget. All costs for internal professional services needed to implement the CIP will be included in the Operating Budget for the year the CIP is to be implemented.
- ♦ Cost tracking for components of the Capital Improvement Program will be implemented and updated quarterly to ensure project completion within budget and established timelines.

### **Short-Term Debt Policies**

- ♦ The City may use short-term debt to cover temporary or emergency cash flow shortages. All short-term borrowing will be subject to City Council approval by ordinance or resolution.
- ♦ The City may issue Interfund loans rather than outside debt instruments to fund short-term cash flow needs. Interfund loans will be permitted only if an analysis of the affected fund indicates excess funds are available and the use of these funds will not impact its current operations. The prevailing interest rate, as established by the City's Administrative Services Department, will be paid to the lending fund.
- ♦ The actual issuance of debt shall be in compliance with the City of Brea Local Debt Policy.

### **Long-Term Debt Policies**

- ♦ The City will confine long-term borrowing to capital improvements that cannot be financed from the current revenues.
- ♦ Wherever possible, the City will use special assessment, revenue, or other self-supporting bonds instead of general obligation bonds.
- ♦ The City will have in place a Financing Team including bond counsel, an underwriter, and a financial advisor to assist the City throughout the year in developing and implementing its long range financial planning.
- ♦ The actual issuance of debt shall be in compliance with the City of Brea Local Debt Policy.

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## ***FISCAL POLICIES STATEMENT***

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### **Investment Policies**

- ♦ The City Council will review and adopt annually an investment policy as recommended by the Investment Advisory Committee. The policy will be in compliance with State law. The Administrative Services Director will submit a monthly report of investments to the City Council.

### **Accounting, Auditing and Financial Reporting**

- ♦ The City's accounting and financial reporting systems will be maintained in conformity with generally accepted accounting as promulgated by the Government Accounting Standards Board and the Financial Accounting Standards Board.
- ♦ Full disclosure will be provided in the financial statements and bond representations.
- ♦ The City will maintain not less than an "A" credit rating in the financial community.
- ♦ An annual audit will be performed by an independent public accounting firm with the subsequent issue of an official Comprehensive Annual Financial Report (CAFR), including the auditor's opinion.
- ♦ The annual audit will include a report on internal control, including auditor recommendations and management responses.
- ♦ The City will endeavor to submit its CAFR to the Governmental Finance Officers Association award program to insure that its financial reporting meets the highest standards of government accounting.

### **Development Plan Processing**

- ♦ Development process costs and related administrative expenses will be totally offset by development fees.
- ♦ All future developments will be analyzed for their fiscal impact on the City. Fiscal impacts include both ongoing revenue and expenditure and capital improvements and facilities required directly or indirectly as a result of the new development. Developments will be required to either have a positive or neutral fiscal impact. Developments which are determined to have a negative fiscal impact will be required to provide nexus related fees or charges to eliminate the negative impact.

# GENERAL FUND: Five Year Projection Assumptions

## Year End Fiscal Year 2018-19

- ◆ Overall operational growth 7.17%
- ◆ Overall revenue growth 13.75%
  - Sales tax 21.23%
  - Property tax 6.65%
- ◆ Community Center Replacement Funding \$167,000
- ◆ FARP Funding \$600,000

## Projected Fiscal Year 2019-20

- ◆ Overall operational growth 6.26%
- ◆ Overall revenue growth -4.58%
  - Sales tax -7.85%
  - Property tax 7.51%
- ◆ Includes payoff of energy efficiency loan
- ◆ Includes assumed COVID-19 financial impacts
- ◆ Includes Fire Deployment Plan (Year 1)
- ◆ Community Center Replacement Funding \$167,000
- ◆ FARP Funding \$660,000

## Projected Fiscal Year 2020-21

- ◆ Overall operational growth -2.91%\*
- ◆ Overall revenue growth -5.66%\*
  - Sales tax -1.48%
  - Property tax 6.63%
- ◆ Removes 2% personnel cost assumption
- ◆ Includes Fire Deployment Plan (Year 2)
- ◆ Transient Occupancy tax decline due to COVID-19

## Projected Fiscal Year 2020-21 (Continued)

- ◆ Community Services programs and events cancelled through August 2020 due to COVID-19
- ◆ Community Center Replacement Funding \$167,000

*\* Net of Golf Courses and Development Cost Center Information. Shifted revenues and expenditures related to the City's Golf Courses to a new Fund (Fund 465) and shifted revenues and expenditures related to the City's Development Cost Center to a new liability Fund (Fund 840).*

## Projected Fiscal Year 2021-22

- ◆ Overall operational growth 3.45%
- ◆ Overall revenue growth 5.35%
  - Sales tax 4.00%
  - Property tax 5.00%
- ◆ Includes TOT revenues related to new hotel (est. 1/2022)
- ◆ Includes Fire Deployment Plan (Year 3)
- ◆ Community Center Replacement Funding \$167,000
- ◆ FARP Funding \$750,000

## Projected Fiscal Year 2022-23 through Fiscal Year 2024-25

- ◆ Average operational growth 3.02%
- ◆ Average revenue growth 2.68%
  - Sales tax 2.44%
  - Property tax 3.55%
- ◆ Includes full year of TOT revenues related to new hotel
- ◆ Community Center Replacement Funding \$167,000
- ◆ FARP Funding \$900,000 to \$1,300,000

# GENERAL FUND: Five Year Projections

	Final FY 2018-19	Estimated Year End FY 2019-20	Projected Budget FY 2020-21	Projected Budget FY 2021-22	Projected Budget FY 2022-23	Projected Budget FY 2023-24	Projected Budget FY 2024-25
Available Beginning Fund Balance	\$0	\$6,462,425	\$3,079,406	\$1,606,479	\$533,781	\$0	\$0
Revenues	58,134,601	55,110,853	54,896,228	57,782,867	59,808,389	61,035,450	62,472,490
Carryovers/Encumbrances From Reserves	929,451	1,255,014	-	-	-	-	-
Transfers In	889,200	844,435	550,000	550,000	550,000	550,000	550,000
<b>Total Revenues</b>	59,953,252	57,210,302	55,446,228	58,332,867	60,358,389	61,585,450	63,022,490
Expenditures	49,600,839	54,041,060	54,669,801	56,348,755	57,974,493	59,370,049	60,994,504
Capital Equipment	180,523	966,777	151,978	155,018	158,118	161,280	164,506
Carryovers/Encumbrances	1,255,014	-	-	-	-	-	-
Transfers-Out	1,935,298	1,519,933	1,417,499	1,504,935	1,559,111	1,599,957	1,679,046
Ongoing Fixed Asset Replacement							
Fixed Asset Replacement Fund	600,000	660,000	600,000	750,000	900,000	1,100,000	1,300,000
Brea Community Center	167,000	167,000	167,000	167,000	167,000	167,000	167,000
Birch Hills Golf Course (FARP)	180,000	-	-	-	-	-	-
<b>Total Expenditures</b>	53,918,674	57,354,770	57,006,278	58,925,707	60,758,722	62,398,286	64,305,056
Revenue over Expenditures*	6,034,578	(144,468)	(1,560,050)	(592,840)	(400,333)	(812,836)	(1,282,566)
Transfer to FARP & OPEB	-	-	-	-	-	-	-
Transfer(to)/from Reserves	427,847	(859,024)	87,123	(479,857)	(133,448)	(812,836)	(1,282,566)
Payoff of energy efficiency loan	-	(2,379,527)	-	-	-	-	-
<b>Available Ending Fund Balance</b>	\$6,462,425	\$3,079,406	\$1,606,479	\$533,781	\$0	\$0	\$0
Required Reserves							
Operating Reserve 10%	5,391,867	5,735,477	5,700,628	5,892,571	6,075,872	6,239,829	6,430,506
Budget Stabilization Reserve 15%**	8,087,801	8,603,216	8,550,942	8,838,856	8,789,003	7,812,210	6,338,968
<b>Total General Fund Reserve as a % of Total Expenditures</b>	13,479,669	14,338,693	14,251,570	14,731,427	14,864,875	14,052,039	12,769,473
	25.00%	25.00%	25.00%	25.00%	24.47%	22.52%	19.86%

\*Fire Deployment Plan is included through FY 2021-22

\*\*For FY 2022-23 through FY 2024-25 required 15% rate stabilization is not met



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## DECISION PACKAGE SUMMARY

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Decision packages are requested for new programs, new personnel, and/or new equipment. In many instances, requests for new equipment are actually the identification of capital items that are in need of replacement or major repair. The following is a summary of decision packages for FY 2020-21 that were reviewed by the Budget Team and are recommended for review by the City Council.

In light of the current COVID-19 Pandemic, the Budget Team is recommending not to fund these requests at this time until more financial information is available. The Budget Team anticipates bringing these requests back to City Council during the Mid-Year Budget Update for funding consideration. The decision packages presented are for City Council review and a preview of the needs of the upcoming fiscal year.

The summary is arranged by Fund and each decision package request appears within each Fund group randomly by the submitting department; not in priority order. The cost of each decision package reflects net cost after taking into consideration any expenditure or revenue offsets that may be possible.

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### RECOMMENDED FOR REVIEW

	<u>Net Cost</u>	<u>Page</u>
<b>General Fund (110)</b>		
<u>Administrative Services Department</u>		
NEOGOV Human Resources Management Software	\$ 10,052	14
<u>Police Services Department</u>		
Purchase New Supervisor Vehicle and Convert Current Supervisor Vehicle to Homeless Liaison Officer Vehicle	\$ 74,267	15
Addition of Full-Time Human Resources Technician Position	\$ 65,000	17
<u>Community Services Department</u>		
Brea Loves Art	\$ 1,500	19
Eastside Concert in the Park	\$ 18,000	20
Cultural Arts Master Plan	\$ 40,000	21
<b>FUND TOTAL</b>	<b>\$ 208,819</b>	
<b>War Memorial Fund (130)</b>		
<u>Community Services Department</u>		
Brea War Memorial Paver Purchase	\$ 16,000	23
<b>FUND TOTAL</b>	<b>\$ 16,000</b>	

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## ***DECISION PACKAGE SUMMARY***

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### **Community Center Replacement (181)**

#### **Community Services Department**

Brea Community Center Equipment and Facility Improvements	\$	159,100	25
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<b>FUND TOTAL</b>	<b>\$</b>	<b>159,100</b>	
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### **Fixed Asset Replacement Fund (182)**

#### **Community Services Department**

Curtis Theatre Equipment Upgrades	\$	19,500	28
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<b>FUND TOTAL</b>	<b>\$</b>	<b>19,500</b>	
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### **Narcotics Enforcement Asset Seizure Fund (231)**

#### **Police Services Department**

Purchase Replacement Gas Masks	\$	37,109	30
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SWAT Helmet Replacement	\$	10,400	31
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<b>FUND TOTAL</b>	<b>\$</b>	<b>47,509</b>	
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### **Risk Management Fund (470)**

#### **Administrative Services Department**

NEOGOV Human Resources Management Software	\$	10,052	33
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<b>FUND TOTAL</b>	<b>\$</b>	<b>10,052</b>	
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### **Information Technology Fund (475)**

#### **Administrative Services Department**

Corporate Credit Card Expense Management and Reconciliation Software	\$	6,000	35
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DNS Monitoring and Protection Software	\$	10,000	36
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<b>FUND TOTAL</b>	<b>\$</b>	<b>16,000</b>	
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### **Dispatch Impact Fees Fund (543)**

#### **Police Services Department**

Online Citizen Reporting	\$	13,020	38
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<b>FUND TOTAL</b>	<b>\$</b>	<b>13,020</b>	
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*General Fund (110)*

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## FY 2020-21 DECISION PACKAGE

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**Department:** Administrative Services  
**Division:** Human Resources  
**Request:** NEOGOV Human Resources Management Software

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The City of Brea's Human Resources (HR) Division currently uses two internally developed HR Management software applications. The Personnel Applicant Tracking System (PATS) is used to facilitate online applications for all City employment opportunities. This program is also used to track applicants throughout the hiring process and to host all online job descriptions and salaries. Info Path is the program currently used to manage the applicant interview process. This software allows raters to electronically tabulate applicant scores, capture notes during oral panels and display job applications for raters to review and reference during the interview.

These software programs were developed over 15 years ago. Although they have served our organization well, their limitations have become increasingly apparent as older technology results in a number of issues with compatibility, operational efficiency, and integration with newer versions of other City programs and software systems. Additionally, the lack of a mobile friendly interface has contributed to the need for a new solution as potential applicants have expressed frustration because they are unable to submit applications online using their mobile devices. The HR Division supplements these two programs with the City website to post all labor contracts and benefit information. Onboarding has always been a manual process for the City of Brea and finding a solution that can efficiently incorporate these functions has been a long time goal for the HR Division.

A new Human Resources Information Management software would significantly improve the City's hiring process and allow further efficiencies by creating an electronic onboarding process and centralizing multiple HR functions into one dependable software solution. **NEOGOV** is the market and technology leader in on-demand human resources software for the public sector and for higher education. NEOGOV's HR software automates the entire hiring, onboarding, training and performance evaluation process. The NEOGOV suite supports organizations throughout the entire employee life cycle. The HR Division is looking to use this software to automate the entire employee tracking and onboarding process and to facilitate management of all of our labor contracts and job descriptions. This software is the gold standard for all municipal HR management software needs.

The estimated cost of this software is \$20,104 in the first year with an estimated annual licensing fee of \$13,604. The requested funding will be charged 50% to the General Fund (110) and 50% to the Risk Management Fund (470).

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	XXX 14 148X 4249	6,500	13,604	20,104
Capital Outlay		0	0	0
<b>Subtotal</b>		\$ 0	\$ 0	\$ 0
Offset		0	0	0
<b>Total</b>		\$ 6,500	\$ 13,604	\$ 20,104

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## ***FY 2020-21 DECISION PACKAGE***

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**Department:** Police  
**Division:** Uniform Patrol Division  
**Request:** Purchase New Supervisor Vehicle and Convert Current Supervisor Vehicle to Homeless Liaison Officer Vehicle

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Since October 2017, the police department has had an officer assigned as a Homeless Liaison Officer (HLO). The HLO works with a team of volunteers to provide services to our homeless population and to respond to complaints stemming from homelessness. The HLO works in full uniform and drives a regularly equipped police car. Since they are in uniform and working in the field, the HLO occasionally responds to radio calls that are not homelessness-related.

The HLO has been operating in a normally equipped police car. Normally equipped police cars have partitions between the front and back seats, partitions between the trunk and cargo area, and plastic back seats to facilitate safe transportation of prisoners. They also have trunk organizers to keep and maintain equipment that typical patrol officers might need.

The HLO frequently works with one or two volunteers. The HLO also frequently transports homeless people – to shelter, to appointments or clinics, to the DMV, etc. While necessary for patrol officers, the prisoner related equipment severely limits the ability of the HLO to transport more than one person at a time. The HLO often carries supplies and materials intended to provide to the homeless. The cargo area of a normally equipped patrol car has limited trunk space for these supplies and materials. In addition, the HLO has to remove and replace these materials and supplies on a daily basis – so the patrol car can be used by incoming shift.

The police department seeks to purchase a new Ford Police Interceptor SUV to replace the Chevrolet Tahoe as a supervisor car, and to convert the Tahoe to a dedicated HLO vehicle. No modifications would be required for the Tahoe to be used in this capacity, and based on its current low mileage, it could be used in this capacity for several years.

This proposal would require the purchase of a new Ford Police Interceptor SUV (\$35,000), along with interior components similar to the current supervisor cars:

- Center console (\$2,000)
- Emergency lights, siren, light/siren control system, push bumper (\$6,000)
- Radio (\$5,000) and computer/computer mount (\$5,000)
- In-car camera system (\$5,000)
- Trunk-mounted command post module (\$4,500)
- Installation of equipment into car (\$5,000)

The above costs are estimates provided by the Public Works Fleet Supervisor and are based on recent purchases of similar items. The total estimated cost for the new car and installed equipment is approximately \$67,500.

This proposal would add one vehicle to the Patrol Division's fleet, so Patrol's budget contribution to fleet maintenance would need to be increased. The cost of ongoing maintenance and vehicle replacement is approximately \$6,767 per vehicle per year.

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## ***FY 2020-21 DECISION PACKAGE***

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### **Fiscal Impact**

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	110 21 2131 4641	67,500	6,767	<b>74,267</b>
<b>Subtotal</b>		<u>\$ 67,500</u>	<u>\$ 6,767</u>	<u>\$ <b>74,267</b></u>
Offset		0	0	0
<b>Total</b>		<u>\$ 67,500</u>	<u>\$ 6,767</u>	<u>\$ <b>74,267</b></u>

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## ***FY 2020-21 DECISION PACKAGE***

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**Department:** Police  
**Division:** Administration  
**Request:** Addition of a Full-Time Human Resources Technician Position

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As the Police Department faces growing challenges related to recruitment and retention of police officers and other staff, as well as expanding legislative requirements, a need for additional non-sworn, administrative staff has arisen.

Currently, all duties related to recruitment are managed by a single Police Lieutenant in the department's Professional Standards Unit. This position directs all aspects of the recruitment process, including collaboration with Human Resources for the application review process and scheduling of testing, procuring test assessors and interview panels, coordinating and reviewing background investigations, and communicating with the department's pre-employment psychologist. Throughout the process, it is very important that constant communication with top candidates be maintained to ensure their continued interest and being available to speak with prospective applicants who have questions about the organization or process. Additionally, this position must communicate with available police academies, ensuring there is the proper amount of space required, and coordinate equipment, uniforms, and training materials. While these duties are time-consuming during periods in which one or two police officers are being recruited, they become increasingly daunting when multiple officers are needed, as the department has experienced each year for the past few years, and likely will continue to experience in coming years. Over the past three years, the department has seen the retirement or separation of twenty (20) police officers, or one-third of sworn staff. Looking ahead, the department expects the rate of separations to remain steady for the foreseeable future. This does not include non-sworn dispatchers and other positions, which also experience turnover.

In addition to responsibilities related to recruitment, the Professional Standards Lieutenant performs a variety of duties. This includes management of the Internal Affairs investigative processes, from conducting investigations, including ensuring compliance with all legal requirements, to management of all investigative records, again ensuring records are maintained under legislative requirements. This position handles all Public Records Act (PRA) requests related to personnel records. In recent years, the California legislature has taken steps to make peace officer records more accessible, resulting in more PRA requests and responses. Personnel records are also under a strict retention schedule, and the Lieutenant handles all destruction responsibilities, including coordinating with the City Attorney's office, as well as the City Clerk. Related duties include tabulating and completing required Department of Justice reports, and acting as the department's Custodian of Records for purposes of court motion hearings related to the department's personnel records. Other responsibilities include all Press Information Officer (PIO) duties, management and updates of department Policies and Procedures, and supervision of the department's Community Outreach Coordinator and Training Coordinator.

In recognition of the large workload of Professional Standards, and especially in light of ongoing recruitment needs and challenges, the department requests the addition of the non-sworn position of Police Department Human Resources Technician. This position will take over coordination of the entire recruitment process, from proactive recruiting and applicant management, to scheduling of all testing phases. The Technician will take candidates from the application phase through the final hiring decision made by the Police Chief. Working under the supervision of the Professional Standards Lieutenant, the Technician would also be responsible for the



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## FY 2020-21 DECISION PACKAGE

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maintenance of all department personnel records, including performance evaluations, personnel movement records, scheduled destruction, and assistance with response to PRA requests. The Technician would be available to assist with fringe benefits questions for police department employees, and liaise with the City's Human Resources division on employee matters. Assistance with employee timekeeping and scheduling could also be provided.

By assigning these duties to a Human Resources Technician, a good amount of relief can be provided to the Lieutenant to focus more on other duties, such as internal affairs or policy management, as well as perform research and development duties, which was an original intention for that position, but for which time has been extremely limited. Additionally, some of the workload of the Executive Assistant would be absorbed as it relates to personnel matters.

The department recently underwent a thorough staffing needs assessment conducted by a consultant. One of the recommendations made by the consultant at the conclusion of their assessment was that a full-time position be added specifically to address recruiting needs. Their report cited the immediate needs of the department to recruit to fill vacancies as well as their recommendation that the department add police officer positions over the next several years due to continued residential development in Brea. This proposal to add a Human Resources Technician addresses that recommendation.

The total compensation for a Human Resources Technician is approximately \$116,000 annually. Currently, the department has an unfilled part-time Administrative Clerk II position, with a total compensation of approximately \$51,000. The department does not intend to fill that position, as the duties can be streamlined, reassigned, or eliminated. Therefore, a net General Fund increase for the position will be approximately \$65,000. No new equipment or supplies will be necessary.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits	110 21 2111 41XX	\$ 0	\$ 116,000	\$ 116,000
Services/Supplies		0	0	0
Capital Outlay		0	0	0
<b>Subtotal</b>		\$ 0	\$ 116,000	\$ 116,000
Offset		0	51,000	51,000
<b>Total</b>		\$ 0	\$ 65,000	\$ 65,000

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## FY 2020-21 DECISION PACKAGE

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**Department:** Community Services

**Division:** Cultural Arts

**Request:** Brea Loves Art

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*Brea Loves Art* is a one-day youth enrichment event geared towards providing Brea's youth with an opportunity to develop skills in the areas of teamwork, artistic expression and community beautification. During the 2017 Centennial celebration, *Brea Loves Art* was created as an adapted version of Brea's former *Gotta Have Art* event. In 2017, the event was given a new name and was moved to the more activated arts plaza at the Civic and Cultural Center. The event invites all Brea schools and youth groups to form teams who will be tasked with creating a visual representation of the year's theme on banners the team creates together. At the end of the event, the banners are hung on the plaza. Over the past three (3) years, the event has consistently maintained 5-7 teams with a maximum of 12 children per team, for a total estimated participation of 50-85 children per year.

The event also includes participation from our City Council, Cultural Arts Commission and Brea Rotary Club, each of whom designate one representative to serve as a judge for the event. In addition, this program has historically received donations from Brea Rotary and BLICK Art in Fullerton and staff will continue to seek valuable partnerships that can help offset costs.

Staff is interested in continuing this event annually and is programmed by Community Services with support from Communications & Marketing.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	110 40 4543 4443	0	2,100	2,100
Capital Outlay		0	0	0
<b>Subtotal</b>		\$ 0	\$ 2,100	\$ 2,100
Offset	(Anticipated Donations)	0	600	600
<b>Total</b>		\$ 0	\$ 1,500	\$ 1,500

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## FY 2020-21 DECISION PACKAGE

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**Department:** Community Services  
**Division:** Cultural Arts  
**Request:** Eastside Concert in the Park

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Brea's Concert in the Park series is a traditional favorite in the community. Held annually, the series currently consists of six (6) concerts held at City Hall Park in the summer months. Recently, there has been expressed interest for the City to explore hosting a summer concert on the east side of Brea. In an effort to address this, staff from the Community Services department with support from Police and Public Works began exploring the possibility of holding a larger-scale concert at the Brea Sports Park in the summer of 2021.

As the Sports Park is not set up for this type of event, there were several areas to take into consideration including staging, power, lighting, audio, facilities, vendors, parking, security, as well as the talent/band. Staff based their anticipated needs off the framework used during Brea's Centennial Picnic in 2017, which included musical performances at the Sports Park. While assumptions were made in calculating variables such as audience size and vendor needs, initial quotes for producing a concert at the Sports Park is currently estimated at \$18,000.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	110 40 4542 4443	18,000	0	18,000
Capital Outlay		0	0	0
<b>Subtotal</b>		<b>\$ 18,000</b>	<b>\$ 0</b>	<b>\$ 18,000</b>
Offset		0	0	0
<b>Total</b>		<b>\$ 18,000</b>	<b>\$ 0</b>	<b>\$ 18,000</b>

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## FY 2020-21 DECISION PACKAGE

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**Department:** Community Services  
**Division:** Cultural Arts  
**Request:** Cultural Arts Master Plan

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The City of Brea prides itself on being a forward-thinking organization which takes proactive measures to make our community a great place to live, work and play. With that in mind, in 2017, the City took on a large-scale community engagement effort, Brea Envisions, to hear what residents are hoping to see in the coming years. Out of Brea Envisions a Community Strategic Plan was created highlighting various values and initiatives to focus on.

In 2019, Community Services sought to complete a Parks, Recreation and Human Services Needs Assessment to determine the facility and programming gaps throughout the City. This completed assessment will work in conjunction with Brea Envisions, and the Public Works' Facility Condition Assessment to plan for Brea's future in the areas of Parks, Recreation and Human Services.

As the Curtis Theatre and Brea Gallery are both in their 40<sup>th</sup> year of operation, and the Art in Public Places Program in its 45<sup>th</sup>, Community Services staff, with support from the Cultural Arts Commission, are now interested in taking the next step in determining the future of Brea's Cultural Arts facilities and programming. Staff would look to bring on a local, arts-specific consultant to guide the process of developing a Master Plan based on their expertise in the industry and the region. Their services could include taking a current assessment of existing facilities and programs, community engagement and workshops, comparing findings to current trends and neighboring markets, and ultimately preparing a master strategic plan for the future. The objective of this project is to assist City staff in preparing for the next 10-15 years of Cultural Arts offerings.

Initial estimates to hire a consultant to prepare a Cultural Arts Master Plan are approximately \$60,000. Staff also intends to leverage funds from existing sources (e.g. Art in Public Places Trust Fund) to help offset the total cost of this project.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	110 40 4543 4249	60,000	0	60,000
Capital Outlay		0	0	0
<b>Subtotal</b>		<b>\$ 60,000</b>	<b>\$ 0</b>	<b>\$ 60,000</b>
Offset	Art in Public Places Trust	20,000	0	20,000
<b>Total</b>		<b>\$ 40,000</b>	<b>\$ 0</b>	<b>\$ 40,000</b>

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*War Memorial Fund (130)*

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## FY 2020-21 DECISION PACKAGE

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**Department:** Community Services  
**Division:** Cultural Arts  
**Request:** Brea War Memorial Paver Purchase

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The Brea War Memorial at the Brea Civic & Cultural Center, designed by artist Susan Narduli, was originally dedicated in 2012 and honors those men and women of Brea who have sacrificed their lives for our freedom. The Memorial also includes a *Walk of Honor*, which recognizes veterans, retired and active military personnel for their service to our country. The process for its creation included the formation of an ad-hoc committee – the War Memorial Advisory Committee – who helped provide the artist with input on the memorial design. Each year on Veterans Day, the City hosts a community event at the memorial site to honor the fallen as well as all past and present military personnel, as well as unveil new pavers purchased throughout the year. Approximately 500 people attend this event annually.

The City's supply of replacement pavers has run out and it is necessary to purchase new pavers to replace broken, or otherwise damaged, pavers in order to maintain the appearance of the memorial in perpetuity and in line with the artists' original design. Staff intends to purchase pavers that match those currently installed in the memorial.

The initial quote for the purchase of new and matching pavers has come in at an estimated \$16,000 which is proposed to be funded by the War Memorial Fund 130 (Fund balance is \$28,000). Projects at the War Memorial are led jointly by Community Services and Public Works.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	130 40 4546 4249	16,000	0	16,000
<b>Subtotal</b>		\$ 16,000	\$ 0	\$ 16,000
Offset		0	0	0
<b>Total</b>		\$ 16,000	\$ 0	\$ 16,000

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*Community Center Replacement Fund (181)*

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## ***FY 2020-21 DECISION PACKAGE***

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**Department:** Community Services

**Division:** Community Center

**Request:** Brea Community Center Equipment and Facility Improvements

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The Community Center Replacement Fund (181) was established by the City Council in 1997 as a method of retaining funds for future infrastructure and equipment replacements at the Brea Community Center (BCC). There is \$167,000 currently transferred from the General Fund to this fund annually. No funds were used for the first ten years the fund existed, and the current fund balance is approximately \$650,000.

These funds ensure the facility remains in optimal condition, which is of utmost importance since the BCC is the “face of the City” to many people with just over 450,000 annual visitors. There are consistent special events and facility rentals, accounting for over \$555,000 of the Department’s nearly \$3.8 million in annual revenue, and \$775,000 in Brea Fitness Center revenues.

Community Services staff continues to partner with Public Works’ Building Division staff to verify needs, projects and associated costs. In Fiscal Year 2020-21, Community Services staff requests a total of \$159,100, as identified below.

1. The ceiling tiles throughout the Community Center have been replaced as necessary, however the ceiling tiles in the Arts Studio and two Meeting Rooms are from when the building was constructed in 1996. They are discolored and are falling apart. Due to aesthetics and safety, it is now time to replace them. The estimated cost is \$15,000.
2. The Arts Garden is a frequently rented area for weddings and other private events. Adding six tree cages/grates to the existing tree wells will provide additional safety for guests using the space. The estimated cost is \$4,000.
3. The upgrade to the Community Hall sound system will provide much needed technology to support the audio visual needs of Community Center rental clients. Last repaired/updated approximately ten years ago, the current system is aging and unreliable. Using some existing and adding some new equipment, this upgrade will provide up-to-date technology including a user friendly touch screen master control, three new digital projectors, two new projection screens, six new speakers on the adjoining private patio, and divider wall sensors all allowing for additional audio/visual capabilities that we do not currently have, but are frequently requested by rental clients. The estimated cost is \$80,000.
4. The classroom chairs in both of the Children’s Activity Rooms and Kid Watch room are approximately 20 years old and used heavily by Tiny Tots, the After School Program, and rentals on the weekends. Many have broken beyond repair resulting in a safety hazard where they can pinch fingers and legs. There are also two, 15 year old classroom tables that have chipped and peeled. Due to aesthetics of the equipment and the safety of the children, it is now time to replace them. Sixty six (66) classroom chairs and two (2) tables are recommended to be purchased. The estimated cost is \$5,100.
5. The Kid Watch Program cares for children three months to eight years old daily. The current gate that keeps little ones out of the lobby area has a broken latch that cannot be repaired. The 20 year old plastic mobile play yard gate that separates the crawlers from the older children has multiple cracks which are

## FY 2020-21 DECISION PACKAGE

being covered with tape. For the safety of the children, both gates need to be replaced. A new swinging entrance gate and a new wood play yard gate will be purchased. The estimated total is \$3,000.

6. The equipment at the Brea Fitness Center is used heavily with over 9,000 visitors per month. Replacement of four treadmill fitness machines (FMTL70718) with LED SMART Series incline trainer is necessary due to safety issues. These machines are used by many of our patrons, including seniors and are unable to be repaired at this time. The anticipated cost of replacing these four machines is \$25,000.
7. Every year, broken or damaged tables used for the BCC's successful Facility Rental Program are taken out of inventory, therefore require replacement. These replacements are imperative for the continued success of the Facility Rental Program. The estimated cost is \$11,000.
8. It is important that the Community Center remain a safe and secure location considering the high volume of diverse people served there, as well as the long operating hours and overall building accessibility. Over the years, staff have incrementally implemented additional security measures since crime and homelessness is on the rise, however more security is necessary, especially on the south side of the building where the Brea Resource Center is located. This includes adding a glass wall and key fob door to ensure that the Resource Center office and counseling areas along with Children's Programming staff offices are only accessible to the public when accompanied by a staff member. These security enhancement requests are consistent with what has been recently implemented at the Civic & Cultural Center and in other parts of the Community Center and were recommended by our internal working group (Police, IT, Public Works and Community Services). The amount of these security enhancements are approximately \$16,000.

### Fiscal Year 2020-21 Summary and Subtotal:

1. Meeting Rooms/Art Studio Ceiling Tiles	\$15,000
2. Arts Garden Tree Cages	\$4,000
3. Hall Sound Repair/Upgrade	\$80,000
4. Tiny Tots Chairs/Kid Watch Table/Kid Watch Gate/Playground Light	\$5,100
5. Kid Watch Infant Area System	\$3,000
6. Fitness Center Treadmills	\$25,000
7. Facility Tables/Garden Chairs Replacements/Patio Furniture	\$11,000
8. Resource Center Safety Items/Keyfob Door	<u>\$16,000</u>
	<b>\$159,100</b>

### Fiscal Impact

	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	181 40 4250 4639	159,100	0	159,100
<b>Subtotal</b>		\$ 159,100	\$ 0	\$ 159,100
Offset		0	0	0
<b>Total</b>		\$ 159,100	\$ 0	\$ 159,100

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*Fixed Asset Replacement Fund (182)*

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## FY 2020-21 DECISION PACKAGE

**Department:** Community Services  
**Division:** Cultural Arts  
**Request:** Curtis Theatre Equipment Upgrades

The Curtis Theatre staff have prepared a three-year plan for equipment upgrades for the facility, which is currently in its 40<sup>th</sup> year of operation. The three-year plan includes the following facility upgrades:

- Year One: Replacement of heavyweight black drapes and its track system
- Year Two: Backstage improvements including countertops, lighting, flooring and restrooms
- Year Three: Replacement of audience seating

The existing drapes were last replaced in 2008 and have a life expectancy of approximately 10 years. As with any fabric, stage drapes deteriorate over time. Continuous care has allowed the life of the current drapes to extend beyond their 10-year life expectancy. Staff continuously surveys the drapes for holes and tears, making repairs to the best of their ability. For the safety of theatre patrons and staff it is imperative to keep drapes flame proofed, per National Fire Protection Agency (NFPA) guidelines, and in good working condition. Replacement of the drapes would not only enhance the visual appeal to theatre patrons, but will also give additional appeal to potential rental clients.

The existing drape track system is original to the facility and has not been replaced for 40 years. The current hardware has lasted a long time, but over the decades, the heavy use has caused the equipment to become worn down and difficult to operate. The anticipated life expectancy of new hardware would be approximately 30 years.

This request is recommended to be funded through the Fixed Asset Replacement Fund (Fund 182) and the initial quotes for replacing this equipment is currently estimated at \$19,500.

### Fiscal Impact

	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	182 40 4542 4639	19,500	0	19,500
<b>Subtotal</b>		<b>\$ 19,500</b>	<b>\$ 0</b>	<b>\$ 19,500</b>
Offset		0	0	0
<b>Total</b>		<b>\$ 19,500</b>	<b>\$ 0</b>	<b>\$ 19,500</b>

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*Narcotics Enforcement Asset Seizure Fund (231)*

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## FY 2020-21 DECISION PACKAGE

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**Department:** Police  
**Division:** Uniform Patrol Division  
**Request:** Purchase Replacement Gas Masks

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The Brea Police Department currently uses the MSA Millennium air-purifying respirator, or “gas mask.” These masks were issued by the Santa Ana/Anaheim Urban Area Security Initiative (UASI) to every law enforcement agency in the county, more than ten years ago, at no cost to the City of Brea. The Brea Police Department has approximately 70 gas masks, enough for every sworn officer as well as spares. This request seeks to replace the current gas masks with a more modern and better-fitting gas mask.

At the time UASI issued the current gas mask, it was chosen due to being the lowest cost. The mask was not recommended by the working group, who tested several different gas masks. The preferred gas mask was the Avon C-50, which UASI-issued to all the SWAT teams in Orange County. The Brea Police Department is seeking to replace our current gas masks with this Avon product.

The current UASI-issued gas masks are more than ten years old and have no tracking records maintained by UASI or individual agencies. Several Brea Police personnel trained to conduct fit-testing of these masks have discovered a large percentage of current masks are breaking during the fit tests due to corrosion and age, rendering them unusable.

The total cost for 65 new Avon C-50 masks, when purchased as part of the First Responder Kit, is \$33,042, including applicable taxes. Each kit will provide one (1) Avon C-50 gas mask, one (1) Riot Control filter, one (1) CBRN filter, two (2) protective lens outserts, and a carrying bag. The 65 mask kits will provide one (1) for each sworn officer as well as spares.

The SWAT team masks, also ten years old, are used frequently and in adverse conditions (extreme heat and cold), and are also beginning to break down. SWAT operators have two masks – one with their patrol gear and one stored/deployed with their SWAT gear. The SWAT team proposes purchasing eight (8) additional First Responder Kits to replace SWAT operators’ SWAT gas masks, at the cost of \$4,067, including applicable taxes.

This request is recommended to be funded through the Narcotics Enforcement Asset Seizure Fund (Fund 231) and is restricted for use for police services. There is no General Fund impact.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	231 21 2131 4442	\$ 37,109	\$ 0	\$ 0
<b>Subtotal</b>		\$ 37,109	\$ 0	\$ 0
Offset		0	0	0
<b>Total</b>		\$ 37,109	\$ 0	\$ 0

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## FY 2020-21 DECISION PACKAGE

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**Department:** Police  
**Division:** Uniform Patrol Division / SWAT  
**Request:** SWAT Helmet Replacement

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A ballistic helmet is an essential piece of equipment for a SWAT operator. SWAT operators are required to wear ballistic helmets during all SWAT operations. Ballistic helmets are not only bulletproof, but they also offer protection from fragments (explosions) and blunt impact injuries (falls, assaults).

Our current SWAT helmets are approximately ten years old. They are heavily used and are stored and used in extreme heat and cold conditions. Ballistic helmets have an approximate five-year life span, meaning that they are guaranteed to perform (protect the head) for five years. Beyond five years, the ballistic material begins to deteriorate and become less effective. This deterioration can be accelerated based on usage and storage conditions.

Since the purchase of our current helmets ten years ago, ballistic helmets have increased in their protective abilities and decreased in weight. There have also been advances in interior padding and head retention systems. These factors affect fit and comfort, and both of those factors can serve to reduce injury caused by long term usage.

During the past six months, SWAT operators tested four helmets that were similar in price and protection level. They came to a consensus that the Team Wendy EXFIL Ballistic SL was the most comfortable and practical helmet available. According to Team Wendy, each of these helmets is \$1,193.25 plus tax. There are currently six SWAT operators, although the team is slated for eight operators.

The SWAT team proposes to purchase eight Team Wendy EXFIL Ballistic SL helmets. With tax and shipping, this will cost approximately \$10,400. This request is recommended to be funded through the Narcotics Enforcement Asset Seizure Fund (Fund 231) and is restricted for use for police services. There is no General Fund impact.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies		0	0	0
Capital Outlay	231 21 2131 4442	\$ 10,400	\$ 0	\$ 10,400
<b>Subtotal</b>		\$ 10,400	\$ 0	\$ 10,400
Offset		0	0	0
<b>Total</b>		\$ 10,400	\$ 0	\$ 10,400



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## *Risk Management Fund (470)*

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## FY 2020-21 DECISION PACKAGE

**Department:** Administrative Services  
**Division:** Human Resources  
**Request:** NEOGOV Human Resources Management Software

The City of Brea's Human Resources (HR) Division currently uses two internally developed HR Management software applications. The Personnel Applicant Tracking System (PATs) is used to facilitate online applications for all City employment opportunities. This program is also used to track applicants throughout the hiring process and to host all online job descriptions and salaries. Info Path is the program currently used to manage the applicant interview process. This software allows raters to electronically tabulate applicant scores, capture notes during oral panels and display job applications for raters to review and reference during the interview.

These software programs were developed over 15 years ago. Although they have served our organization well, their limitations have become increasingly apparent as older technology results in a number of issues with compatibility, operational efficiency, and integration with newer versions of other City programs and software systems. Additionally, the lack of a mobile friendly interface has contributed to the need for a new solution as potential applicants have expressed frustration because they are unable to submit applications online using their mobile devices. The HR Division supplements these two programs with the City website to post all labor contracts and benefit information. Onboarding has always been a manual process for the City of Brea and finding a solution that can efficiently incorporate these functions has been a long time goal for the HR Division.

A new Human Resources Information Management software would significantly improve the City's hiring process and allow further efficiencies by creating an electronic onboarding process and centralizing multiple HR functions into one dependable software solution. **NEOGOV** is the market and technology leader in on-demand human resources software for the public sector and for higher education. NEOGOV's HR software automates the entire hiring, onboarding, training and performance evaluation process. The NEOGOV suite supports organizations throughout the entire employee life cycle. The HR Division is looking to use this software to automate the entire employee tracking and onboarding process and to facilitate management of all of our labor contracts and job descriptions. This software is the gold standard for all municipal HR management software needs.

The estimated cost of this software is \$20,104 in the first year with an estimated annual licensing fee of \$13,604. The requested funding will be charged 50% to the General Fund (110) and 50% to the Risk Management Fund (470).

### Fiscal Impact

	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	XXX 14 148X 4249	6,500	13,604	20,104
Capital Outlay		0	0	0
<b>Subtotal</b>		\$ 0	\$ 0	\$ 0
Offset		0	0	0
<b>Total</b>		\$ 6,500	\$ 13,604	\$ 20,104

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## *Information Technology Fund (475)*

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## FY 2020-21 DECISION PACKAGE

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**Department:** Administrative Services

**Division:** Information Technology

**Request:** Corporate Credit Card Expense Management and Reconciliation Software

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A credit card management and reconciliation software solution would create an efficient and more cost effective means of tracking, reporting and approving monthly credit card purchases. This solution would allow employees to digitally submit receipts and credit card statements for approval, which can then be forwarded to Accounts Payable for processing.

City of Brea employees that have been issued a City credit card must complete a manual process each month to gather purchase receipts, identify expenditure accounts, and submit statements for approval. This process can be time intensive and difficult to complete when employees work in the field or have shift schedules that don't fall within normal business hours.

An expense management solution with credit card integration would help employees be able to track and report expenses while staying compliant with organizational policies. Employees are able to capture accurate expense data while avoiding duplications, inconsistencies and policy violations before being submitted for approval. This software offers a mobile solution to create expense reports, forecast fund requirements, create digital audit trails and reconcile with city accounting software from your mobile device.

As software providers are still being evaluated, City staff will identify a group of approximately 50 employees to proceed with a hands-on evaluation of this solution for a one-year period. This will allow us to determine if the software can meet the needs of the organization before considering a City-wide implementation. The annual cost of this small-scale proof of concept is approximately \$6,000.

This request has been reviewed by the Strategic Plan on Technology (SPOT) Committee and is recommended to be funded with the City's IT Internal Service Fund (475).

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	475 14 1471 4249	6,000	0	6,000
Capital Outlay		0	0	0
<b>Subtotal</b>		<u>\$ 6,000</u>	<u>\$ 0</u>	<u>\$ 6,000</u>
Offset		0	0	0
<b>Total</b>		<u>\$ 6,000</u>	<u>\$ 0</u>	<u>\$ 6,000</u>

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## FY 2020-21 DECISION PACKAGE

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**Department:** Administrative Services  
**Division:** Information Technology  
**Request:** DNS Monitoring and Protection Software

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Malicious software continues to evolve as threats seek out and exploit weaknesses in network security systems. DNS (Domain Name System) is one of the fastest growing targets for cyber-attack because it is essential for internal network and internet connectivity. Current security solutions such as firewalls, intrusion prevention systems (IPS) and distributed denial of service solutions (DDoS) do not prevent specific attacks related to DNS.

Implementing DNS monitoring and protection software will reduce DNS service disruption as it distinguishes between legitimate and malicious DNS traffic in real time, defending against volumetric attacks, preventing DNS hijacking, cache poisoning and other DNS-specific exploits. Defenses are kept current and exposure is minimized as ongoing intelligence fortifies protection against new threats. Data from attack patterns and trends can be used to provide statistical information that is useful for faster response and improved threat management.

DNS monitoring and protection software will allow IT to comprehensively defend our DNS server from a wide range of DNS-based attacks, while maintaining service availability and business continuity. The ongoing annual cost being requested for this software is \$10,000. This request has been reviewed by the Strategic Plan on Technology (SPOT) Committee and is recommended to be funded with the City's IT Internal Service Fund (475).

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	475 14 1471 4291	0	10,000	10,000
Capital Outlay		0	0	0
<b>Subtotal</b>		<u>\$ 0</u>	<u>\$ 10,000</u>	<u>\$ 10,000</u>
Offset		0	0	0
<b>Total</b>		<u>\$ 0</u>	<u>\$ 10,000</u>	<u>\$ 10,000</u>

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*Dispatch Impact Fees Fund (543)*

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## FY 2020-21 DECISION PACKAGE

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**Department:** Police Services  
**Division:** Investigative Services Division / Records  
**Request:** Online Citizen Reporting

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The department recently underwent a thorough staffing needs assessment conducted by a consultant. One of the recommendations made by the consultant at the conclusion of their assessment was to acquire an online reporting system. The report asserts that online reporting systems are both a best practice and have become commonplace throughout the industry. Implementation of an online reporting system would improve efficiency by reducing workload for officers, front counter, and records personal. Also, it will provide enhanced service to our community by allowing our residents and businesses a convenient and continuously accessible platform to report commonplace crimes and issues.

The Police Department is proposing to offer online reporting again, via a contract with Coplogic, which is now owned by LexisNexis. In the past two years, LexisNexis has substantially increased the capabilities of its software. The reporting template has more customization features, thereby reducing the number of errors, decreasing the need for record technicians to make corrections, and improving reporting accuracy. The system supports multiple languages and translates reports into English for police personnel. It allows for other non-criminal reporting for common issues such as graffiti, abandoned vehicles, etc. Also, non-emergency inbound calls can be routed to a web application.

The fee is \$1,085 per month or \$13,020 annually, which includes training and unlimited users and incident types. There are no interface or startup costs, as the vendor already has an existing interface with the Police Department's records management system. Coplogic is fully conformable for crime statistic reporting, with both the current Uniform Crime Reporting Program (UCR) and the new reporting format, National Incident-Based Reporting System (NIBRS), which the State of California will switch to in the next fiscal year.

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### Fiscal Impact

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	<u>Fund/Dept/Program No</u>	<u>1X</u>	<u>Ongoing</u>	<u>Total</u>
Salary/Benefits		\$ 0	\$ 0	\$ 0
Services/Supplies	543 21 2121 4321	13,020	13,020	13,020
Capital Outlay		\$ 0	\$ 0	\$ 0
<b>Subtotal</b>		\$ 0	\$ 13,020	\$ 13,020
Offset		0	0	0
<b>Total</b>		\$ 0	\$ 13,020	\$ 13,020



# 110 GENERAL FUND

*The General Fund is used to account for all of the general revenues of the City not specifically levied or collected for other City funds and for the 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 any other fund.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ -</b>	<b>\$ 6,462,425</b>	<b>\$ 6,462,425</b>	<b>\$ 3,079,406</b>
<b>Resources</b>				
Revenues				
Property Tax	10,744,574	11,462,800	11,551,000	12,317,300
Sales Tax	23,319,589	23,544,500	21,488,411	21,170,918
Transient Occupancy Tax	1,805,609	1,805,400	1,380,000	1,543,136
Franchise Tax	2,550,523	2,598,100	2,571,600	2,602,300
Business Tax	1,110,975	1,100,000	1,050,000	1,100,000
Licenses & Permits	606,355	716,779	864,505	520,746
Motor Vehicle In-Lieu Fees	4,242,340	4,379,500	4,491,095	4,693,010
Community Services	3,200,239	3,377,729	2,314,101	2,513,323
All Other	10,554,397	9,822,366	9,400,141	8,435,495
Sub-total Revenues	58,134,601	58,807,174	55,110,853	54,896,228
Transfers-in				
Supplemental Law Enf. Services (173)	100,000	100,000	296,485	100,000
Fixed Asset Replacement (182)	439,200	-	97,950	-
Gas Tax (220)	300,000	450,000	450,000	450,000
Park Development (250)	50,000	-	-	-
Sanitation & Street Sweeping (440)	-	-	-	-
External IT Services (460)	-	-	-	-
Risk Management (470)	-	-	-	-
Sub-total Transfers-in	889,200	550,000	844,435	550,000
Transfer from Reserves	1,357,298	1,255,014	1,255,014	87,123
Total Resources	60,381,099	60,612,188	57,210,302	55,533,351
<b>Total Available</b>	<b>60,381,099</b>	<b>67,074,613</b>	<b>63,672,727</b>	<b>58,612,757</b>

# 110 GENERAL FUND

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Requirements</b>				
Expenditures				
Management Services	2,647,536	3,203,962	3,115,962	3,133,111
Administrative Services	3,045,382	3,148,805	3,091,400	3,213,390
Police Services	21,750,446	24,232,846	23,889,144	23,843,347
Fire Services	7,005,228	8,018,536	7,842,798	8,361,981
Community Development	2,716,851	3,557,947	3,043,400	2,981,130
Community Services	7,454,749	8,162,642	7,716,230	7,787,712
Public Works	5,161,170	8,915,671	8,688,430	5,501,108
Sub-total Expenditures	49,781,362	59,240,409	57,387,364	54,821,779
Transfers-out				
Paramedic Services (174)	1,350,559	1,033,030	1,183,686	1,091,299
Community Center Replacement (181)	167,000	167,000	167,000	167,000
Fixed Asset Replacement (182)	780,000	660,000	660,000	600,000
Sanitation & Street Sweeping (440)	516,300	235,000	306,247	326,200
Equipment & Vehicle Maintenance (480)	60,000	30,000	30,000	-
Capital Improvement (510)	8,439	-	-	-
Sub-total Transfers-out	2,882,298	2,125,030	2,346,933	2,184,499
Transfer to Reserves	1,255,014	1,266,810	859,024	
<b>Total Requirements</b>	53,918,674	62,632,249	60,593,321	57,006,278
<b>Ending Balance 6/30</b>	<b>\$ 6,462,425</b>	<b>\$ 4,442,364</b>	<b>\$ 3,079,406</b>	<b>\$ 1,606,479</b>
<b>Reserves</b>				
Operating Reserve 10%	5,391,867	5,898,591	5,735,477	5,700,628
Budget Stabilization Reserve 15%	8,087,801	8,847,887	8,603,216	8,550,942
Encumbrances	1,255,014	-	-	-
Solar energy bonds reserve fund	270,943	270,943	270,943	270,943
<b>Total Reserves</b>	<b>\$15,005,625</b>	<b>\$15,017,421</b>	<b>\$14,609,636</b>	<b>\$14,522,513</b>

# 130 WAR MEMORIAL FUND

*This fund is used to account for revenues collected from the sale of pavers for the Walk of Honor path which leads up to the War Memorial Monument. All proceeds are earmarked for the war memorial maintenance, excluding routine landscape services.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 48,852</b>	<b>\$ 54,004</b>	<b>\$ 54,004</b>	<b>\$ 21,319</b>
<b>Resources</b>				
Maintenance Fees	5,900	7,000	7,000	15,000
Interest	2,067	700	700	700
	<hr/>	<hr/>	<hr/>	<hr/>
Total Resources	7,967	<u>7,700</u>	7,700	15,700
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Available</b>	56,819	61,704	61,704	37,019
<b>Requirements</b>				
Expenditures	2,815	48,425	40,385	8,700
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Requirements</b>	2,815	48,425	40,385	8,700
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Ending Balance 6/30</b>	<b>\$ 54,004</b>	<b>\$ 13,279</b>	<b>\$ 21,319</b>	<b>\$ 28,319</b>

# 1 8 1 COMMUNITY CENTER REPLACEMENT FUND

*This fund was established in May 1997 to retain funds which are set aside annually for the future replacement of the Community Center facility and equipment.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 948,517</b>	<b>\$ 1,032,404</b>	<b>\$ 1,032,404</b>	<b>\$ 656,767</b>
<b>Resources</b>				
Transfers-in				
General Fund (110)	167,000	167,000	167,000	167,000
	<hr/>	<hr/>	<hr/>	<hr/>
Total Resources	167,000	167,000	167,000	167,000
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Available</b>	<b>1,115,517</b>	<b>1,199,404</b>	<b>1,199,404</b>	<b>823,767</b>
<b>Requirements</b>				
Expenditures	83,113	457,637	457,637	-
Transfers-out				
Capital Improvement (510)	-	85,000	85,000	50,000
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Requirements</b>	<b>83,113</b>	<b>542,637</b>	<b>542,637</b>	<b>50,000</b>
<b>Ending Balance 6/30</b>	<b>\$ 1,032,404</b>	<b>\$ 656,767</b>	<b>\$ 656,767</b>	<b>\$ 773,767</b>

# 1 8 2 F I X E D A S S E T R E P L A C E M E N T F U N D

*The Fixed Asset Replacement Fund was established in March 2002 to provide funding for the replacement of City-owned infrastructure, facilities and capital assets.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 6,436,547</b>	<b>\$ 6,974,003</b>	<b>\$ 6,974,003</b>	<b>\$ 1,424,857</b>
<b>Resources</b>				
Revenues				
Interest	213			
Transfers-in				
General Fund (110)	780,000	660,000	660,000	600,000
Water Utility (420)	-	-	-	-
Dispatch Impact Fees (543)	274,000	-	-	-
Midbury Assesment (845)		6,112	6,112	-
Transfer from Reserves	880,000	215,000	215,000	-
<b>Total Resources</b>	<b>1,934,213</b>	<b>881,112</b>	<b>881,112</b>	<b>600,000</b>
<b>Total Available</b>	<b>8,370,760</b>	<b>7,855,115</b>	<b>7,855,115</b>	<b>2,024,857</b>
<b>Requirements</b>				
Transfers-out				
General Fund (110)	439,200	97,950	97,950	
Public Safety Augmentation (172)	305,000	305,000	305,000	305,000
Information Technology (475)	300,000	664,835	664,835	
Building Occupancy (490)	-	70,000	70,000	
Capital Improvement (510)	172,557	5,249,387	5,292,473	378,000
Transfers to Reserves	180,000	-	-	-
<b>Total Requirements</b>	<b>1,396,757</b>	<b>6,387,172</b>	<b>6,430,258</b>	<b>683,000</b>
<b>Ending Balance 6/30</b>	<b>\$ 6,974,003</b>	<b>\$ 1,467,943</b>	<b>\$ 1,424,857</b>	<b>\$ 1,341,857</b>
<b>Reserves</b>				
Birch Hills Golf Course	180,000	180,000	180,000	180,000
Civic and Cultural Center Remodel	1,349,314	1,134,314	1,134,314	1,134,314
<b>Total Reserves</b>	<b>\$ 1,529,314</b>	<b>\$ 1,314,314</b>	<b>\$ 1,314,314</b>	<b>\$ 1,314,314</b>

## 231 NARCOTICS ENFORCEMENT ASSET SEIZURE FUND

*This fund is used to account for assets seized by the Police Services Department during narcotics investigations. These funds can be used only for police services.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 158,168</b>	<b>\$ 235,159</b>	<b>\$ 235,159</b>	<b>\$ 115,345</b>
<b>Resources</b>				
Revenues				
Fines & Forfeitures	209,358	5,000	5,000	5,000
Interest	7,369	1,050	1,050	1,050
Other	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Resources	216,727	6,050	6,050	6,050
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Available</b>	374,895	241,209	241,209	121,395
<b>Requirements</b>				
Expenditures	139,736	79,864	79,864	10,100
Transfers-out				
Information Technology (475)	-	46,000	46,000	-
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Requirements</b>	139,736	125,864	125,864	10,100
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Ending Balance 6/30</b>	<b>\$ 235,159</b>	<b>\$ 115,345</b>	<b>\$ 115,345</b>	<b>\$ 111,295</b>

## 470 RISK MANAGEMENT FUND

*This fund is used to account for the costs of operating a self-insured program for general liability, workers' compensation, long-term disability and unemployment compensation. Such costs are billed to City departments at a predetermined rate set during each budget process.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 5,166,536</b>	<b>\$ 5,611,074</b>	<b>\$ 5,611,074</b>	<b>\$ 6,611,588</b>
<b>Resources</b>				
Revenues				
Charges for Services	2,805,970	3,825,553	3,825,553	3,826,042
Interest	209,451	49,360	49,360	49,360
Other	178,833	55,000	55,000	55,000
	<hr/>	<hr/>	<hr/>	<hr/>
Sub-total Revenues	3,194,254	3,929,913	3,929,913	3,930,402
Transfers-in				
Water Utility (420)	289,529			-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Resources	3,483,783	3,929,913	3,929,913	3,930,402
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Available</b>	<b>8,650,319</b>	<b>9,540,987</b>	<b>9,540,987</b>	<b>10,541,990</b>
<b>Requirements</b>				
Expenditures	3,039,245	3,095,364	2,929,399	3,134,776
Transfers-out				
General Fund (110)	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Requirements</b>	<b>3,039,245</b>	<b>3,095,364</b>	<b>2,929,399</b>	<b>3,134,776</b>
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Ending Balance 6/30</b>	<b>\$ 5,611,074</b>	<b>\$ 6,445,623</b>	<b>\$ 6,611,588</b>	<b>\$ 7,407,214</b>



# 475 INFORMATION TECHNOLOGY INTERNAL SUPPORT FUND

*This fund is used to account for the operations of the City's Internal Information Technology Division. Such costs are billed to the departments and/or divisions based upon a predetermined rate set during the budget process.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 85,859</b>	<b>\$ 412,425</b>	<b>\$ 412,425</b>	<b>\$ 696,802</b>
<b>Resources</b>				
Revenues				
Charges for Services	2,549,723	2,602,898	2,602,898	2,454,889
Interest	21,102	10,000	10,000	10,000
Other	2,293	21,019	-	-
Transfers-in				
Public Safety Augmentation (172)	-	50,000	50,000	-
Fixed Asset Replacement (182)	300,000	664,835	664,835	-
Asset Seizure (231)	-	46,000	46,000	-
Water Utility (420)	-	11,314	11,314	-
Sewer Utility (430)	-	3,771	3,771	-
Sanitation & Street Sweeping (440)	-	943	943	-
<b>Total Resources</b>	<b>2,873,118</b>	<b>3,410,780</b>	<b>3,389,761</b>	<b>2,464,889</b>
<b>Total Available</b>	<b>2,958,977</b>	<b>3,016,992</b>	<b>3,802,186</b>	<b>3,161,691</b>
<b>Requirements</b>				
Expenditures	2,546,552	3,141,473	3,105,384	2,383,939
<b>Total Requirements</b>	<b>2,546,552</b>	<b>3,141,473</b>	<b>3,105,384</b>	<b>2,383,939</b>
<b>Ending Balance 6/30</b>	<b>\$ 412,425</b>	<b>\$ 269,307</b>	<b>\$ 696,802</b>	<b>\$ 777,752</b>

## 5 4 3   D I S P A T C H   I M P A C T   F E E S   F U N D

*This fund is used to account for the receipt and expenditure of impact fees collected from developers to mitigate the future impact that development has on dispatch services.*

	Actual FY 2018-19	Adopted FY 2019-20	Estimated FY 2019-20	Budget FY 2020-21
<b>Beginning Balance 7/1</b>	<b>\$ 323,857</b>	<b>\$ 18,621</b>	<b>\$ 18,621</b>	<b>\$ 18,711</b>
<b>Resources</b>				
Revenues				
Impact Fees	6,658	5,600	5,600	-
Interest	480	4,360	4,360	4,360
	<hr/>	<hr/>	<hr/>	<hr/>
Total Resources	7,138	9,960	9,960	4,360
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Available</b>	<b>330,995</b>	<b>28,581</b>	<b>28,581</b>	<b>23,071</b>
<b>Requirements</b>				
Expenditures	2,374	10,870	9,870	5,500
	<hr/>	<hr/>	<hr/>	<hr/>
Transfers-out				
Supplemental Law Enf. Services (172)	36,000	-	-	-
Fixed Asset Replacement (182)	274,000	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Total Requirements</b>	<b>312,374</b>	<b>10,870</b>	<b>9,870</b>	<b>5,500</b>
	<hr/>	<hr/>	<hr/>	<hr/>
<b>Ending Balance 6/30</b>	<b>\$ 18,621</b>	<b>\$ 17,711</b>	<b>\$ 18,711</b>	<b>\$ 17,571</b>



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## USER FEES

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*In preparation of each budget, City departments are requested to review their fees charged for City Services. This review and analysis includes an evaluation of the costs to provide services and can also include comparing Brea's fee to those charged by other agencies providing similar services. Based upon recent staff review and analysis, the following is a new proposed user fee for FY 2020-21.*

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### Administrative Services

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#### Sidewalk Vendor Permit Fee

Per the City's Sidewalk Vending Policy adopted on October 1, 2019 with Ordinance No. 1210, requires sidewalk vendors to comply with the policy as well as obtain a sidewalk vendor permit. The proposed fee amount of \$20.00 reflects the estimated cost for an Account Technician I/II position to process the permit. This includes explaining the requirements of the policy to customer, verifying permit for completeness, updating database, processing payment and mailing sidewalk vendor sticker(s) to customer. Implementing this fee would offset costs associated to processing the permit. The permit is currently be processed at no cost to the customer. Staff do not anticipate a high volume of permits at this time.

**Effective date:** July 1, 2020

**Prior Resolution:** N/A

**Current Annual Revenue:** \$0

**Current Fee:** \$0.00

**Proposed Fee:** \$20.00

### Police Services

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#### Parking Citation Payment Plan Implementation Fee

Assembly Bill 503 went into effect July 1, 2018 which allows for parking ticket recipients to pay for citation fines via an optional payment plan. The parking citation vendor (Turbo Data Systems) bills the City of Brea Police Department a \$10.00 processing fee for each approved payment plan, plus postage for mailing the notice. Implementing this fee would offset the costs billed to the City of Brea for the payment plan processing and US postage. The ability to offer a payment plan option provides a greater opportunity to collect citation fees. The City anticipates that approximately 10-20 people may take advantage of this payment plan option annually.

**Effective date:** July 1, 2020

**Prior Resolution:** N/A

**Current Annual Revenue:** \$0

**Current Fee:** N/A

**Proposed Fee:** \$10.50





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PROPOSED 2020-21



## OVERVIEW

Technology plays a fundamental role in supporting multiple organizational objectives within the City of Brea. It is important that a Strategic Plan on Technology (SPOT) be developed with each budget cycle because of how rapidly technology continues to evolve. Recognizing that technology is an integral component of Brea's success as an innovative organization, the City has taken a proactive approach to preparing technology plans. The first Strategic Plan on Technology was adopted by the Brea City Council in 1994. Today, the purpose of SPOT remains the same; to ensure the City allocates resources and establishes technological priorities based on City-wide needs.

Four major goals continue to guide the development of the SPOT Plan. These goals are:

- **Ensure a Coordinated Effort for Technology Improvement.** Actively solicit input from every department and division to ensure that priorities are based on the needs of the overall organization.
- **Ensure Frequent Evaluation of the Plan.** Conduct SPOT Committee meetings to assist with broad-based direction and ongoing research, and provide continual input.
- **Focus on Customer Service.** Implement technology that advances the City's ability to provide quality customer care to the community.
- **Keep the Plan Flexible.** Recognize that technology changes rapidly and to be effective, SPOT must react to change quickly, and recognize that the Plan must also be proactive in its evaluation and incorporation of appropriate cutting-edge technologies.

## CITY MISSION STATEMENTS

All work performed in the organization must relate to the basic policy direction developed by the City Council. The fundamental building blocks upon which staff bases work programs are the Council Mission Statements. Brea's Mission Statement is a broad-based, generic policy (usually covering a single-issue area) developed by the City Council. Mission Statements are expressions of the Council's vision, and are used as a guide by the various departments in the development of operational goals. The City of Brea's adopted mission statements are as follows:

1. **Maintain a Safe Environment for Breans.** Public safety is a basic element of Brea's quality of life. The City will continue to use education and prevention approaches as well as enforcement and appropriate maintenance of facilities to enhance people's sense of security.
2. **Ensure Brea Remains a Special Place.** Brea's small town atmosphere, its sense of community, and its physical assets make it a special place. The City resolves to protect Brea's hillside and canyon areas while fostering family values, quality education, cultural understanding, a vibrant civic and cultural life, and an involved and caring citizenry.
3. **Protect and Enhance Brea as a Balanced Community.** A balanced community provides residents and businesses with the infrastructure and services which fulfill the diverse expectations of the community. A balanced community will provide a variety of land uses, promote economic health, and create and retain jobs while



diversifying the revenue base needed to support services and maintain a sound reserve fund. A balanced community will also ensure a diversity of affordable housing opportunities for all residents of Brea, from the young to the more mature population.

4. **Increase Breans' Sense of Civic Ownership.** The City commits itself to two-way communication and interaction with the community to facilitate vision building, long-range planning, and organizational excellence. These elements are necessary for the long-term success of the community.

## *TECHNOLOGY MISSION*

The mission of the City of Brea's IT Division, as well as one of the goals of SPOT, is to use all resources effectively and efficiently in order to support, plan and implement technology. Additionally, information technology addresses the current needs and future challenges of the organization and the community. The IT Division utilizes an information technology support program which specifically identifies objectives that must be met in order to ensure its success.

The five major objectives of the information technology support program are:

- To approach purchasing, implementing, replacing or upgrading technologies using a business continuity mindset, ensuring continuity should a disaster or major interruption of work occur
- To maintain all technological components of Brea's computer network infrastructure
- To plan, update, protect and maximize the City's investment in technology to ensure effectiveness, efficiency and fiscal responsibility
- To provide direct support to over 400 Brea employees and indirect support to external contracting clients and their employees
- To provide support for Brea's computer systems, servers and applications, including the virtual network environment

## *CRITICAL TECHNOLOGY ISSUES*

As workplace technology advances, these topics continue to be of primary concern.

- **Business Continuity** – Returning to City business as quickly as possible should a disaster or major work interruption occur.
- **Customer Care** – Ensuring new ways of providing services through technology will not diminish the City's commitment to customer care.
- **Keep Existing Hardware and Software Current** – Striving to upgrade all hardware and software on a regular basis in order to guarantee the technology infrastructure is able to meet the current and future needs of critical applications.
- **GIS System City-wide** – Using the growing GIS system to ensure that existing elements fit all City-wide needs.
- **Website** – Continuing to look for new and innovative means of interacting with the community by expanding the usefulness and value of the City's website.

## 2020-21 SPOT COMMITTEE

Comprised of at least one representative from every department, the SPOT Committee allows for a cooperative effort when viewing technological components. Requests are assessed collectively rather than individually by department. This method ensures that the organization and community are able to maximize the usefulness of technology.

SPOT Committee members combine the knowledge of their department/division's operational goals, with the direction framed by the SPOT objectives and the City Mission Statement, to create a comprehensive plan that will maximize the City's technology investments.

Members of the current SPOT Committee include the following individuals:

### **ADMINISTRATIVE SERVICES DEPARTMENT**

Anthony Godoy, Management Analyst II – Information Technology Division  
Brandon Chung, IT Specialist II – Information Technology Division  
Cliff Flaughner, IT Supervisor – Information Technology Division  
Randy Hornsby, IT Manager – Information Technology Division  
Candice Fisher, HR Analyst II – Human Resources Division

### **COMMUNITY DEVELOPMENT DEPARTMENT**

Linda Tang, Management Analyst I – Administration Division

### **COMMUNITY SERVICES DEPARTMENT**

Jaime Martin, Community Services Specialist I – Administration Division

### **FIRE SERVICES DEPARTMENT**

Chris Nigg, Division Chief and Fire Marshall –Administration Division  
Christine White, Executive Assistant – Administration Division  
Lisa Keyworth, Management Analyst II – Emergency Preparedness Division

### **MANAGEMENT SERVICES DEPARTMENT**

Lillian Harris-Neal, City Clerk – City Clerk's Office Division  
Melissa Davis, Management Analyst – City Manager's Office Division

### **POLICE SERVICES DEPARTMENT**

Christopher Wood, Police Sergeant – Patrol Division

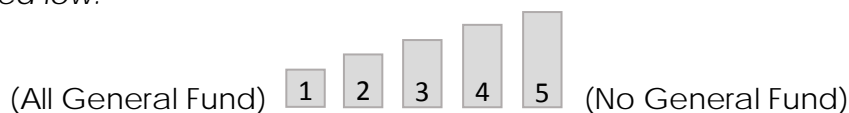
### **PUBLIC WORKS DEPARTMENT**

Gillian Lobo, Senior Management Analyst – Maintenance & Operations Division  
Warren Coleman, Senior Management Analyst – Engineering Services Division

# SPOT RATING SYSTEM

In an effort to give each technology request a fair evaluation, the SPOT Committee uses the following seven criteria as the basis for a rating system:

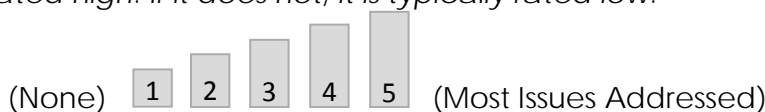
1. **Fiscal Impact:** *How will purchasing this request impact the City's General Fund? Non-General Fund requests are typically rated high, while General Fund requests are rated low.*



2. **City Council Goals and Mandates Addressed:** *If the request meets (one or multiple) City Council Goals and addresses City mandates, it is typically rated high. If no goals or mandates are met/addressed, it is typically rated low.*



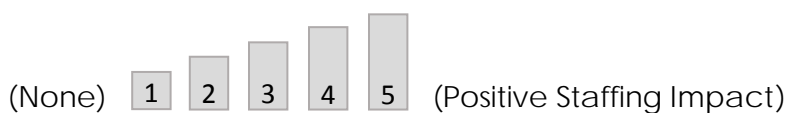
3. **Technology Issues Addressed:** *If the request addresses a technology issue, it is typically rated high. If it does not, it is typically rated low.*



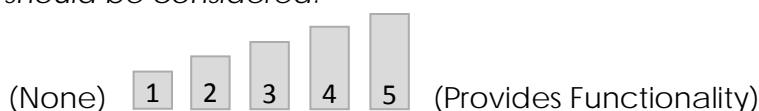
4. **Cross Departmental:** *Consider if the requested item positively affects or could be utilized in more than one department, or City-wide. If so, it deserves a higher rating. If it only benefits one department, consider a lower rating.*



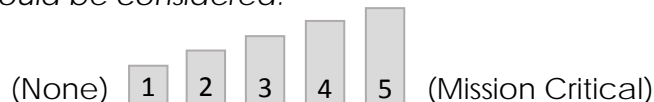
5. **Positive Staffing Impact (Productivity):** *If the request enhances staff productivity, it is typically rated high. If it does not positively impact staffing, it is typically rated low.*



6. **Business Continuity:** *Considering the City's business continuity emphasis, would fulfilling the request provide increased functionality in meeting the City's overall business continuity objectives? If yes, a high rating should be considered. If no, a low rating should be considered.*



7. **Mission Critical:** *Is the request considered "nice to have" or an urgent necessity? If "nice to have", a lower rating should be considered. If an urgent necessity, a higher rating should be considered.*



## 2020-21 SPOT PROCESS

The SPOT Committee met twice in February 2020. The first meeting was a presentation of the SPOT process, which served as an introduction to new committee members and a refresher to returning members. The second meeting was the opportunity for the committee to discuss and evaluate requests, taking into consideration the criteria of the SPOT Rating System.

After surveying the needs of their department, committee members are tasked with identifying any new technology needs for the coming fiscal year. These needs are to be submitted using the "Technology Request Form" via the SPOT Team Site on the employee intranet. SPOT Committee members are responsible for presenting requests or bringing a knowledgeable representative from their department to present on their behalf.

This year, the two items reviewed and recommended by the SPOT Committee were presented by the Administrative Services Department.

The first identified technology item, domain name system (DNS) monitoring and protection software, was requested to address continually evolving threats which seek out and exploit weaknesses in network security systems. DNS is one of the fastest growing targets for cyber-attack because it is an essential component for network and internet connectivity. Current security solutions such as firewalls, intrusion prevention systems (IPS) and distributed denial of service solutions (DDoS) do not prevent specific attacks related to DNS. Implementing a DNS monitoring and protection software will reduce DNS service disruption, defend against volumetric attacks, prevent DNS hijacking, cache poisoning and other DNS-specific exploits.

The second item is a software solution for corporate credit card and expense management and reconciliation. This software would help city employees to digitally track and report expenses while staying compliant with organizational policies. Each month the manual process of gathering purchase receipts, identifying expenditure accounts and submitting statement for approval can be time intensive and difficult to complete when employees work in the field or have shift schedules that don't fall within normal business hours. Using this software, employees are able to capture accurate expense data while avoiding duplications, inconsistencies and policy violations before being submitted for approval. This software offers a mobile solution to create expense reports from your mobile device, forecast fund requirements, create digital audit trails and reconcile with city accounting software.

These items will be brought to the Budget Team for consideration to become formal decision package requests as part of the fiscal year 2020-21 budget process.

## PRIOR YEAR'S SPOT COMMITTEE

The 2019-20 SPOT Committee evaluated and recommended the Brea Police Department's request for a mobile application specifically designed for public safety agencies and the communities they serve. Partnering with Apex Mobile, the Brea Police Department launched their mobile app in November of 2019, making it available for download to both Android and iOS devices. Residents can view open case information, provide anonymous tips, access directories for contact information, and receive updates from various 3<sup>rd</sup> party social media platform systems.

## CONCLUSION

Whether evaluating new technology requests or working on projects collaboratively, the SPOT Committee remains committed to embracing innovation while focusing on fiscal responsibility. Each member is a key player in forecasting future technology needs for their respective departments to identify solutions that benefit the organization, enhance efficiencies and improve services.



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## *Successor Agency to the Brea Redevelopment Agency*

### ***FY 2020-21 BUDGET***

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The City accepted the role of Successor Agency to the Brea Redevelopment Agency in 2012 when the State eliminated redevelopment agencies. The Successor Agency is charged with unwinding the former redevelopment agency after its 40 years of operation. A critical part of the process is the Last and Final Recognized Obligation Payment Schedule (LFROPS), which was approved by Brea's Oversight Board and accepted by the State Department of Finance (DOF) last year. This document summarizes expenditures of enforceable obligations remaining for the Successor Agency.

Also last year, the City successfully realized access to a portion of the bond proceeds from the 2011 Redevelopment Bonds to be utilized for their intended purposes. These proceeds have been used to fund a portion of the Super Block I Downtown Parking Structure that was open to the public in December 2017.

With the wind down process, including the activities mentioned above, having been completed, much of the process is now complete. The approval of a Last and Final ROPS means the Successor Agency no longer has to submit Annual ROPS to the County oversight board. Accordingly, further reductions to administrative allowances from the ROPS is reflected in the budget. Brea's Oversight Board has now been disbanded and remaining staff expenditures are focused on the administration and payment of all outstanding bonds and the Brea Mall tax sharing agreement programmed in the Administrative Services (Finance Division).

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*Successor Agency to the Brea Redevelopment Agency*  
**EXPENDITURE SUMMARY**

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**FY 2020-21**

**Long Term Obligations**

Bond Payments	\$ 15,030,352
Property Tax Sharing Payments	<u>1,720,395</u>
<b>Total</b>	<b>\$ 16,750,747</b>

**Administration**

Professional Services	45,000
Legal, Accounting and Auditing, and Support Services	<u>35,896</u>
<b>Total</b>	<b>\$ 80,896</b>

**TOTAL AGENCY BUDGET      \$ 16,831,643**



**CITY OF BREA**

**SEVEN-YEAR  
CAPITAL IMPROVEMENT  
PROGRAM**

***PROPOSED***

**FY 2020-21 through FY 2026-27**



## City of Brea

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

### **RE: 2020-2021 CAPITAL IMPROVEMENT PROGRAM BUDGET MESSAGE**

Dear Mayor and City Council:

The Public Works Department in coordination with other City Departments has prepared the seven-year Capital Improvement Program (CIP) budget plan. The goals of the CIP are to enhance the quality of life in the community, ensure a safe environment and to promote transportation improvements in the City. The CIP budget plan is both a planning and implementation document. The first year of the CIP includes the appropriation of funds for Fiscal Year (FY) 2020-21. Consistent with the General Fund Budget, this is a one-year request. The remaining six years of the CIP are not a commitment of funds, but rather used as a long-range planning tool for subsequent investments in the City's infrastructure.

There are currently 80 projects in the 7-year CIP budget plan estimated at just over \$116 million. These projects are either continuing, new, or annual programs and are in various stages of development, such as planning, design, or construction. Staff is requesting for \$14,424,538 in new funding for Fiscal Year 20-21.

The CIP is divided into seven improvement categories, namely: Street, Traffic Safety, Storm Drain Water, Sewer, Facility and Golf Course Improvements (new). The following are highlights of the FY20-21 CIP Projects:

#### Street Improvements

Work continues on the design or construction of several large street/roadway improvement projects that are being carried forward from FY19-20, such as 57/Lambert Interchange (CIP 7251), Puente Street Rehabilitation (CIP 7311), and Country Hills Subdivision Pavement Rehabilitation (CIP 7322).

Requested appropriations for FY20-21 include funding for our annual Citywide Slurry Seal (CIP 7312) and Citywide Sidewalk Replacement (CIP 7313) projects, construction funding for Country Lane Pavement Rehabilitation (CIP 7323) and funding for new projects such as ADA Ramp Compliance Upgrades (CIP 7325) and Brea Boulevard Pavement Improvements (CIP 7299).

**City Council**

**Marty Simonoff**  
*Mayor*

**Steven Vargas**  
*Mayor Pro Tem*

**Cecilia Hupp**  
*Council Member*

**Christine Marick**  
*Council Member*

**Glenn Parker**  
*Council Member*

### Traffic Safety

Work continues on the implementation of several sign replacement projects, signal synchronization projects and monitoring of signal synchronization projects that are being carried forward from FY19-20.

Requested appropriations for FY20-21 include funding for completion of our Illuminated Street Name Sign Upgrade Project (CIP 7212) that will now include the intersections on Imperial Highway. There is also requested funding for monitoring of the Birch Street Traffic Signal Synchronization (CIP 7709).

### Water

A major focus of the CIP is the proposed improvements to Water infrastructure. From the total of approximately \$56 million in combined Continuing Appropriations and Proposed FY20-21 Funding, water improvements projects account for about 53% of those funds. While these efforts cannot eliminate unplanned water line breaks, the strategic use of water funds for planned capital improvements reduces the number of more costly urgent projects that result from breaks in our water assets.

Work continues on the design or construction of several large water improvement projects that are being carried forward from FY19-20, such as Gemini Avenue/Steele Drive Watermain Improvements (CIP 7453), Walnut-Orange-Juniper Watermain Replacement (CIP 7454), North Hills (West and East) and Northwood Watermain Replacement (CIPs 7431, 7459, 7460), Eagle Hills Tract Watermain Replacement (CIP 7467) and Booster Pump Stations (CIP 7470, 7471, 7475). Requested appropriations for FY20-21 primarily provide additional funding to continuing projects for construction phase.

### Sewer

Requested appropriations for FY20-21 include funding for completion of the South Brea Sewer Repairs (CIP 7626), funding for our annual Sewer Mainline Relining (CIP 7617) and funding for a new project Northwood Avenue Sewer Replacement (CIP 7628).

### Facility Improvements

Work continues on the design or construction of several significant projects that are being carried forward from FY19-20, such as Skate Park Upgrades (CIP 7914), Fire Station No.1 Seismic Upgrades (CIP 7923), Civic Center Space and Security Improvements (CIPs 7954 & 7955), and several park improvement projects.

Requested appropriations for FY20-21 include funding for new projects, such as New Switch Gear Boxes at Arovista & Country Hills Parks (CIP 7960), Parking Lot Rehabilitation at Brea Community Center (CIP 7961) and Fencing and Security Cameras at City Service Center (CIPs 7966 & 7967).

### Golf Course Improvements (New)

With the recent transfer of ownership of the Birch Hills Golf Course to the City of Brea and changes to the management company at Brea Creek Golf Course, staff decided to add this new CIP category to capture planned CIP golf course projects moving forward.

Requested appropriations for FY20-21 include funding for two new projects, New Bridge at Birch Hills golf Course (CIP 7958) and Parking Lot Improvements at Brea Creek Golf Course (CIP 7959).

In conclusion, with continued prudent fiscal management and project coordination, Brea's FY 2020-21 CIP will support a variety of projects to sustain our infrastructure quality, as well as continuing the goals of enhancing the quality of life in the community, ensuring a safe environment, and promoting transportation improvements in the City. We thank the City Council for their continued support of this program.

Sincerely,



Tony Olmos, P.E.  
Public Works Director



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT  
PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**GENERAL PLAN  
CONFORMANCE RESOLUTION**

## **RESOLUTION NO. PC 20-\_\_\_\_**

### **A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF BREA FINDING THE FISCAL YEAR 2020-21 CAPITAL IMPROVEMENT PROGRAM IN CONFORMANCE WITH THE GENERAL PLAN PURSUANT TO SECTION 65401 OF THE GOVERNMENT CODE.**

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

(i) The Planning Commission of the City of Brea has heretofore reviewed, as required by Section 65401 of the Government Code, a list of projects being planned or constructed in the 2020-21 Fiscal Year (FY) by the Capital Improvement Program (CIP) for conformity with the General Plan.

(ii) All projects, as listed in Exhibit A, are located in the City of Brea and are consistent with policies of the City.

(iii) All legal prerequisites to the adoption of this Resolution have occurred.

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

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

1. In all respects as set forth in the Recitals, Part A, of this Resolution.
2. The 2020-21 FY CIP as contained in the Draft Seven-Year CIP has been reviewed with particular regard to its conformity with the General Plan.
3. Said 2020-21 FY CIP is in conformity with the General Plan, pursuant to Section 65401 of the Government Code. The proposed CIP has been found to serve the implementation of various goals and policies of the General Plan as specifically outlined within the staff report and the accompanying list of projects.

4. This Resolution shall constitute this Commission's report and recommendation to the City Council as required by the Government Code.

5. The Planning Commission also finds and determines that the projects identified in Exhibit A, Section I are categorically exempt from the requirements of the California Environmental Quality Act of 1970, as amended, and the guidelines promulgated thereunder pursuant to Section 15301 and 15262 of Division 6 of Title 14 of the California Code of Regulations.

6. The Secretary of this Commission shall certify to the adoption of this Resolution and forthwith transmit a certified copy to the City Council, as the report required to meet California Government Code 65401.

**ADOPTED AND APPROVED** this 28<sup>th</sup> day of April 2020.

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Chairman, Planning Commission



I, Jennifer Lilley, Secretary to the Planning Commission of the City of Brea, do hereby certify that the foregoing Resolution was introduced at a regular meeting of the Planning Commission of the City of Brea held on the 28<sup>th</sup> day of April 2020, and was finally passed at a regular meeting of the Planning Commission of the City of Brea, held on the 28<sup>th</sup> day of April, 2020, by the following votes:

AYES: COMMISSIONERS:

NOES: COMMISSIONERS:

ABSENT: COMMISSIONERS:

ABSTAIN: COMMISSIONERS:

ATTEST: \_\_\_\_\_  
Secretary, Planning Commission



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**SUMMARY OF EXPENDITURES  
BY FUND**

## SUMMARY OF EXPENDITURES BY FUND

FUNDING SOURCES	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27
<b>SUCCESSOR AGENCY</b>								
FUND 515 (AGENCY BOND PROCEEDS)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 517 (AGENCY BOND PROCEEDS)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>FUNDS</b>								
FUND 110 (GENERAL)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 140 (C.B.E.D.)	\$ 253,212	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 172 (PUBLIC SAFETY AUGMENTATION)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 182 (FARP)	\$ 5,292,473	\$ 378,000	\$ 350,000	\$ 210,000	\$ -	\$ -	\$ -	\$ -
FUND 220 (GAS TAX)	\$ 2,060,456	\$ 535,000	\$ 1,460,000	\$ 1,370,000	\$ 1,435,000	\$ 1,400,000	\$ 1,462,500	\$ 1,528,125
FUND 221 (RMRA)	\$ 1,618,684	\$ -	\$ 1,105,000	\$ 1,015,500	\$ 1,107,000	\$ 1,205,000	\$ 1,265,250	\$ 1,328,513
FUND 240 (AQMD)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 250 (PARK)	\$ 865,000	\$ -	\$ -	\$ -	\$ 956,475	\$ 1,005,637	\$ 1,005,637	\$ -
FUND 260 (MEASURE M)	\$ 2,719,769	\$ 2,870,000	\$ 1,455,000	\$ 1,525,000	\$ 1,650,000	\$ 1,625,000	\$ 1,693,750	\$ 1,765,938
FUND 290 (CDBG)	\$ 436,833	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 410 (URBAN RUNOFF)	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 420 (WATER)	\$ 25,636,249	\$ 9,324,000	\$ 3,080,000	\$ 5,320,000	\$ 1,500,000	\$ 350,000	\$ 350,000	\$ 350,000
FUND 430 (SEWER)	\$ 3,964,367	\$ 990,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000
FUND 440 (SANITATION)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 480 (VEHICLE & EQUIP MAINT)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 510 (CAPITAL IMPROVEMENT)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 540 (TRAFFIC IMPACT)	\$ 6,097,984	\$ 177,538	\$ 271,538	\$ 800,000	\$ 785,000	\$ 100,000	\$ 100,000	\$ 100,000
FUND 541 (WATER IMPACT)	\$ 29,481	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FUND 560 (CAPITAL/MITIGATION)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ 49,032,307	\$ 14,424,538	\$ 9,021,538	\$ 11,540,500	\$ 8,733,475	\$ 6,985,637	\$ 7,177,137	\$ 6,372,575
<b>GRANTS AND OTHER FUNDING SOURCES (MISC.)</b>								
FEDERAL GRANTS	\$ 67,840	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ 2,586,025	\$ 1,730,757	\$ 1,730,757	\$ -
COUNTY GRANTS	\$ 14,980,471	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER (FUNDED)	\$ 263,963	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER (UNFUNDED)	\$ 85,000	\$ -	\$ 472,000	\$ -	\$ 3,790,000	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ 15,397,274	\$ -	\$ 472,000	\$ -	\$ 6,376,025	\$ 1,730,757	\$ 1,730,757	\$ -
<b>GRAND TOTAL</b>								
	\$ 64,429,581	\$ 14,424,538	\$ 9,493,538	\$ 11,540,500	\$ 15,109,500	\$ 8,716,394	\$ 8,907,894	\$ 6,372,575



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**PROJECT EXPENDITURE  
SUMMARY**

Project Expenditure Summary

	PROJECT NAME	Continuing Appropriations*	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27
	<b>Street Improvements</b>								
<a href="#">7173</a>	Residential Streets Rehabilitation Program	\$ -	\$ -	\$ 2,030,000	\$ 2,140,500	\$ 2,257,000	\$ 2,380,000	\$ 2,499,000	\$ 2,623,950
<a href="#">7193</a>	Annual Arterial Highway Rehabilitation Program	\$ -	\$ -	\$ 1,190,000	\$ 1,320,000	\$ 1,385,000	\$ 1,450,000	\$ 1,522,500	\$ 1,598,625
<a href="#">7219</a>	Traffic Calming Improvements	\$ 56,756	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000
<a href="#">7234</a>	Imperial Highway/Kraemer Blvd. Intersection Improvements	\$ -	\$ -	\$ 140,000	\$ 500,000	\$ 2,475,000	\$ -	\$ -	\$ -
<a href="#">7251</a>	SR-57 Freeway/Lambert Road Interchange	\$ 10,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7276</a>	Lambert Road and Puente St. Intersection Improvement	\$ 515,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7278</a>	Imperial Hwy. and Berry St. Intersection Improvements	\$ 664,995	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7299</a>	Brea Blvd Pavement Rehabilitation	\$ -	\$ 50,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7305</a>	Brea Boulevard Widening	\$ 135,812	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7306</a>	Imperial Hwy./SR-57 Interchange Improvements	\$ 200,000	\$ 150,000	\$ -	\$ 200,000	\$ 2,150,000	\$ -	\$ -	\$ -
<a href="#">7311</a>	Puente Street Rehabilitation	\$ 2,058,477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7312</a>	Citywide Slurry Seal Program	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000
<a href="#">7313</a>	Citywide Sidewalk Replacement	\$ -	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000
<a href="#">7319</a>	Alley Rehabilitation West Of Flower North Of Imperial	\$ 154,310	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7320</a>	Alley Rehab W/o Sycamore Between Elm And Date St.	\$ 154,512	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7321</a>	Alley Pavement Rehab W/o Walnut	\$ 169,488	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7322</a>	Country Hills Subdivision Pavement/Water Rehabilitation	\$ 1,725,000	\$ 793,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7323</a>	Country Lane Street Rehabilitation	\$ 10,000	\$ 950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7324</a>	Berry Street Sidewalk Study	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7325</a>	ADA Ramp Compliance Upgrade	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7962</a>	Fence Repair Along Associated Road	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7964</a>	Rehabilitate Landfill Access Road On Valencia Ave	\$ -	\$ 30,000	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Street Improvement Totals</b>	<b>\$ 15,864,350</b>	<b>\$ 2,453,000</b>	<b>\$ 4,060,000</b>	<b>\$ 4,510,500</b>	<b>\$ 8,617,000</b>	<b>\$ 4,180,000</b>	<b>\$ 4,371,500</b>	<b>\$ 4,572,575</b>
	<b>Traffic Safety Enhancements</b>								
<a href="#">7212</a>	Illuminated Street Name Sign Upgrade	\$ 115,296	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7218</a>	Traffic Signal Controller Upgrade	\$ 421,568	\$ -	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000
<a href="#">7702</a>	Regulatory Sign Replacement	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7703</a>	Street Name Sign Replacement	\$ 12,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7704</a>	Emergency Changeable Message Signs	\$ 615,682	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7709</a>	Birch Street Traffic Signal Synchronization	\$ -	\$ 27,538	\$ 27,538	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7710</a>	Kraemer Blvd Traffic Signal Synchronization	\$ 206,838	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7714</a>	Imperial Highway Traffic Signal Synchronization	\$ 314,099	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7715</a>	Valencia Ave (SR 142) Traffic Signal Synchronization	\$ 114,000	\$ -	\$ 476,000	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Traffic Safety Enhancements Totals</b>	<b>\$ 1,859,483</b>	<b>\$ 52,538</b>	<b>\$ 653,538</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>

\*Continuing Appropriations represent the estimated funding amounts to be carried forward into FY 20/21.

Project Expenditure Summary - Continued

	PROJECT NAME	Continuing Appropriations*	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27
	<b>Water Improvements</b>								
<a href="#">7430</a>	Moorpark Drive Waterline Improvement	\$ 199,000	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7431</a>	Northwood Water Main Replacement	\$ 900,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7442</a>	Miscellaneous Water Improvement Program	\$ -	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000
<a href="#">7453</a>	Gemini Avenue/Steele Drive Waterline Improvements	\$ 1,802,110	\$ 1,454,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7454</a>	Walnut-Orange -Juniper St et al. Waterlines	\$ 2,145,100	\$ 1,600,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7457</a>	Pleasant Hill Tract Water Improvements	\$ 924,960	\$ 1,865,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7458</a>	Napoli Tract Water Improvements	\$ 846,200	\$ 760,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7459</a>	North Hills (West) Tract Water Improvements	\$ 705,900	\$ 1,415,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7460</a>	North Hills (East) Tract Water Improvements	\$ 1,142,000	\$ 1,817,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7462</a>	Enterprise Tract Water Improvements	\$ 80,000	\$ -	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7464</a>	Puente Street Water Main Replacement	\$ 1,055,400	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7465</a>	Candlewood Tract Water Main Replacement	\$ 80,000	\$ -	\$ 1,270,000	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7466</a>	South Brea Neighborhood Water Main Replacement	\$ 935,300	\$ 1,160,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7467</a>	Eagle Hills Tract Water Main Replacement	\$ 3,382,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7468</a>	Buttonwood Drive Tract Water Main Replacements	\$ -	\$ -	\$ 80,000	\$ 2,070,000	\$ -	\$ -	\$ -	\$ -
<a href="#">7469</a>	Pepper Tree Tract Water Main Replacements	\$ -	\$ -	\$ -	\$ 60,000	\$ 1,150,000	\$ -	\$ -	\$ -
<a href="#">7470</a>	Replace Pump at Carbon Canyon Booster No. 3	\$ 366,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7471</a>	Construct Enclosures for Booster Stations 2 & 3	\$ 789,369	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7472</a>	Oleander St-Catalpa Ave Water Line Replacement	\$ -	\$ -	\$ 80,000	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -
<a href="#">7473</a>	Valencia Reservoir Repainting	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7474</a>	AMR (Meter Reading) Upgrade To AMI	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -
<a href="#">7475</a>	Booster Pump Enclosure & Restroom At Olinda Ranch Park	\$ 2,900,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7921</a>	Pave Access Road to 830 Zone & Valencia Reservoirs	\$ -	\$ -	\$ 30,000	\$ 270,000	\$ -	\$ -	\$ -	\$ -
<a href="#">7965</a>	Rehabilitate Ring Road At Berry Street Reservoir	\$ -	\$ 40,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -
	Water Improvement Totals	\$ 19,354,256	\$ 10,491,000	\$ 3,130,000	\$ 5,370,000	\$ 1,500,000	\$ 350,000	\$ 350,000	\$ 350,000
	<b>Sewer Improvements</b>								
<a href="#">7609</a>	Citywide Sewer Upgrade Program	\$ -	\$ -	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
<a href="#">7617</a>	Sewer Mainline Relining	\$ -	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000
<a href="#">7626</a>	South Brea Sewer Repairs	\$ 398,200	\$ 330,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7628</a>	Northwood Avenue Sewer Replacement	\$ -	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Sewer Improvement Totals	\$ 398,200	\$ 930,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000	\$ 1,300,000

\*Continuing Appropriations represent the estimated funding amounts to be carried forward into FY 20/21.



Project Expenditure Summary - Continued

	PROJECT NAME	Continuing Appropriations*	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27
	<b>Facility Improvements</b>								
<a href="#">7913</a>	Light Upgrades at Various City Parks	\$ -	\$ -	\$ -	\$ 210,000	\$ -	\$ -	\$ -	\$ -
<a href="#">7914</a>	Skate Park Upgrades	\$ 588,214	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7923</a>	Fire Station No. 1 Seismic Upgrades	\$ 1,176,689	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7932</a>	City Reclaimed Water Conversion Project	\$ 720,924	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7936</a>	Landscape Improvements at City Facilities & Medians	\$ 667,791	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7940</a>	Arovista Park Restroom Repairs	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7942</a>	HVAC Component Replacement At Civic Center	\$ 59,494	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7946</a>	Western Extension to Tracks at Brea	\$ 62,840	\$ -	\$ -	\$ -	\$ 3,542,500	\$ 2,736,394	\$ 2,736,394	\$ -
<a href="#">7947</a>	Arovista Park (lower) Parking Lot Rehabilitation	\$ 156,589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7948</a>	Arovista Park (upper) Parking Lot Rehabilitation	\$ 22,000	\$ 28,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7952</a>	Tracks Segment 3 Drainage Repairs	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7954</a>	Civic Center Security System Improvements	\$ 136,494	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7955</a>	CCC Third Floor Space Plan Improvements	\$ 760,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7956</a>	Tamarack Parking Lot Asphalt Rehabilitation	\$ 75,000	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7957</a>	Park Irrigation Design & Replacement	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7960</a>	New Switch Gear Boxes At Arovista & Country Hills Parks	\$ -	\$ 25,000	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7961</a>	Parking Lot Rehabilitation At Brea Community Center	\$ -	\$ 110,000		\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7966</a>	Replace Fencing Around City Service Center	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7967</a>	Replace Security Cameras At City Service Center	\$ -	\$ 70,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Facility Improvement Totals	\$ 4,773,834	\$ 303,000	\$ 350,000	\$ 210,000	\$ 3,542,500	\$ 2,736,394	\$ 2,736,394	\$ -
	<b>Golf Course Improvements</b>								
<a href="#">7958</a>	New Bridge At Birch Hills Golf Course	\$ -	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<a href="#">7959</a>	Parking Lot Improvements At Brea Creek Golf Course	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Golf Course Totals	\$ -	\$ 195,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Totals - All Categories</b>	\$ 42,250,123	\$ 14,424,538	\$ 9,493,538	\$ 11,540,500	\$ 15,109,500	\$ 8,716,394	\$ 8,907,894	\$ 6,372,575

\*Continuing Appropriations represent the estimated funding amounts to be carried forward into FY 20/21.



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**EXPENDITURE BY FUND**

2019-20 EXPENDITURE BY FUND

STREET IMPROVEMENTS		140	181	182	220	221	250	260	290	410	420	430	540	541	Misc Rev	Fed Grants	State Grants	County Grants	TOTAL
7219	Traffic Calming Improvements				\$ 103,261														\$ 103,261
7251	57/Lambert Interchange												\$ 3,144,970					\$ 14,934,559	\$ 18,079,529
7276	Lambert & Puente Intersection												\$ 520,000						\$ 520,000
7278	Imperial/Berry Intersection												\$ 734,995						\$ 734,995
7288	Randolph Avenue Street Rehabilitation (Deleted)							\$ 400,000											\$ 400,000
7305	Brea Boulevard Widening												\$ 141,812						\$ 141,812
7306	Imperial/57 Interchange												\$ 200,000						\$ 200,000
7308	Birch & Brea Intersection Pavement Completed)				\$ 140,000														\$ 140,000
7309	N. Brea Underground District (Completed)				\$ 55,781														\$ 55,781
7311	Puente Street Rehabilitation				\$ 20,000	\$ 644,477					\$ 1,894,000								\$ 2,558,477
7312	Citywide Slurry Seal Program							\$ 200,000											\$ 200,000
7313	City Sidewalk Replacement				\$ 224,668														\$ 224,668
7315	Alley Pavement Rehabilitation East of Redwood (Completed)							\$ 212,637											\$ 212,637
7316	Alley Pavement Rehabilitation East of Puente (Completed)							\$ 220,402											\$ 220,402
7317	Cliffwood Industrial Park Pavement Rehab (Completed)					\$ 231,207		\$ 289,658											\$ 520,865
7319	Alley Pavement Rehabilitation West of Flower							\$ 164,310											\$ 164,310
7320	Alley Pavement Rehab West of Sycamore				\$ 164,512														\$ 164,512
7321	Alley Pavement Rehab West of Walnut				\$ 184,488														\$ 184,488
7322	Country Hills Pavement & Water Rehabilitation				\$ 200,000	\$ 743,000		\$ 525,000			\$ 307,000								\$ 1,775,000
7323	Country Lane Street Rehabilitation							\$ 50,000											\$ 50,000
7324	Berry Street Sidewalks Study				\$ 50,000														\$ 50,000
19-20 Street Improvement Totals		\$ -	\$ -	\$ -	\$ 1,142,710	\$ 1,618,684	\$ -	\$ 2,062,007	\$ -	\$ -	\$ 2,201,000	\$ -	\$ 4,741,777	\$ -	\$ -	\$ -	\$ -	\$ 14,934,559	\$ 26,700,737
TRAFFIC SAFETY ENHANCEMENTS		140	181	182	220	221	250	260	290	410	420	430	540	541	Misc Rev	Fed Grants	State Grants	County Grants	TOTAL
7212	Illuminated Street Name Sign Upgrade				\$ 165,296														\$ 165,296
7218	Traffic Signal Controller Upgrades							\$ 57,762					\$ 368,806						\$ 426,568
7702	Regulatory Sign Replacement			\$ 56,916	\$ -														\$ 56,916
7703	Street Name Sign Replacement				\$ 22,000														\$ 22,000
7704	Emergency Changable Message Signs				\$ 158,274								\$ 497,408						\$ 655,682
7709	Birch Street Traffic Signal Synchronization												\$ 36,711						\$ 36,711
7710	Kraemer Traffic Synchronization														\$ 200,425			\$ 8,016	\$ 208,441
7714	Imperial Traffic Synchronization												\$ 274,282		\$ 1,921			\$ 37,896	\$ 314,099
7715	Valencia Ave Traffic Synchronization												\$ 114,000						\$ 114,000
19-20 Traffic Totals		\$ -	\$ -	\$ 56,916	\$ 345,570	\$ -	\$ -	\$ 57,762	\$ -	\$ -	\$ -	\$ -	\$ 1,291,207	\$ -	\$ 202,346	\$ -	\$ -	\$ 45,912	\$ 1,999,713
SEWER IMPROVEMENTS		140	181	182	220	221	250	260	290	410	420	430	540	541	Misc Rev	Fed Grants	State Grants	County Grants	TOTAL
7609	Citywide Sewer Upgrade Program											\$ 1,200,000							\$ 1,200,000
7617	Sewer Mainline Relining											\$ 789,159							\$ 789,159
7621	Randolph / Imperial and Lambert / State College (Deleted)											\$ 1,065,594							\$ 1,065,594
7625	Brea Villas Sewer Repair (Completed)											\$ 50,000							\$ 50,000
7626	South Brea Sewer Repairs											\$ 398,087							\$ 398,087
7627	Central Avenue Sewer Upsize (Completed)											\$ 415,084							\$ 415,084
19-20 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,917,924	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,917,924

2019-20 EXPENDITURE BY FUND																			
WATER IMPROVEMENTS		140	181	182	220	221	250	260	290	410	420	430	540	541	Misc Rev	Fed Grants	State Grants	County Grants	TOTAL
7442	Miscellaneous Water Improvement Program										\$ 856,662								\$ 856,662
7430	Moorpark Drive Water Main Replacement										\$ 200,000								\$ 200,000
7431	Northwood Water Main Replacement				\$ 50,000						\$ 850,000								\$ 900,000
7453	Gemini Ave/Steele Drive Waterlines				\$ 50,000						\$ 1,995,920				\$ 56,617				\$ 2,102,537
7454	Walnut / Orange Juniper Waterlines				\$ 100,176						\$ 2,094,924								\$ 2,195,100
7457	Pleasant Hills Water Improvements				\$ 50,000						\$ 990,209								\$ 1,040,209
7458	Napoli Tract Water Improvements										\$ 996,233								\$ 996,233
7459	N. Hills West Water Improvements				\$ 50,000						\$ 802,203								\$ 852,203
7460	N. Hills East Water Improvments				\$ 50,000						\$ 1,241,929								\$ 1,291,929
7461	Cliffwood Tract Water Improvements (Completed)										\$ 2,176,959								\$ 2,176,959
7462	Enterprise Tract Waterline										\$ 80,000								\$ 80,000
7464	Puente Street Water Main Replacement				\$ 50,000			\$ 500,000			\$ 730,000								\$ 1,280,000
7465	Candlewood Tract Water Mains										\$ 80,000								\$ 80,000
7466	South Brea Water Mains										\$ 995,270								\$ 995,270
7467	Eagle Hills Tract Water Main Replacement				\$ 50,000			\$ 100,000			\$ 3,307,256								\$ 3,457,256
7470	Replace Booster Pump 3 at Carbon Canyon										\$ 396,617								\$ 396,617
7471	Construct Enclosures - Booster Station 3										\$ 839,369								\$ 839,369
7473	Valencia Reservoir Repainting										\$ 1,100,000								\$ 1,100,000
7475	Booster Pump Enclosure & Restroom										\$ 2,950,000								\$ 2,950,000
19-20 Water Totals		\$ -	\$ -	\$ -	\$ 450,176	\$ -	\$ -	\$ 600,000	\$ -	\$ -	\$ 22,683,551	\$ -	\$ -	\$ -	\$ 56,617	\$ -	\$ -	\$ -	\$ 23,790,344
FACILITY IMPROVEMENTS		140	181	182	220	221	250	260	290	410	420	430	540	541	Misc Rev	Fed Grants	State Grants	County Grants	TOTAL
7903	Super Block Parking Structure (Completed)	\$ 253,212																	\$ 253,212
7909	ADA Transition Plan for Public Facilities (Completed)			\$ 200,416	\$ 122,000														\$ 322,416
7914	Skate Park Upgrades			\$ 648,214															\$ 648,214
7922	Arovista Park Slope Repair (Completed)			\$ 280,809															\$ 280,809
7923	Fire Station #1 Seismic Upgrades			\$ 1,196,689															\$ 1,196,689
7932	Reclaimed Water Study										\$ 630,000	\$ 46,443	\$ 65,000	\$ 29,481					\$ 770,924
7936	Landscape Improvements-City Facility & Medians			\$ 596,093							\$ 121,698				\$ -	\$ -		\$ -	\$ 717,791
7940	Arovista Restroom Building			\$ 45,000															\$ 45,000
7941	Fire Stn 3 Metal Roof Replacement (Completed)			\$ 401,909															\$ 401,909
7942	HVAC Component Replacement @ CCC			\$ 156,344															\$ 156,344
7943	Fitness Center Flooring at BCC (Completed)		\$ 85,000																\$ 85,000
7944	Senior Center Kitchen Enhancements (Completed)			\$ 60,000					\$ 436,833						\$ 5,000				\$ 501,833
7946	Western Extension To Tracks															\$ 67,840			\$ 67,840
7947	Arovista Lower Parking Lot			\$ 176,589															\$ 176,589
7948	Arovista Upper Parking Lot			\$ 42,000															\$ 42,000
7950	Dog Park Surface Improvement (Completed)						\$ 865,000												\$ 865,000
7952	Tracks Drainage Repair									\$ 57,799									\$ 57,799
7953	Senior Center Security (Completed)			\$ 20,000															\$ 20,000
7954	CCC Security Improvements			\$ 251,494															\$ 251,494
7955	CCC Third Floor Space Plan Improvements			\$ 835,000															\$ 835,000
7956	Tamarack Parking Lot Rehabilitation			\$ 75,000															\$ 75,000
7957	Park Irrigation Design & Replace			\$ 250,000															\$ 250,000
19-20 Facility Totals		\$ 253,212	\$ 85,000	\$ 5,235,557	\$ 122,000	\$ -	\$ 865,000	\$ -	\$ 436,833	\$ 57,799	\$ 751,698	\$ 46,443	\$ 65,000	\$ 29,481	\$ 5,000	\$ 67,840	\$ -	\$ -	\$ 8,020,863
TOTAL		\$ 253,212	\$ 85,000	\$ 5,292,473	\$ 2,060,456	\$ 1,618,684	\$ 865,000	\$ 2,719,769	\$ 436,833	\$ 57,799	\$ 25,636,249	\$ 3,964,367	\$ 6,097,984	\$ 29,481	\$ 263,963	\$ 67,840	\$ -	\$ 14,980,471	\$ 64,429,581

## 2020-21 EXPENDITURE BY FUND

[illegible]

2020-21 EXPENDITURE BY FUND

STORM DRAIN IMPROVEMENTS		182	220		240	260	290	410	420	430	440	540	541	Fed Grants	State Grants	County Grants	Unfunded	TOTAL
FY 20 21 Storm Drain Totals		\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SEWER IMPROVEMENTS		182	220		240	260	290	410	420	430	440	540	541	Fed Grants	State Grants	County Grants	Unfunded	TOTAL
7609	Citywide Sewer Upgrade Program									\$ -								\$ -
7617	Sewer Mainline Relining									\$ 300,000								\$ 300,000
7626	South Brea Sewer Repairs									\$ 330,000								\$ 330,000
7628	Northwood Avenue Sewer Replacement									\$ 300,000								\$ 300,000
FY 20 21 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 930,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 930,000
FACILITY IMPROVEMENTS		182	220	221	250	260	290	410	420	430	440	540	541	Fed Grants	Other Funded	County Grants	Unfunded	TOTAL
7948	Arovista Park Upper Parking Lot	\$ 28,000																\$ 28,000
7956	Tamarack Parking Lot Asphalt	\$ 20,000																\$ 20,000
7960	Switch Gear Enclosures @2 Parks	\$ 25,000																\$ 25,000
7961	Community Ctr. Parking Lot Rehab	\$ 110,000																\$ 110,000
7966	Replace Fencing @ City Yard								\$ 25,000	\$ 25,000								\$ 50,000
7967	Replace Cameras @ City Yard								\$ 35,000	\$ 35,000								\$ 70,000
FY 20 21 Facility Totals		\$ 183,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 303,000
GOLF COURSE IMPROVEMENTS		182	220	221	250	260	290	410	420	430	440	540	541	Fed Grants	Other Funded	County Grants	Unfunded	TOTAL
7958	Bridge at Birch Hills Golf Course	\$ 130,000													\$ -			\$ 130,000
7959	Parking Lot Rehab@Brea Creek GC	\$ 65,000													\$ -			\$ 65,000
FY 20 21 Golf Course Totals		\$ 195,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 195,000
TOTAL		\$ 378,000	\$ 535,000	\$ -	\$ -	\$ 2,870,000	\$ 150,000	\$ -	\$ 9,324,000	\$ 990,000	\$ -	\$ 177,538	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,424,538

## 2021-22 EXPENDITURE BY FUND

STREET IMPROVEMENTS		182	220	221	260	420	430	540	Unfunded	TOTAL
7173	Residential Street Rehabilitation Program		\$ 690,000	\$ 605,000	\$ 735,000					\$ 2,030,000
7193	Annual Arterial Highway Rehabilitation Program		\$ 420,000	\$ 300,000	\$ 470,000					\$ 1,190,000
7219	Traffic Calming Improvements		\$ 50,000							\$ 50,000
7234	Imperial Highway/Kraemer Blvd. Intersection							\$ 140,000		\$ 140,000
7299	Brea Boulevard Street Improvement			\$ 200,000						\$ 200,000
7312	Citywide Slurry Seal Program				\$ 200,000					\$ 200,000
7313	City Sidewalk Replacement		\$ 100,000							\$ 100,000
7964	Rehabilitate Landfill Access Road		\$ 150,000							\$ 150,000
21-22 Street Improvement Totals		\$ -	\$ 1,410,000	\$ 1,105,000	\$ 1,405,000	\$ -	\$ -	\$ 140,000	\$ -	\$ 4,060,000

TRAFFIC SAFETY ENHANCEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7218	Traffic Signal Controller Upgrade				\$ 50,000			\$ 100,000	\$ -	\$ 150,000
7709	Birch Street Traffic Signal Synchronization							\$ 27,538		\$ 27,538
7715	Valencia Ave Traffic Synchronization							\$ 4,000	\$ 472,000	\$ 476,000
21-22 Traffic Totals		\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 131,538	\$ 472,000	\$ 653,538



## 2021-22 EXPENDITURE BY FUND

WATER IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7442	Miscellaneous Water Improvement Program					\$ 350,000				\$ 350,000
7462	Enterprise Tract Water Improvements					\$ 1,120,000				\$ 1,120,000
7465	Candlewood Tract Water Improvements		\$ 50,000			\$ 1,220,000				\$ 1,270,000
7468	Buttonwood Dr. Water Improvements					\$ 80,000				\$ 80,000
7472	Oleander / Catalpa Water improvements					\$ 80,000				\$ 80,000
7921	Pave Access Road to 830 Zone & Valencia Reservoir					\$ 30,000				\$ 30,000
7965	Rehabilitate Ring Road at Berry St. Reservoir					\$ 200,000				\$ 200,000
21-22 Water Totals		\$ -	\$ 50,000	\$ -	\$ -	\$ 3,080,000	\$ -	\$ -	\$ -	\$ 3,130,000
STORM DRAIN IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
21-22 Storm Drain Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SEWER IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7609	Citywide Sewer Upgrade Program						\$ 1,000,000			\$ 1,000,000
7617	Sewer Mainline Relining						\$ 300,000			\$ 300,000
21-22 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ -	\$ 1,300,000
FACILITY IMPROVEMENTS		182	220	221	260	420	430	540	Unfunded	TOTAL
7960	New Switch Gear Boxes at Arovista & Country Hills Parks	\$ 350,000								\$ 350,000
21-22 Facility Totals		\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 350,000
<b>TOTAL</b>		<b>\$ 350,000</b>	<b>\$ 1,460,000</b>	<b>\$ 1,105,000</b>	<b>\$ 1,455,000</b>	<b>\$ 3,080,000</b>	<b>\$ 1,300,000</b>	<b>\$ 271,538</b>	<b>\$ 472,000</b>	<b>\$ 9,493,538</b>

## 2022-23 EXPENDITURE BY FUND

STREET IMPROVEMENTS		182	220	221	260	420	430	540	Unfunded	TOTAL
7173	Residential Streets Rehabilitation Program		\$ 710,000	\$ 665,500	\$ 765,000					\$ 2,140,500
7193	Annual Arterial Highway Rehabilitation Program		\$ 460,000	\$ 350,000	\$ 510,000					\$ 1,320,000
7219	Traffic Calming Improvements		\$ 50,000							\$ 50,000
7234	Imperial / Kraemer Intersection							\$ 500,000		\$ 500,000
7306	Imperial Hwy & SR 57 Interchange							\$ 200,000		\$ 200,000
7312	Citywide Slurry Seal Program				\$ 200,000					\$ 200,000
7313	City Sidewalk Replacement		\$ 100,000							\$ 100,000
21-22 Street Improvement Totals		\$ -	\$ 1,320,000	\$ 1,015,500	\$ 1,475,000	\$ -	\$ -	\$ 700,000	\$ -	\$ 4,510,500

TRAFFIC SAFETY ENHANCEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7218	Traffic Signal Controller Upgrade				\$ 50,000			\$ 100,000	\$ -	\$ 150,000
21-22 Traffic Totals					\$ 50,000			\$ 100,000	\$ -	\$ 150,000

WATER IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7442	Miscellaneous Water Improvement Program					\$ 350,000				\$ 350,000
7468	Buttonwood Tract Water Improvements		\$ 50,000			\$ 2,020,000				\$ 2,070,000
7469	Peppertree Tract Water Improvements					\$ 60,000				\$ 60,000
7472	Oleander / Catalpa Water Improvements					\$ 1,120,000				\$ 1,120,000
7474	AMR (Meter Reading) Upgrade to AMI					\$ 1,500,000				\$ 1,500,000
7921	Pave Access Road to 830 Zone & Valencia Reservoir					\$ 270,000				\$ 270,000
21-22 Water Totals		\$ -	\$ 50,000	\$ -	\$ -	\$ 5,320,000	\$ -	\$ -	\$ -	\$ 5,370,000

STORM DRAIN IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
21-22 Storm Drain Totals		\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

## 2022-23 EXPENDITURE BY FUND

SEWER IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7609	Citywide Sewer Upgrade Program						\$ 1,000,000			\$ 1,000,000
7617	Sewer Mainline Relining						\$ 300,000			\$ 300,000
21-22 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ -	\$ 1,300,000

FACILITY IMPROVEMENTS		182	220		260	420	430	540	Unfunded	TOTAL
7913	Light Upgrades at Various City Parks	\$ 210,000								\$ 210,000
21-22 Facility Totals		\$ 210,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 210,000

<b>TOTAL</b>		<b>\$ 210,000</b>	<b>\$ 1,370,000</b>	<b>\$ 1,015,500</b>	<b>\$ 1,525,000</b>	<b>\$ 5,320,000</b>	<b>\$ 1,300,000</b>	<b>\$ 800,000</b>	<b>\$ -</b>	<b>\$ 11,540,500</b>
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## 2023-24 EXPENDITURE BY FUND

STREET IMPROVEMENTS		220	221	240	260	420	430	540	State Grants	Unfunded	TOTAL
7173	Residential Streets Rehabilitation Program	\$ 730,000	\$ 732,000		\$ 795,000						\$ 2,257,000
7193	Annual Arterial Highway Rehabilitation Program	\$ 480,000	\$ 375,000		\$ 530,000						\$ 1,385,000
7219	Traffic Calming Improvements	\$ 50,000	\$ -								\$ 50,000
7234	Imperial / Kraemer Intersection	\$ 75,000			\$ 75,000			\$ 35,000		\$ 2,290,000	\$ 2,475,000
7306	Imperial / SR 57 interchange							\$ 650,000		\$ 1,500,000	\$ 2,150,000
7312	Citywide Slurry Seal Program				\$ 200,000						\$ 200,000
7313	City Sidewalk Replacement	\$ 100,000	\$ -								\$ 100,000
22-23 Street Improvement Totals		\$ 1,435,000	\$ 1,107,000	\$ -	\$ 1,600,000	\$ -	\$ -	\$ 685,000	\$ -	\$ 3,790,000	\$ 8,617,000

TRAFFIC SAFETY ENHANCEMENTS		220	221	240	260	420	430	540	State Grants	Unfunded	TOTAL
7218	Traffic Signal Controller Upgrade				\$ 50,000			\$ 100,000		\$ -	\$ 150,000
22-23 Traffic Totals		\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ 150,000

WATER IMPROVEMENTS		220	221	240	260	420	430	540	State Grants	Unfunded	TOTAL
7442	Miscellaneous Water Improvement Program					\$ 350,000					\$ 350,000
7469	Peppertree Tract Water Improvements					\$ 1,150,000					\$ 1,150,000
22-23 Water Totals		\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000

[illegible]

## 2023-24 EXPENDITURE BY FUND

22-23 Storm Drain Totals	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-
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SEWER IMPROVEMENTS		220	221	240	260	420	430	540	State Grants	Unfunded	TOTAL
7609	Citywide Sewer Upgrade Program						\$ 1,000,000				\$ 1,000,000
7617	Sewer Mainline Relining						\$ 300,000				\$ 300,000
22-23 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ -	\$ -	\$ 1,300,000

FACILITY IMPROVEMENTS		220	221	250	260	420	430	540	State Grants	Unfunded	TOTAL
7946	Tracks at Brea Expansion Study			\$ 956,475					\$ 2,586,025		\$ 3,542,500
22-23 Facility Totals		\$ -	\$ -	\$ 956,475	\$ -	\$ -	\$ -	\$ -	\$ 2,586,025	\$ -	\$ 3,542,500

<b>TOTAL</b>	<b>\$ 1,435,000</b>	<b>\$ 1,107,000</b>	<b>\$ 956,475</b>	<b>\$ 1,650,000</b>	<b>\$ 1,500,000</b>	<b>\$ 1,300,000</b>	<b>\$ 785,000</b>	<b>\$ 2,586,025</b>	<b>\$ 3,790,000</b>	<b>\$ 15,109,500</b>
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## 2024-25 EXPENDITURE BY FUND

STREET IMPROVEMENTS		220	221	240	260	420	430	540	State Grants	TOTAL
7173	Residential Streets Rehabilitation Program	\$ 750,000	\$ 805,000		\$ 825,000					\$ 2,380,000
7193	Annual Arterial Highway Rehabilitation Program	\$ 500,000	\$ 400,000		\$ 550,000					\$ 1,450,000
7219	Traffic Calming Improvements	\$ 50,000								\$ 50,000
7312	Citywide Slurry Seal Program				\$ 200,000					\$ 200,000
7313	City Sidewalk Replacement	\$ 100,000								\$ 100,000
22-23 Street Improvement Totals		\$ 1,400,000	\$ 1,205,000	\$ -	\$ 1,575,000	\$ -	\$ -	\$ -	\$ -	\$ 4,180,000

TRAFFIC SAFETY ENHANCEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7218	Traffic Signal Controller Upgrade			\$ -	\$ 50,000			\$ 100,000		\$ 150,000
22-23 Traffic Totals		\$ -		\$ -	\$ 50,000	\$ -	\$ -	\$ 100,000	\$ -	\$ 150,000

\$ -

WATER IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7442	Miscellaneous Water Improvement Program					\$ 350,000				\$ 350,000
22-23 Water Totals		\$ -	\$ -	\$ -	\$ -	\$ 350,000	\$ -	\$ -	\$ -	\$ 350,000

STORM DRAIN IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
										\$ -
22-23 Storm Drain Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

SEWER IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7609	Citywide Sewer Upgrade Program						\$ 1,000,000			\$ 1,000,000
7617	Sewer Mainline Relining						\$ 300,000			\$ 300,000
22-23 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ -	\$ 1,300,000

2024-25 EXPENDITURE BY FUND

FACILITY IMPROVEMENTS		220		250	260	420	430	540	State Grants	TOTAL
7946	Tracks At Brea Expansion Study			\$ 1,005,637					\$ 1,730,757	\$ 2,736,394
22-23 Facility Totals		\$ -	\$ -	\$ 1,005,637	\$ -	\$ -	\$ -	\$ -	\$ 1,730,757	\$ 2,736,394
TOTAL		\$ 1,400,000	\$ 1,205,000	\$ 1,005,637	\$ 1,625,000	\$ 350,000	\$ 1,300,000	\$ 100,000	\$ 1,730,757	\$ 8,716,394

## 2025-26 EXPENDITURE BY FUND

STREET IMPROVEMENTS		220	221	240	260	420	430	540	State Grants	TOTAL
7173	Residential Streets Rehabilitation Program	\$ 787,500	\$ 845,250		\$ 866,250					\$ 2,499,000
7193	Annual Arterial Highway Rehabilitation Program	\$ 525,000	\$ 420,000		\$ 577,500					\$ 1,522,500
7219	Traffic Calming Improvements	\$ 50,000								\$ 50,000
7312	Citywide Slurry Seal Program				\$ 200,000					\$ 200,000
7313	City Sidewalk Replacement		\$ 100,000							\$ 100,000
22-23 Street Improvement Totals		\$ 1,362,500	\$ 1,365,250	\$ -	\$ 1,643,750	\$ -	\$ -	\$ -	\$ -	\$ 4,371,500

TRAFFIC SAFETY ENHANCEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7218	Traffic Signal Controller Upgrade			\$ -	\$ 50,000			\$ 100,000		\$ 150,000
22-23 Traffic Totals		\$ -		\$ -	\$ 50,000	\$ -	\$ -	\$ 100,000	\$ -	\$ 150,000
										\$ -

WATER IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7442	Miscellaneous Water Improvement Program					\$ 350,000				\$ 350,000
22-23 Water Totals		\$ -		\$ -	\$ -	\$ 350,000	\$ -	\$ -	\$ -	\$ 350,000

STORM DRAIN IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
										\$ -
22-23 Storm Drain Totals		\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

SEWER IMPROVEMENTS		220		240	260	420	430	540	State Grants	TOTAL
7609	Citywide Sewer Upgrade Program						\$ 1,000,000			\$ 1,000,000
7617	Sewer Mainline Relining						\$ 300,000			\$ 300,000
22-23 Sewer Totals		\$ -		\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ -	\$ 1,300,000



2025-26 EXPENDITURE BY FUND

FACILITY IMPROVEMENTS		220	221	250	260	420	430	540	State Grants	TOTAL
7946	Tracks At Brea Expansion Study			\$ 1,005,637					\$ 1,730,757	\$ 2,736,394
22-23 Facility Totals		\$ -		\$ 1,005,637	\$ -	\$ -	\$ -	\$ -	\$ 1,730,757	\$ 2,736,394
TOTAL		\$ 1,362,500	\$ 1,365,250	\$ 1,005,637	\$ 1,693,750	\$ 350,000	\$ 1,300,000	\$ 100,000	\$ 1,730,757	\$ 8,907,894

## 2026-27 EXPENDITURE BY FUND

STREET IMPROVEMENTS		220	221	260	420	430	540	TOTAL
7173	Residential Streets Rehabilitation Program	\$ 826,875	\$ 887,513	\$ 909,562				\$ 2,623,950
7193	Annual Arterial Highway Rehabilitation Program	\$ 551,250	\$ 441,000	\$ 606,375				\$ 1,598,625
7219	Traffic Calming Improvements	\$ 50,000						\$ 50,000
7312	Citywide Slurry Seal Program			\$ 200,000				\$ 200,000
7313	City Sidewalk Replacement		\$ 100,000					\$ 100,000
22-23 Street Improvement Totals		\$ 1,428,125	\$ 1,428,513	\$ 1,715,937	\$ -	\$ -	\$ -	\$ 4,572,575

TRAFFIC SAFETY ENHANCEMENTS		220		260	420	430	540	TOTAL
7218	Traffic Signal Controller Upgrade			\$ 50,000			\$ 100,000	\$ 150,000
22-23 Traffic Totals		\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 100,000	\$ 150,000
								\$ -

WATER IMPROVEMENTS		220		260	420	430	540	TOTAL
7442	Miscellaneous Water Improvement Program				\$ 350,000			\$ 350,000
22-23 Water Totals		\$ -	\$ -	\$ -	\$ 350,000	\$ -	\$ -	\$ 350,000

STORM DRAIN IMPROVEMENTS		220		260	420	430	540	TOTAL
22-23 Storm Drain Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

## 2026-27 EXPENDITURE BY FUND

SEWER IMPROVEMENTS		220		260	420	430	540	TOTAL
7609	Citywide Sewer Upgrade Program				\$ -	\$ 1,000,000		\$ 1,000,000
7617	Sewer Mainline Relining					\$ 300,000		\$ 300,000
22-23 Sewer Totals		\$ -	\$ -	\$ -	\$ -	\$ 1,300,000	\$ -	\$ 1,300,000

FACILITY IMPROVEMENTS		220		260	420	430	540	TOTAL
22-23 Facility Totals		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

<b>TOTAL</b>		<b>\$ 1,428,125</b>	<b>\$ 1,428,513</b>	<b>\$ 1,765,937</b>	<b>\$ 350,000</b>	<b>\$ 1,300,000</b>	<b>\$ 100,000</b>	<b>\$ 6,372,575</b>
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**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

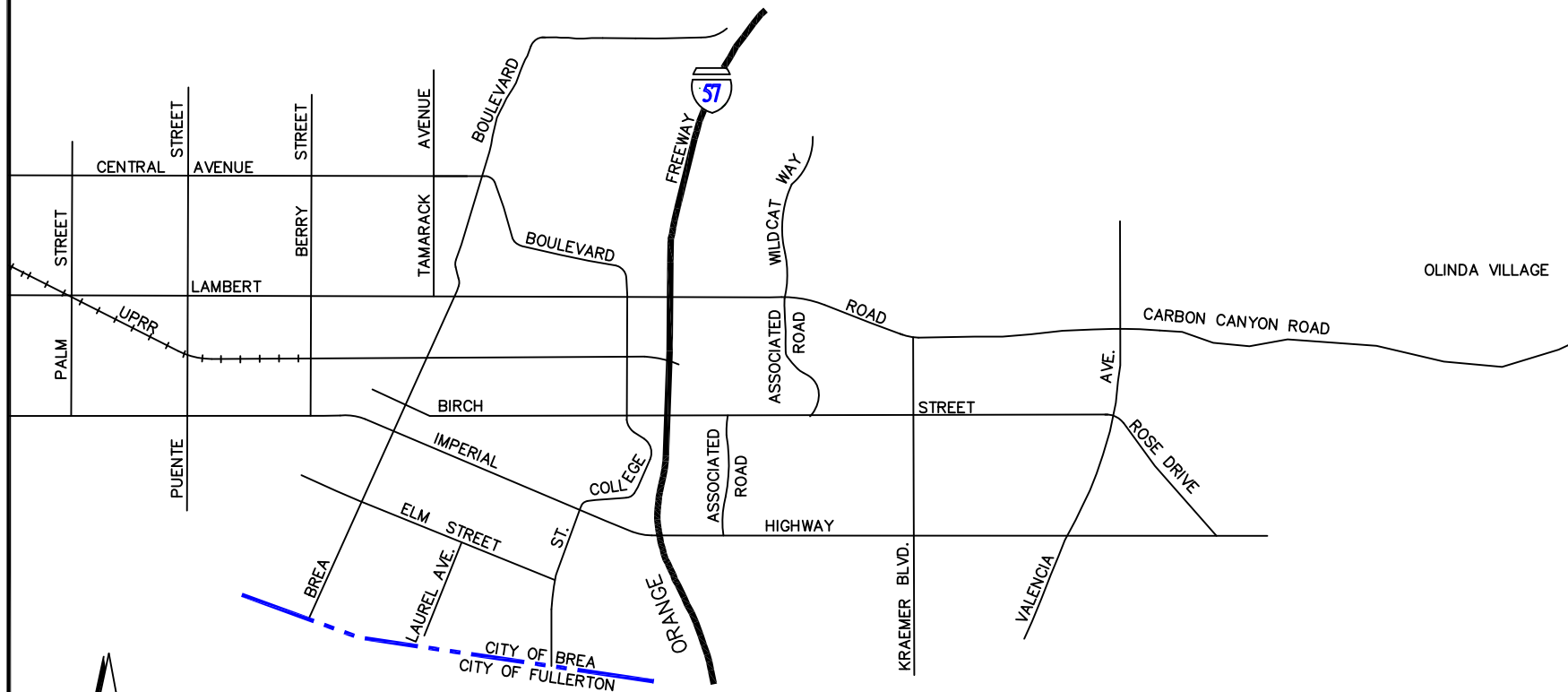
**FY 2020-21 through FY 2026-27**

**STREET IMPROVEMENTS**

# PROJECT 7173

## RESIDENTIAL STREETS REHABILITATION PROGRAM

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7173

### STREET IMPROVEMENTS - RESIDENTIAL STREETS REHABILITATION PROGRAM

This is an annual program to reconstruct and resurface residential streets identified in the Pavement Management Program (PMP). This is a budget holding account. Specific streets are designated for rehabilitation in each year's program and assigned a separate project number.

PROJECT 7173	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -		\$ 120,000	\$ 127,400	\$ 134,400	\$ 141,400	\$ 148,470	\$ 155,894	\$ 827,564
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -		\$ 1,725,750	\$ 1,820,000	\$ 1,920,000	\$ 2,020,000	\$ 2,121,000	\$ 2,227,050	\$ 11,833,800
CONST. ENGINEERING	\$ -	\$ -		\$ 184,250	\$ 193,100	\$ 202,600	\$ 218,600	\$ 229,530	\$ 241,007	\$ 1,269,087
<b>TOTAL</b>	\$ -	\$ -	\$ -	\$ 2,030,000	\$ 2,140,500	\$ 2,257,000	\$ 2,380,000	\$ 2,499,000	\$ 2,623,950	\$ 13,930,450

<b>FUNDING SOURCES</b>										
Fund 260 (Measure M)	\$ -	\$ -		\$ 735,000	\$ 765,000	\$ 795,000	\$ 825,000	\$ 866,250	\$ 909,563	\$ 4,895,813
Fund 221 (RMRA)	\$ -	\$ -		\$ 605,000	\$ 665,500	\$ 732,000	\$ 805,000	\$ 845,250	\$ 887,513	\$ 4,540,263
Fund 220 (Gas Tax)	\$ -	\$ -		\$ 690,000	\$ 710,000	\$ 730,000	\$ 750,000	\$ 787,500	\$ 826,875	\$ 4,494,375
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ -	\$ 2,030,000	\$ 2,140,500	\$ 2,257,000	\$ 2,380,000	\$ 2,499,000	\$ 2,623,950	\$ 13,930,450

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

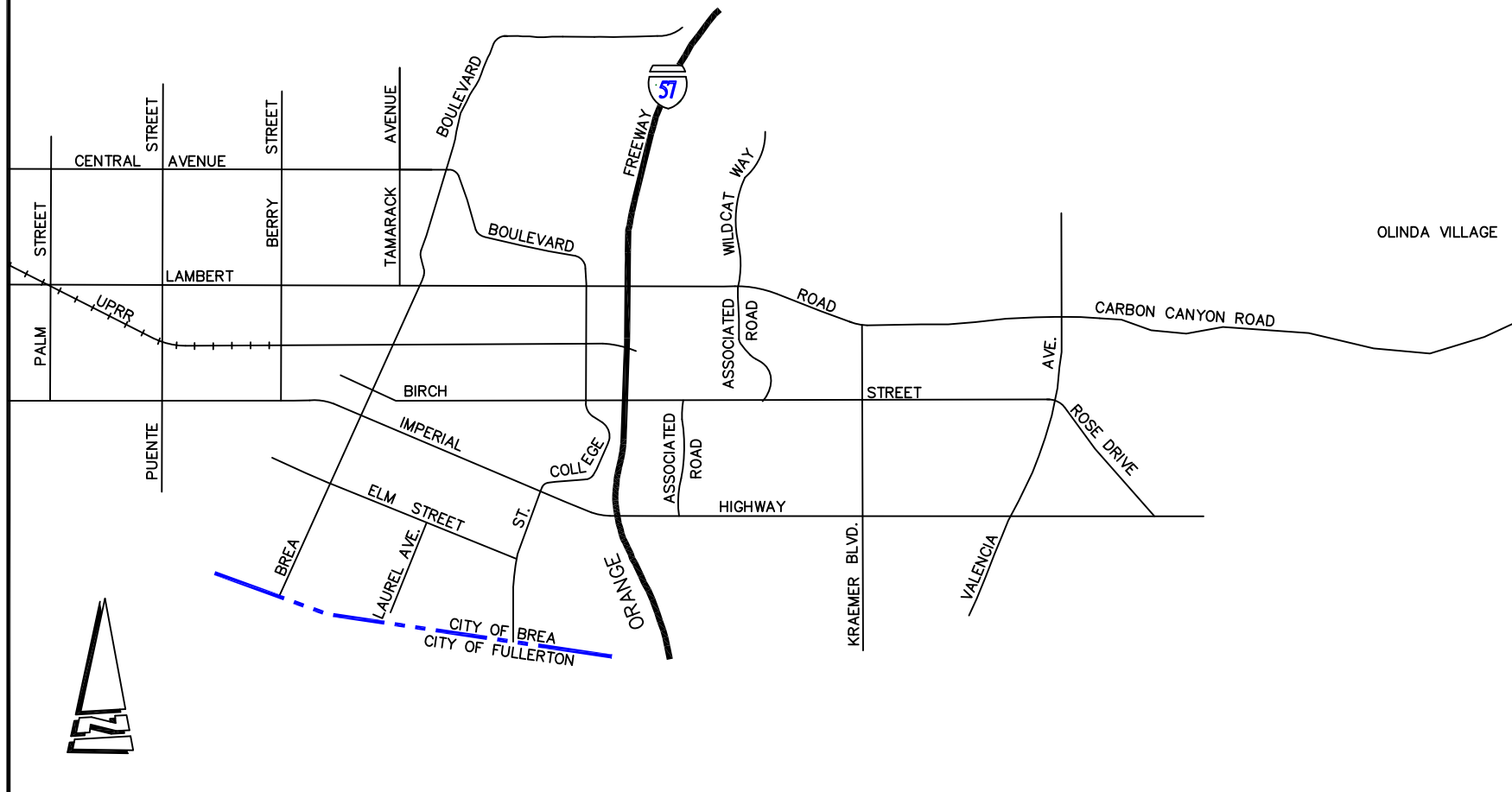
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7193

## ANNUAL ARTERIAL HIGHWAY REHABILITATION PROGRAM

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE



## PROJECT 7193

### STREET IMPROVEMENTS - ANNUAL ARTERIAL HIGHWAY REHABILITATION PROGRAM

This is an annual program to reconstruct and resurface arterial streets identified in the Pavement Management Plan (PMP). Each year, the project budget will be designated to a specific segment of an arterial roadway for overlay and rehabilitation.

PROJECT 7193	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -		\$ 70,000	\$ 80,000	\$ 82,000	\$ 86,000	\$ 90,300	\$ 94,815	\$ 503,115
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -		\$ 1,012,000	\$ 1,120,000	\$ 1,175,000	\$ 1,232,000	\$ 1,293,600	\$ 1,358,280	\$ 7,190,880
CONST. ENGINEERING	\$ -	\$ -		\$ 108,000	\$ 120,000	\$ 128,000	\$ 132,000	\$ 138,600	\$ 145,530	\$ 772,130
TOTAL	\$ -	\$ -	\$ -	\$ 1,190,000	\$ 1,320,000	\$ 1,385,000	\$ 1,450,000	\$ 1,522,500	\$ 1,598,625	\$ 8,466,125
FUNDING SOURCES										
Fund 260 (Measure M)	\$ -	\$ -		\$ 470,000	\$ 510,000	\$ 530,000	\$ 550,000	\$ 577,500	\$ 606,375	\$ 3,243,875
Fund 220 (Gas Tax)	\$ -	\$ -		\$ 420,000	\$ 460,000	\$ 480,000	\$ 500,000	\$ 525,000	\$ 551,250	\$ 2,936,250
Fund 221 (RMRA)	\$ -	\$ -		\$ 300,000	\$ 350,000	\$ 375,000	\$ 400,000	\$ 420,000	\$ 441,000	\$ 2,286,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ 1,190,000	\$ 1,320,000	\$ 1,385,000	\$ 1,450,000	\$ 1,522,500	\$ 1,598,625	\$ 8,466,125

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

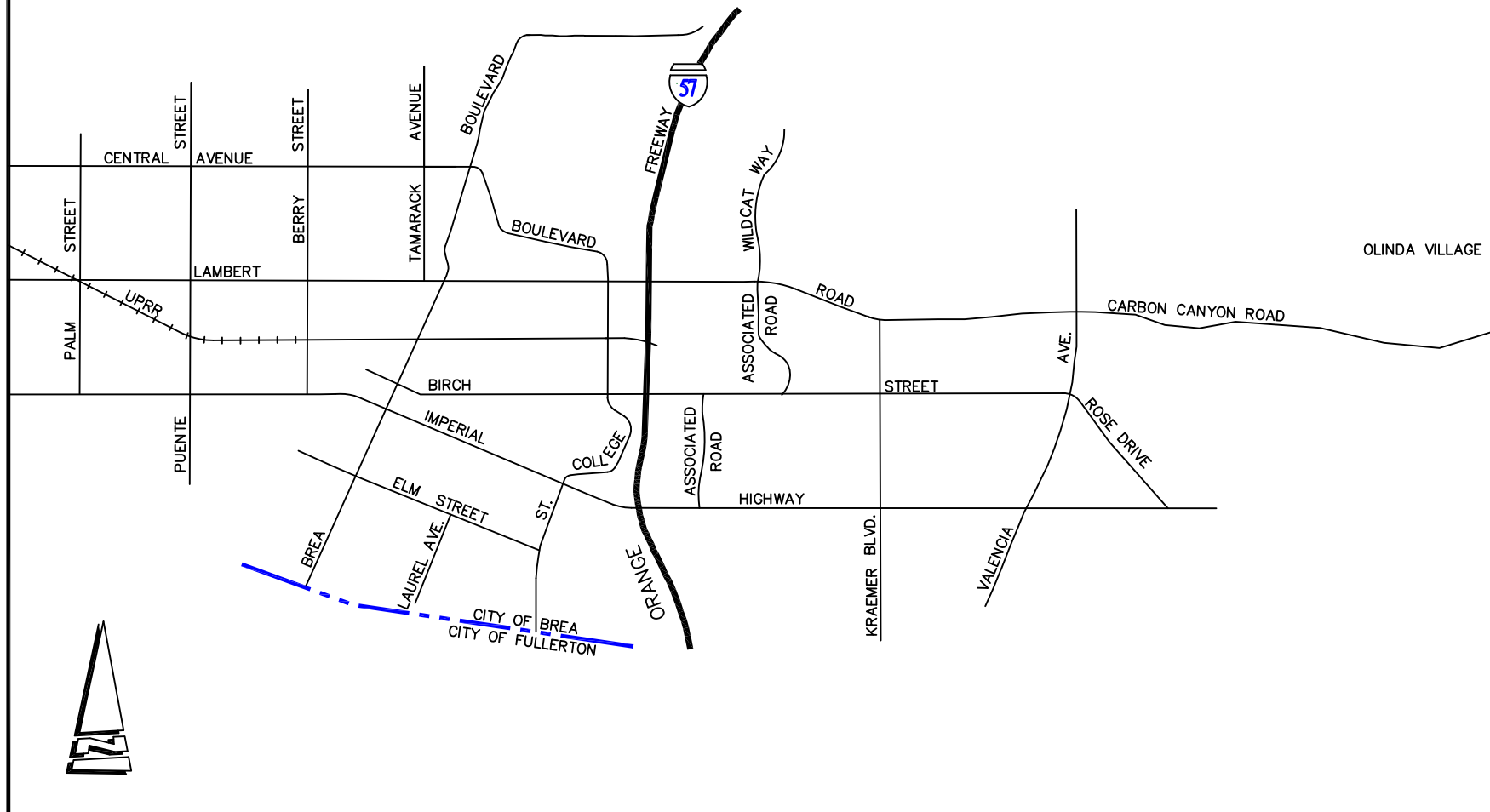
Project Manager Approval:

Will Wenz  
(Type Name)

# PROJECT 7219

## TRAFFIC CALMING IMPROVEMENTS

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7219

### STREET IMPROVEMENTS - TRAFFIC CALMING IMPROVEMENT PROGRAM

This is an annual program for the development and implementation of traffic calming improvements as recommended by Traffic Committee and approved by City Council.

PROJECT 7219	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN		\$ -	\$ -	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 30,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION		\$ 76,756	\$ -	\$ 45,000	\$ 45,000	\$ 45,000	\$ 45,000	\$ 45,000	\$ 45,000	\$ 346,756
CONST. ENGINEERING		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 76,756	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 376,756

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)		\$ 76,756	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 376,756
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 76,756	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 376,756

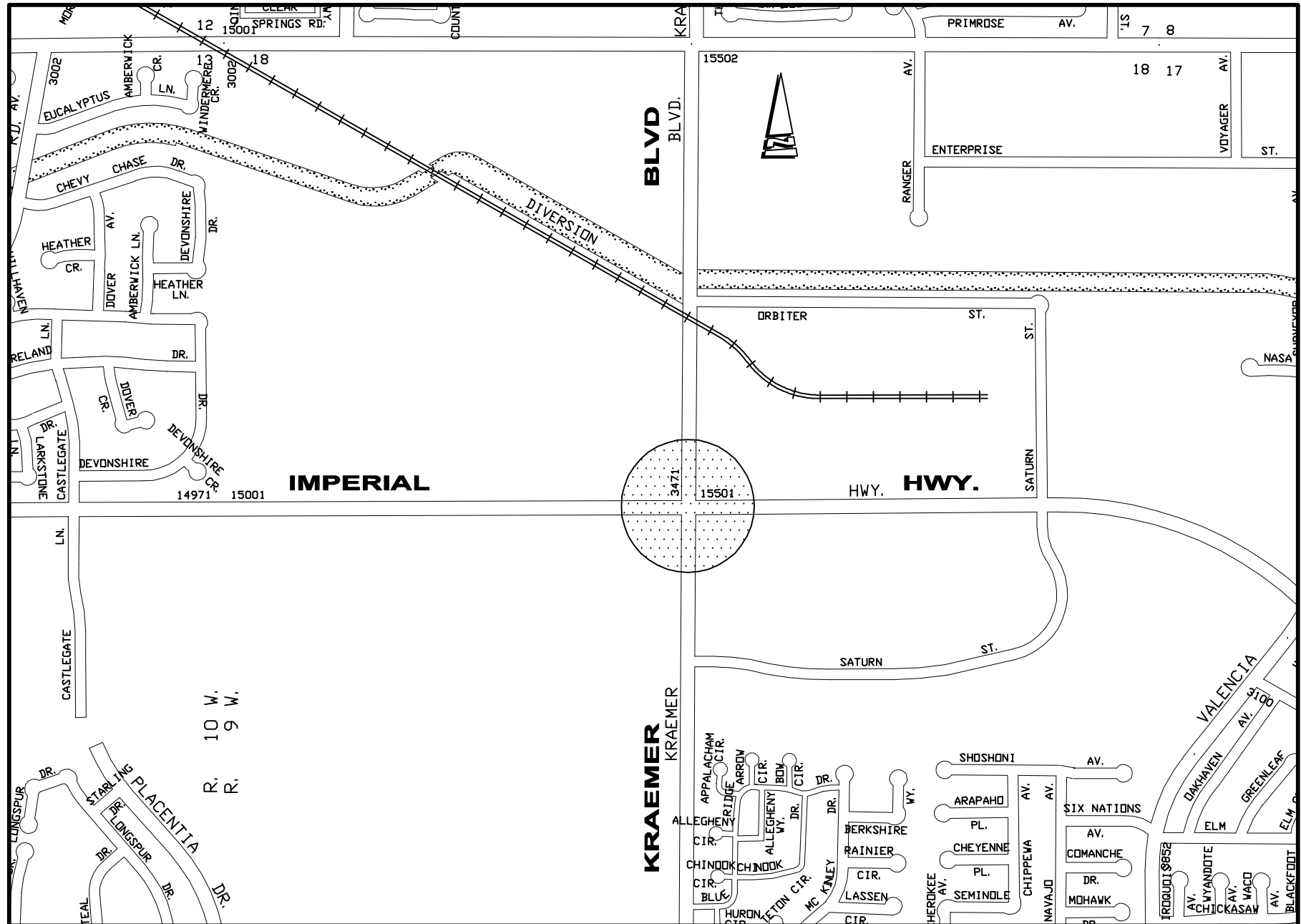
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$20,000	\$56,756

Project Manager Approval:

City Traffic Engineer  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7234

## IMPERIAL HWY. AND KRAEMER BLVD. INTERSECTION IMPROVEMENTS



### VICINITY MAP

NOT TO SCALE

## PROJECT 7234

### STREET IMPROVEMENTS - IMPERIAL HIGHWAY/KRAEMER BOULEVARD INTERSECTION IMPROVEMENTS

This project will provide an additional northbound through lane on Kraemer Boulevard and a westbound right-turn lane on Imperial Highway which is part of the City's Traffic Impact Nexus Study. Coordination with Caltrans is required for design, permit and construction. Right-of-way acquisition will be required.

PROJECT 7234	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ 140,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 140,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ 500,000	\$ -	\$ -	\$ -	\$ -	\$ 500,000
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,250,000	\$ -	\$ -	\$ -	\$ 2,250,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 225,000	\$ -	\$ -	\$ -	\$ 225,000
<b>TOTAL</b>	\$ -	\$ -	\$ -	\$ 140,000	\$ 500,000	\$ 2,475,000	\$ -	\$ -	\$ -	\$ 3,115,000

FUNDING SOURCES										
Fund 540 (Traffic Impact)	\$ -	\$ -	\$ -	\$ 140,000	\$ 500,000	\$ 35,000	\$ -	\$ -	\$ -	\$ 675,000
Other (Unfunded)	\$ -	\$ -	\$ -		\$ -	\$ 2,290,000	\$ -	\$ -	\$ -	\$ 2,290,000
Fund 220 (Gas Tax)	\$ -	\$ -	\$ -		\$ -	\$ 75,000	\$ -	\$ -	\$ -	\$ 75,000
Fund 260 (Measure M)	\$ -	\$ -	\$ -		\$ -	\$ 75,000	\$ -	\$ -	\$ -	\$ 75,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ -	\$ 140,000	\$ 500,000	\$ 2,475,000	\$ -	\$ -	\$ -	\$ 3,115,000

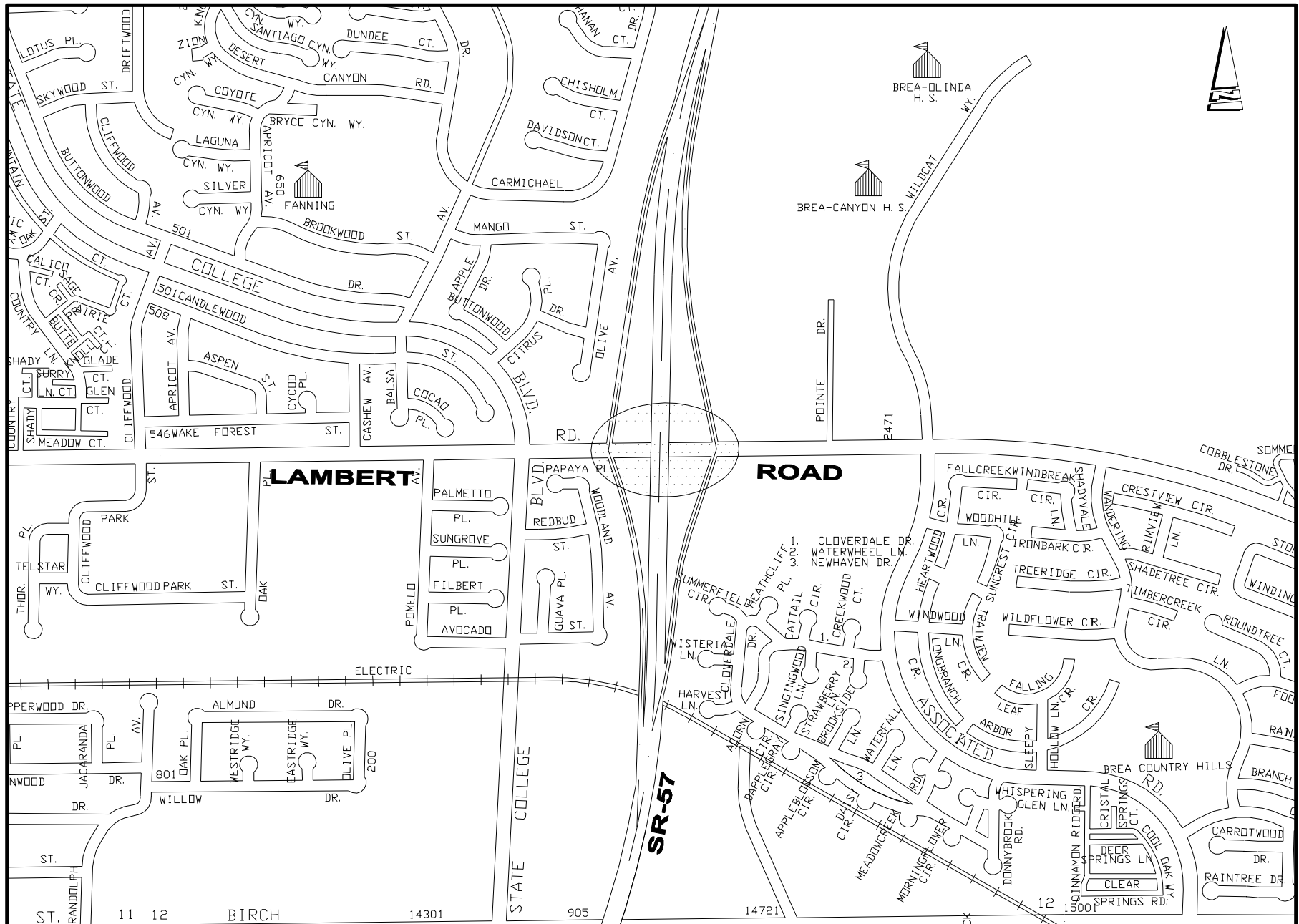
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Michael Ho  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7251

## SR-57 FREEWAY/LAMBERT ROAD INTERCHANGE



## VICINITY MAP

NOT TO SCALE

## PROJECT 7251

### STREET IMPROVEMENTS - SR-57 FREEWAY/LAMBERT ROAD INTERCHANGE

This project proposes to construct a new eastbound to northbound loop on-ramp and modify the spacing between the existing SR-57 on and off ramps to improve traffic flow. Current funding is for environmental documentation, preparation of final construction drawings, right-of-way acquisition, and construction. Coordination with Caltrans is required for design, permit and construction. Caltrans is the lead agency for Environmental and Implementation. City of Brea is the lead for the Right-of-Way and Design.

PROJECT 7251	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 8,244,330	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,244,330
RIGHT OF WAY	\$ 5,124,133	\$ 4,269,868	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,394,001
CONSTRUCTION	\$ 1,261,858	\$ 12,328,189	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,590,047
CONST. ENGINEERING	\$ 17,480	\$ 1,481,472	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,498,952
<b>TOTAL</b>	<b>\$ 14,647,801</b>	<b>\$ 18,079,529</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 32,727,330</b>

<b>FUNDING SOURCES</b>										
County Grants	\$ 4,319,819	\$ 14,934,559	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 19,254,378
Federal Grants	\$ 924,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 924,000
Fund 540 (Traffic Impact)	\$ 9,403,982	\$ 3,144,970	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,550,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 14,647,801</b>	<b>\$ 18,079,529</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 32,728,378</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$8,080,576	\$9,998,953

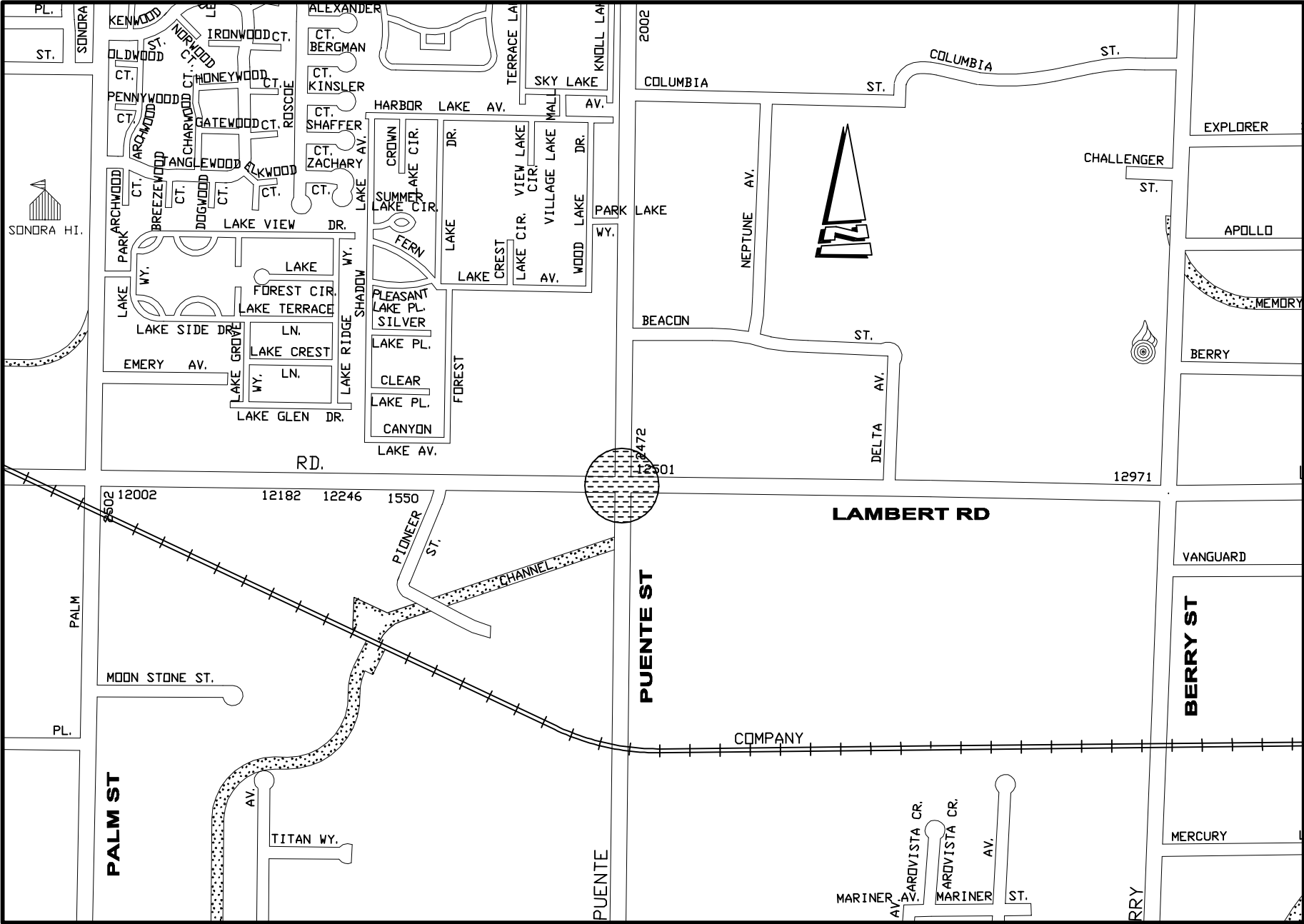
County Grants from OCTA Measure M2 CTFP

Project Manager Approval:

Michael Ho  
\_\_\_\_\_  
(Type Name)

# PROJECT 7276

## LAMBERT RD. AND PUENTE ST. INTERSECTION IMPROVEMENT



### VICINITY MAP

NOT TO SCALE



## PROJECT 7276

### STREET IMPROVEMENTS - LAMBERT ROAD AND PUENTE STREET INTERSECTION IMPROVEMENT

This project will widen the north side of Lambert Road east of Puente Street to allow for a dedicated westbound right turn lane which is part of the City's traffic Impact Nexus Study. Final design has been completed and right-of-way has been dedicated to allow for the widening.

PROJECT 7276	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
CONSTRUCTION	\$ -	\$ 438,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 438,000
CONST. ENGINEERING	\$ -	\$ 42,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 42,000
<b>TOTAL</b>	\$ -	\$ 520,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 520,000

<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ -	\$ 520,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 520,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 520,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 520,000

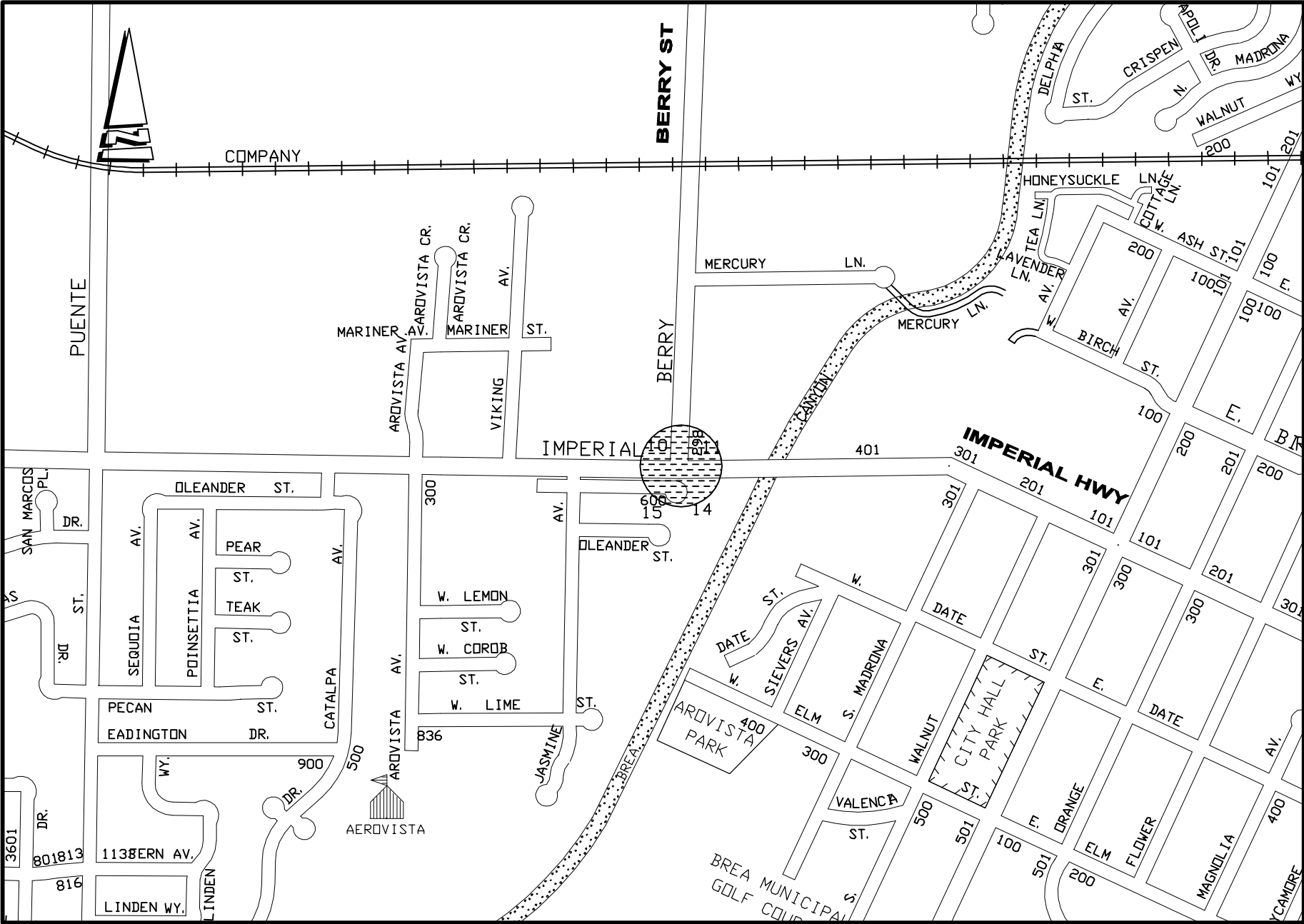
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$5,000	\$515,000

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# PROJECT 7278

## IMPERIAL HIGHWAY AND BERRY INTERSECTION IMPROVEMENT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7278

### STREET IMPROVEMENTS - IMPERIAL HWY AND BERRY STREET INTERSECTION IMPROVEMENTS

This project will widen the north side of Imperial Highway east of Berry Street to allow for a dedicated westbound right turn lane which is part of the City's Traffic Impact Nexus Study. Mercury Insurance has dedicated the right-of-way for the widening but will require an additional easement to accomodate Caltrans updated standard plan requirements. The design has been significantly completed; however, construction is pending Caltrans approval of City's proposed improvements and issuance of encroachment permit.

PROJECT 7278	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 734,995	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734,995
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 734,995	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734,995

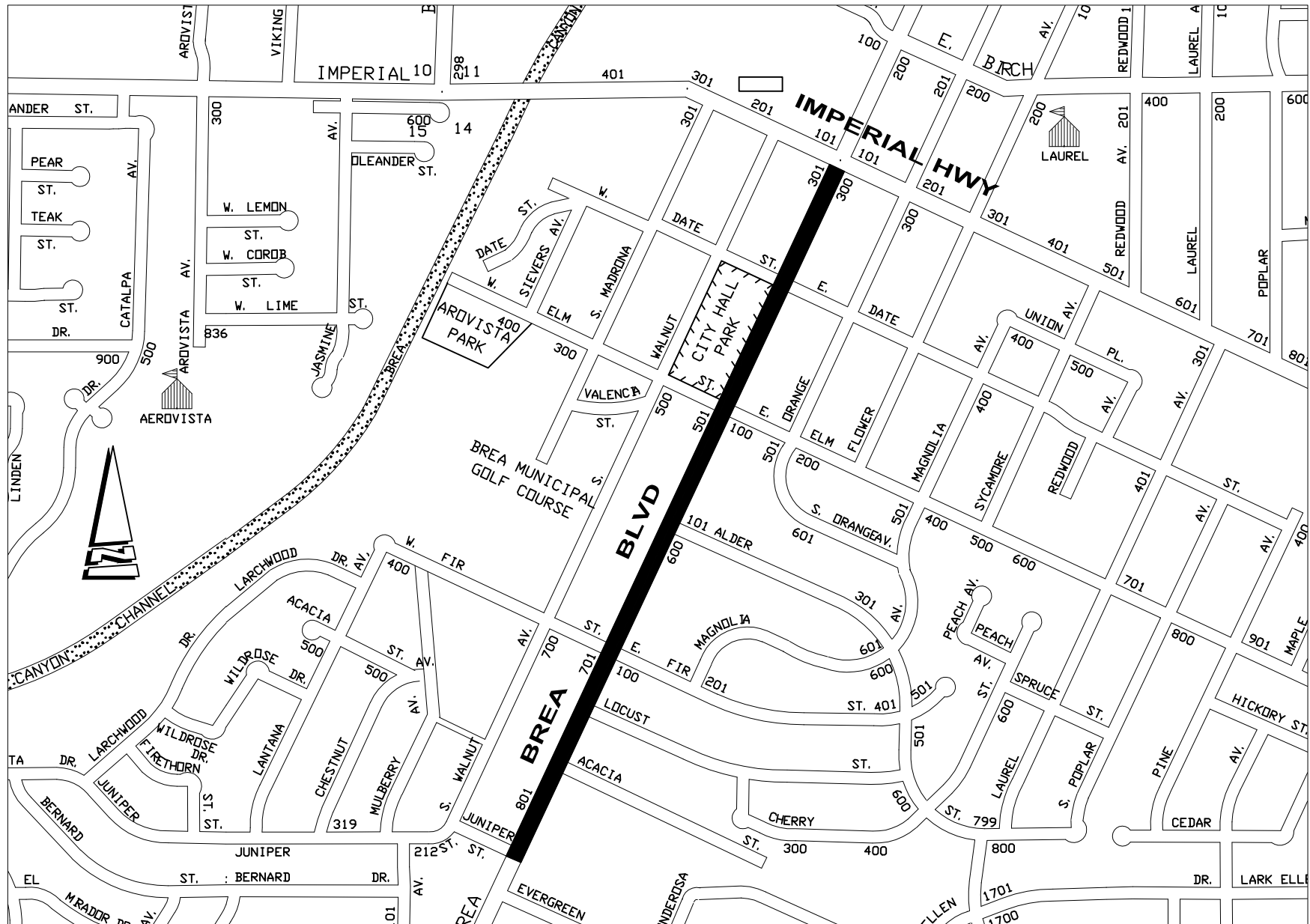
<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ -	\$ 734,995	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734,995
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 734,995	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734,995

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$70,000	\$664,995

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# BREA BLVD STREET IMPROVEMENT



## VICINITY MAP

**NOT TO SCALE**

PROJECT 7299

STREET IMPROVEMENTS - BREA BLVD STREET IMPROVEMENT

This project will slurry seal the pavement on Brea Boulevard between Imperial Highway and Juniper Street pursuant to the City's Pavement Management Plan. The improvements will include updating curbs, gutters and ADA ramps.

PROJECT7299	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$-	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000
RIGHT OF WAY	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
CONSTRUCTION	\$-	\$-	\$-	\$200,000	\$-	\$-	\$-	\$-	\$-	\$200,000
CONST. ENGINEERING	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$-	\$50,000	\$200,000	\$-	\$-	\$-	\$-	\$-	\$250,000
FUNDING SOURCES										
Fund 221 (RMRA)	\$-	\$-	\$-	\$200,000	\$-	\$-	\$-	\$-	\$-	\$200,000
Fund 260 (Measure M)	\$-	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$-	\$50,000	\$200,000	\$-	\$-	\$-	\$-	\$-	\$250,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

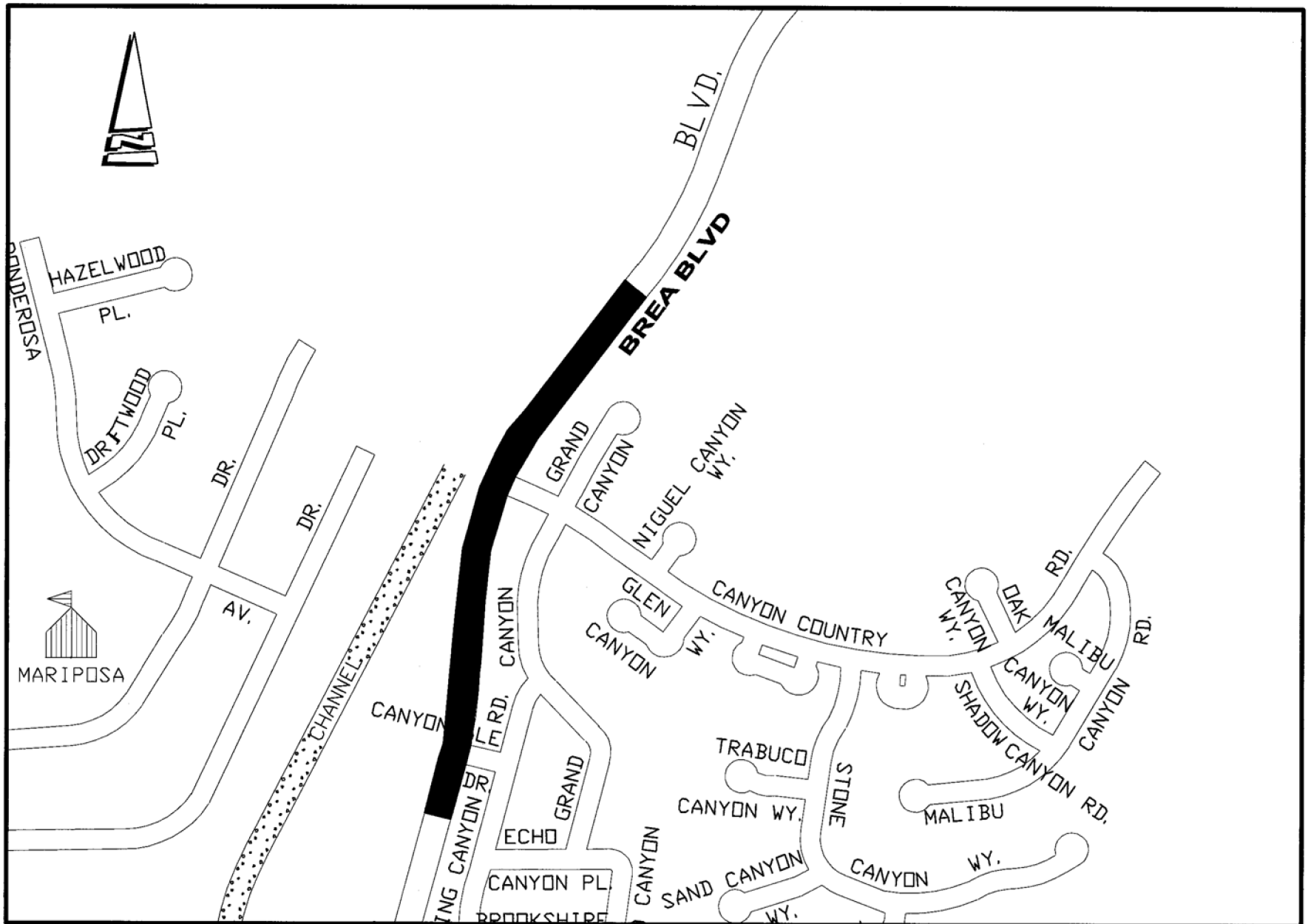
Project Manager Approval:

Michael Ho

(Type Name)

# PROJECT 7305

## BREA BOULEVARD WIDENING



**VICINITY MAP**

**NOT TO SCALE**

## PROJECT 7305

### STREET IMPROVEMENTS - BREA BOULEVARD WIDENING

As identified in the Transportation Improvement Nexus Program, this project will widen the west side of Brea Boulevard from Canyonale Drive to the north City limit in accordance with the Master Plan of Arterial Highway (MPAH) standards. The widening will address traffic congestion issues related to limited street capacity. Right of way may be required from future development on the west side of Brea Boulevard. This project is part of an overall project of the County of Orange to widen Brea Boulevard/Brea Canyon Road. This project is for internal staff to coordinate with the County of Orange only.

PROJECT 7305	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 141,812	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 141,812
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 141,812	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 141,812

FUNDING SOURCES										
Fund 540 (Traffic Impact)	\$ -	\$ 141,812	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 141,812
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 141,812	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 141,812

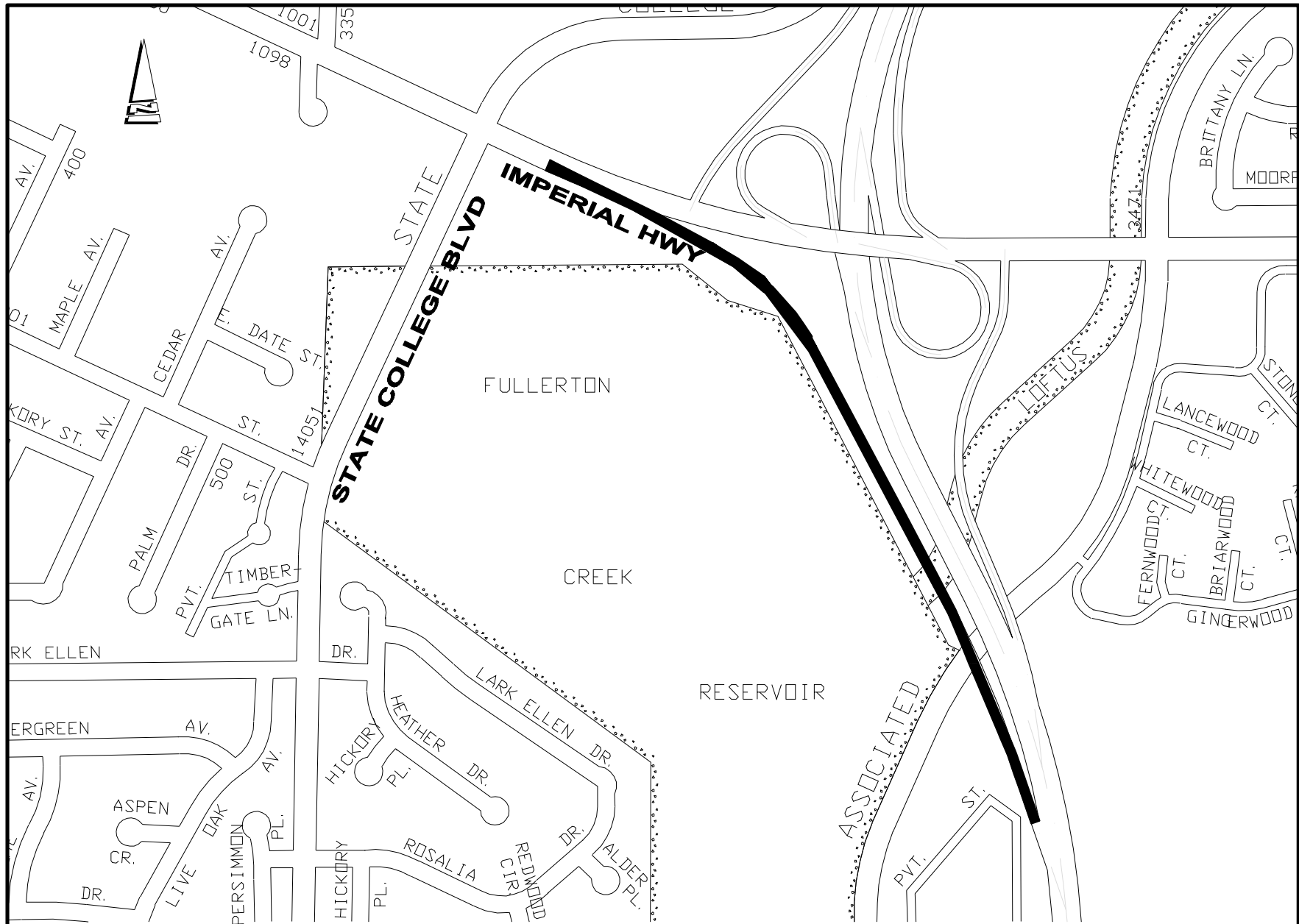
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$6,000	\$135,812

Project Manager Approval:

Michael Ho  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7306

## IMPERIAL HWY/SR-57 INTERCHANGE IMPROVEMENTS



## VICINITY MAP

NOT TO SCALE



## PROJECT 7306

### STREET IMPROVEMENTS - IMPERIAL HWY/SR-57 INTERCHANGE IMPROVEMENTS

As identified in the Transportation Improvement Nexus Program, this project will widen the SR-57 southbound on-ramp and reconfigure eastbound lanes on Imperial Highway. The project will improve traffic operational performance and reduce congestion on Imperial Highway. Coordination with Caltrans is required for design, permit and construction.

PROJECT 7306	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 200,000	\$ 150,000	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 500,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,900,000	\$ -	\$ -	\$ -	\$ 1,900,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ 250,000
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 150,000	\$ -	\$ 200,000	\$ 2,150,000	\$ -	\$ -	\$ -	\$ 2,700,000

FUNDING SOURCES										
Fund 540 (Traffic Impact)	\$ -	\$ 200,000	\$ 150,000	\$ -	\$ 200,000	\$ 650,000	\$ -	\$ -	\$ -	\$ 1,200,000
Other (Unfunded)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ 1,500,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 150,000	\$ -	\$ 200,000	\$ 2,150,000	\$ -	\$ -	\$ -	\$ 2,700,000

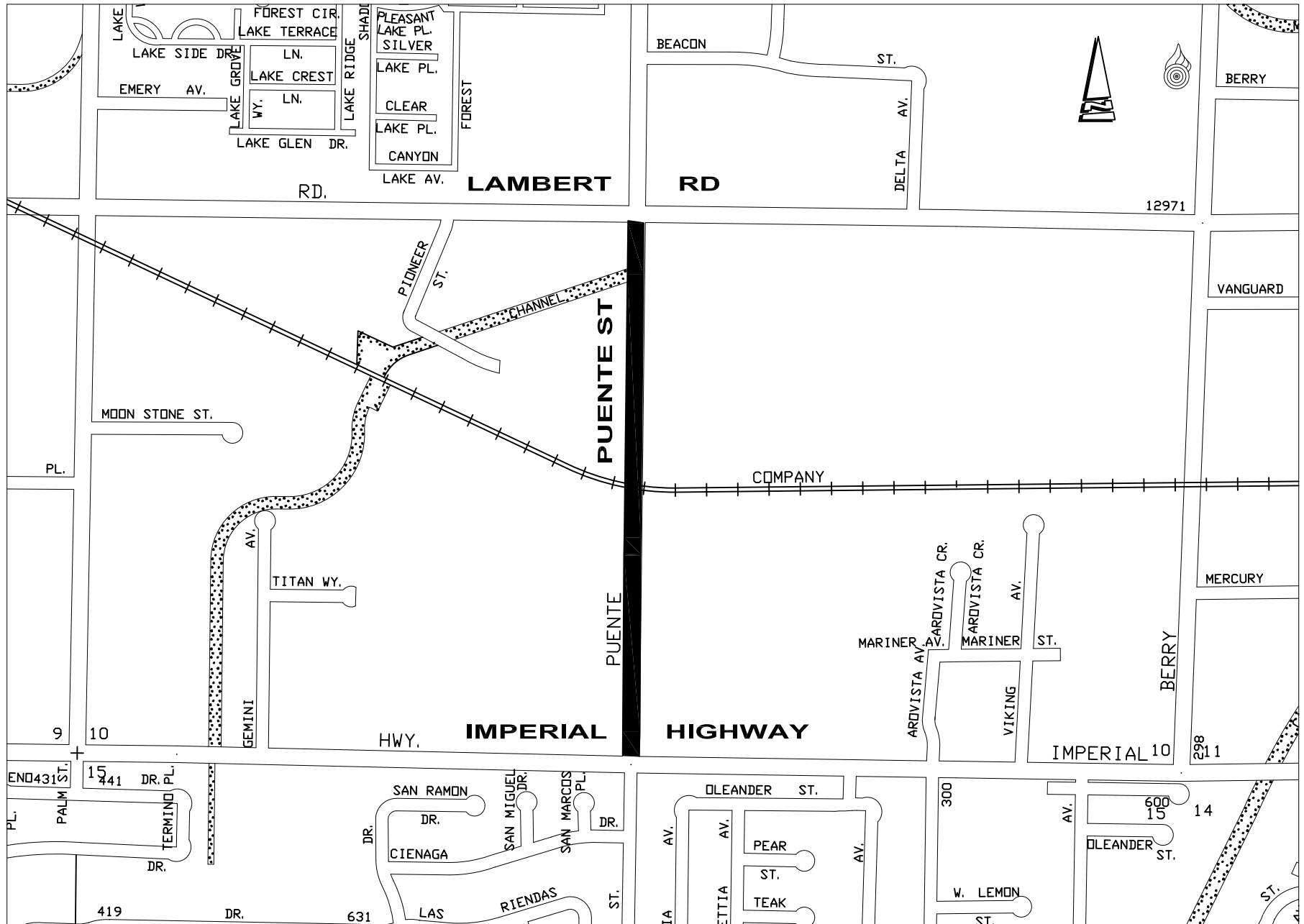
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$200,000

Project Manager Approval:

Michael Ho  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7311

## PUENTE STREET REHABILITATION



### VICINITY MAP

NOT TO SCALE

## PROJECT 7311

### STREET IMPROVEMENTS - PUENTE STREET REHABILITATION

This project will rehabilitate Puente Street from Imperial Highway to Lambert Road. Improvements consist of reconstructing existing asphalt pavement, replacing damaged sidewalk, curb, gutter and upgrading existing curb access ramps to current Americans with Disabilities Act (ADA) requirements. This project will also replace existing aging and deteriorated water mains on Puente Street from Lambert Road to Imperial Highway. Coordination with Caltrans is required for permit and construction.

PROJECT 7311	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 2,363,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,363,000
CONST. ENGINEERING	\$ 4,523	\$ 195,477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
<b>TOTAL</b>	<b>\$ 69,523</b>	<b>\$ 2,558,477</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,628,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ 69,523	\$ 1,894,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,963,523
Fund 221 (RMRA)	\$ -	\$ 644,477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 644,477
Fund 220 (Gas Tax)	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 69,523</b>	<b>\$ 2,558,477</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,628,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$500,000	\$2,058,477

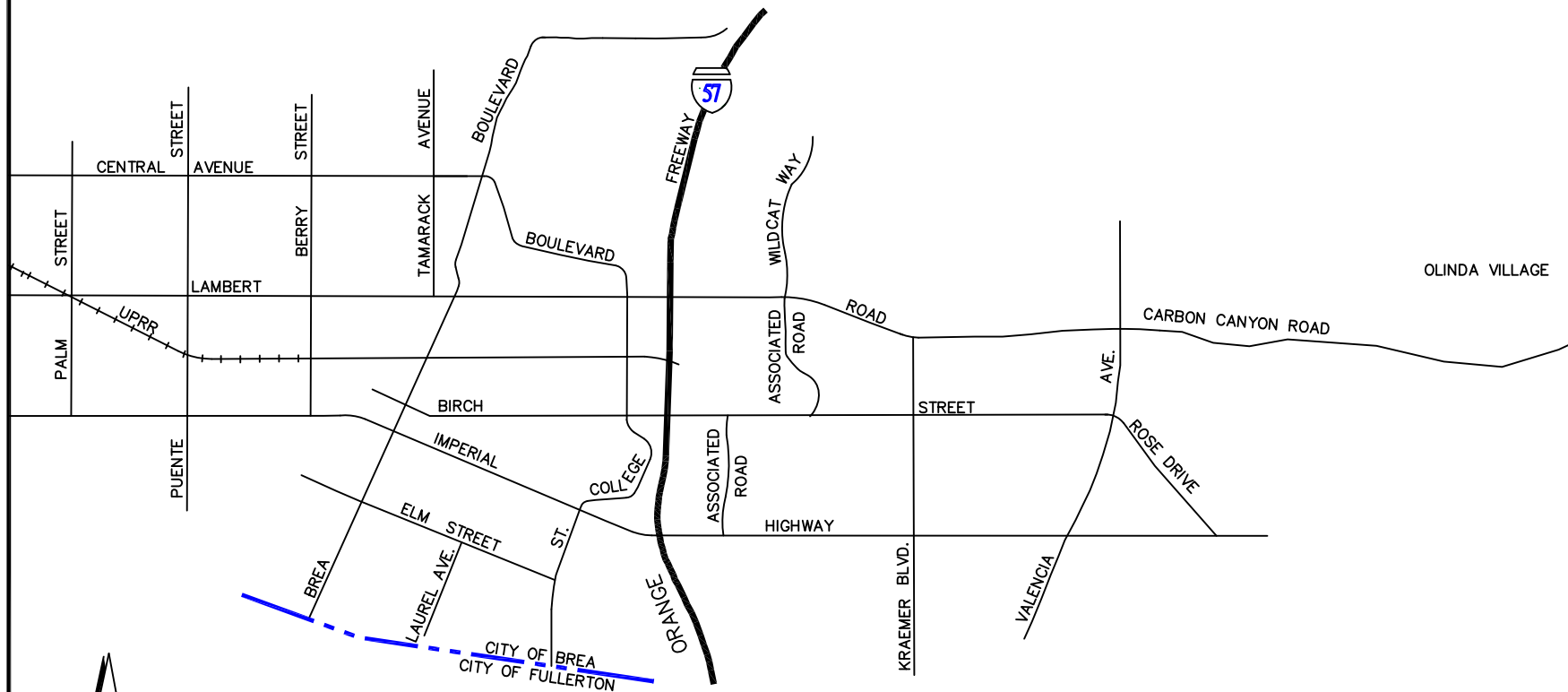
Project Manager Approval:

Michael Ho  
\_\_\_\_\_  
(Type Name)

# PROJECT 7312

## CITYWIDE SLURRY SEAL PROGRAM

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROGRAM 7312

### STREET IMPROVEMENTS - CITYWIDE SLURRY SEAL PROGRAM

The slurry seal program is an annual proactive, street maintenance program through which City streets are slurry sealed on an eight-year cycle. Each year, a listing of specific streets will be determined for slurry seal in coordination with the Pavement Management Plan (PMP) recommendations.

PROGRAM 7312	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,600,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,600,000

<b>FUNDING SOURCES</b>										
Fund 260 (Measure M)	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,600,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,600,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$200,000	\$0

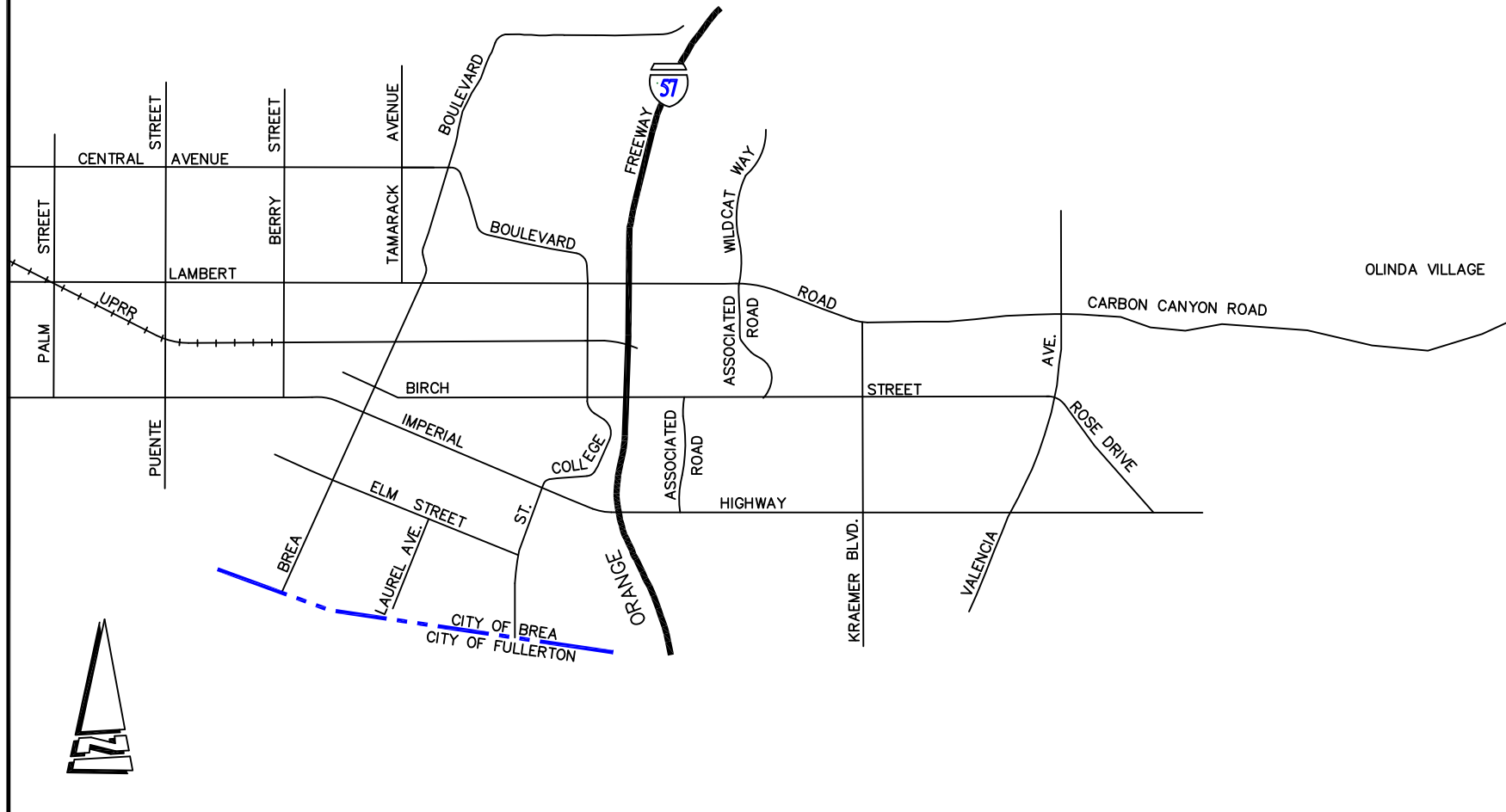
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7313

## CITYWIDE SIDEWALK REPLACEMENT

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROGRAM 7313

### STREET IMPROVEMENTS - CITYWIDE SIDEWALK REPLACEMENT PROGRAM

This project allows for repair and replacement of displaced concrete sidewalks, curb and gutter, and curb access ramps citywide on an annual as-needed basis.

PROGRAM 7313	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 224,668	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 924,668
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 224,668	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 924,668

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)	\$ -	\$ 224,668	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$ 924,668
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 224,668	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 924,668

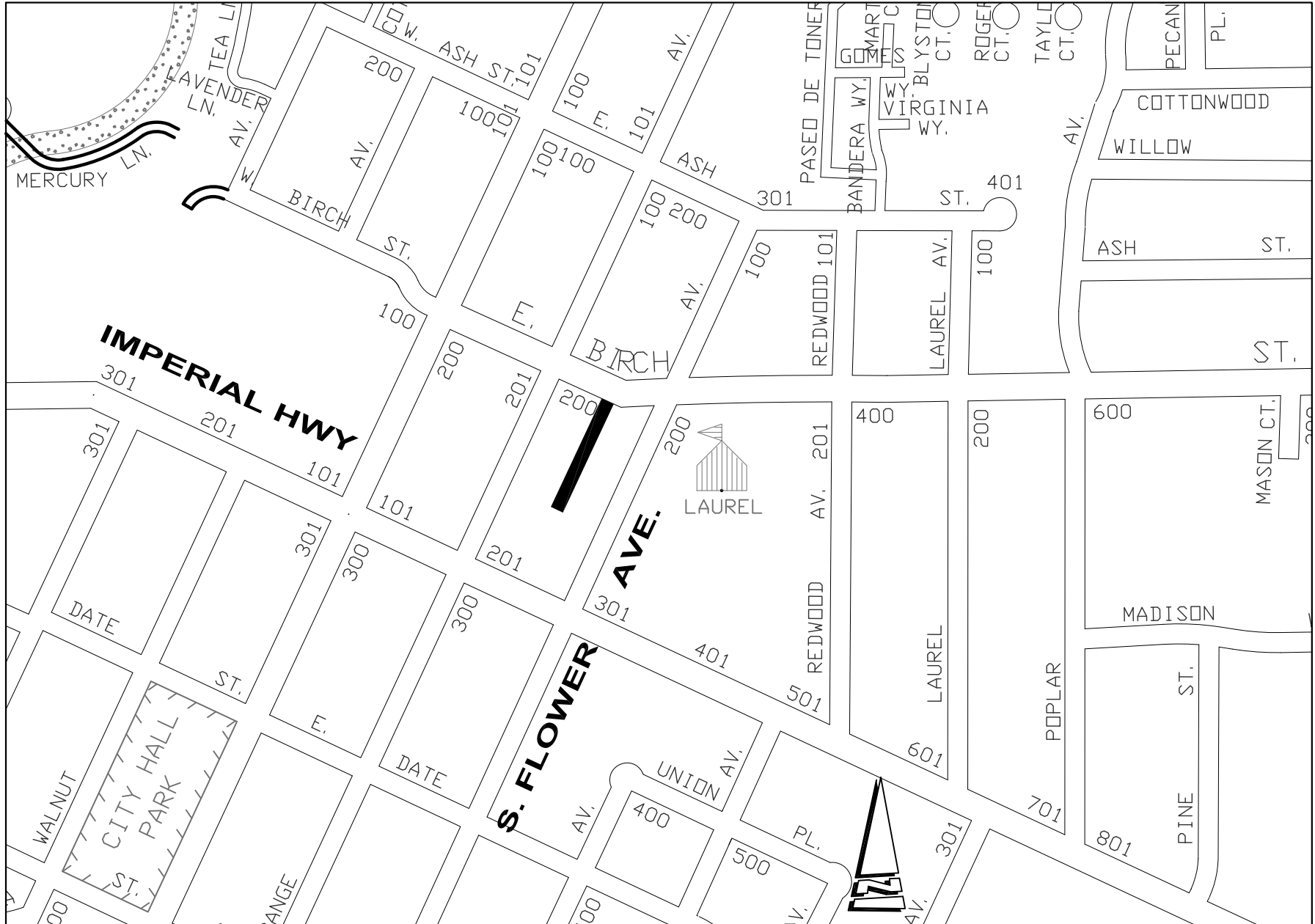
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$224,668	\$0

Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7319

ALLEY REHABILITATION WEST OF S. FLOWER AVE. NORTH OF IMPERIAL HWY.



**VICINITY MAP**

NOT TO SCALE



## PROJECT 7319

### STREET IMPROVEMENTS - ALLEY REHABILITATION WEST OF FLOWER NORTH OF IMPERIAL

This project will rehabilitate the alley west of Flower Avenue between Date Street & Imperial Highway. Selecton of this alley for rehabilitation is based on the ranking in accordance with the City's Pavemnt Management Plan (PMP).

PROJECT 7319	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 690	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 690
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 164,310	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 164,310
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 690</b>	<b>\$ 164,310</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 165,000</b>

<b>FUNDING SOURCES</b>										
Fund 260 (Measure M)	\$ 690	\$ 164,310	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 165,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 690</b>	<b>\$ 164,310</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 165,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$10,000	\$154,310

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

**ALLEY REHAB W/O SYCAMORE AVE. BETWEEN E. ELM ST. AND E. DATE ST.**



## PROJECT 7320

### STREET IMPROVEMENTS - ALLEY REHAB WEST OF SYCAMORE BETWEEN ELM AND DATE ST.

This project will rehabilitate the alleyway pavement west of Sycamore Avenue between Elm Street and Date Street. Selection of this alley for rehabilitation is based on the ranking in accordance with the City's Pavement Management Plan (PMP).

PROJECT 7320	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 488	\$ 19,512	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,000
CONST. ENGINEERING	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000
<b>TOTAL</b>	<b>\$ 488</b>	<b>\$ 164,512</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 165,000</b>

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)	\$ 488	\$ 164,512	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 165,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 488</b>	<b>\$ 164,512</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 165,000</b>

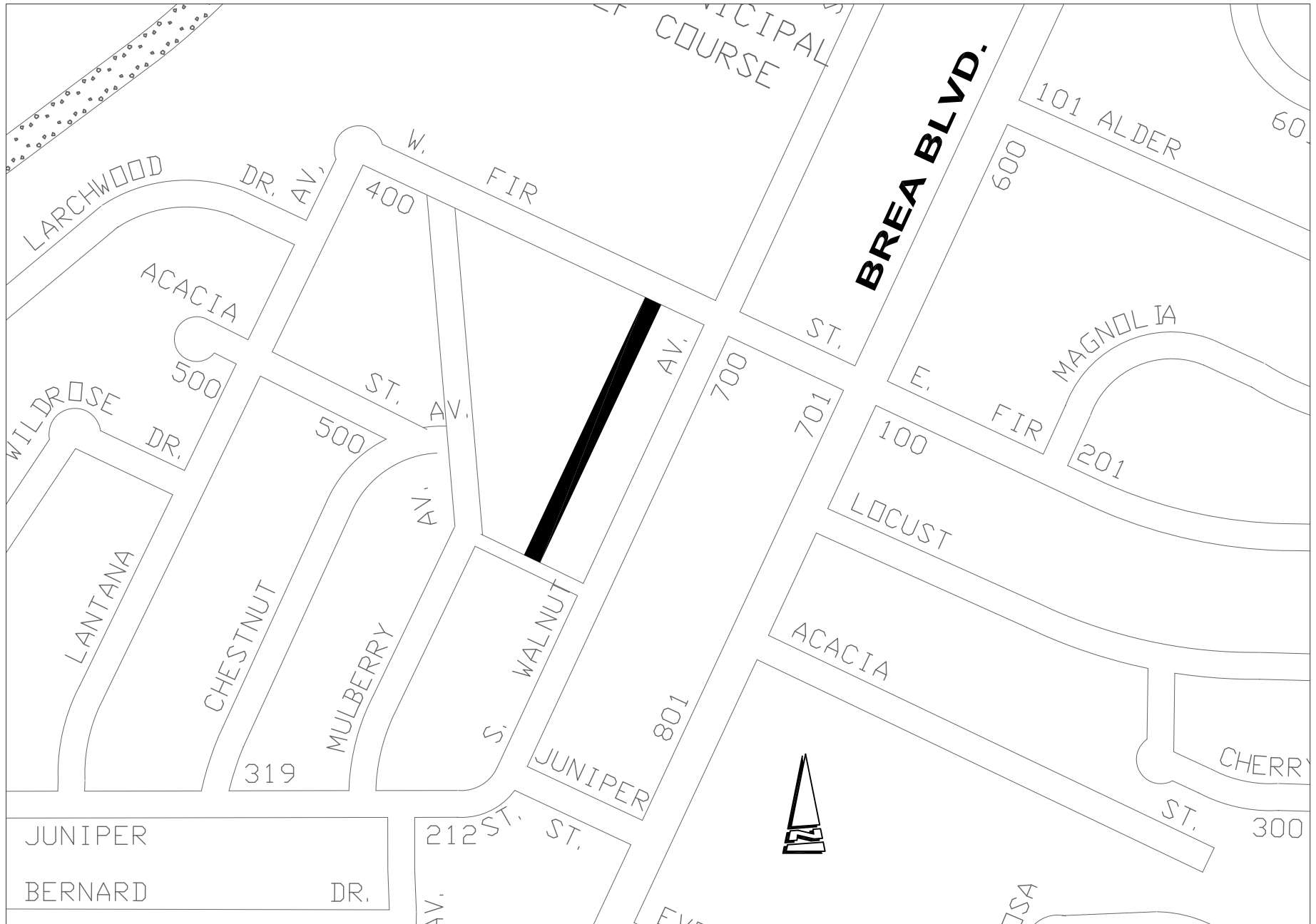
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$10,000	\$154,512

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# PROJECT 7321

ALLEY PAVEMENT REHABILITATION W/O S. WALNUT AVE.  
BETWEEN ACACIA ST. & W. FIR ST.



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7321

### STREET IMPROVEMENTS - ALLEY PAVEMENT REHAB W/O WALNUT BETWEEN ACACIA & FIR STREETS

This project will rehabilitate the alley west of Walnut Avenue between Acacia Street and Fir Street. The selection of this alley for rehabilitation is based on the ranking in accordance with the City's Pavement Management Plan (PMP).

PROJECT 7321	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 512	\$ 19,488	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
CONST. ENGINEERING	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000
<b>TOTAL</b>	<b>\$ 512</b>	<b>\$ 184,488</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 185,000</b>

FUNDING SOURCES										
Fund 220 (Gas Tax)	\$ 512	\$ 184,488	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 185,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 512</b>	<b>\$ 184,488</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 185,000</b>

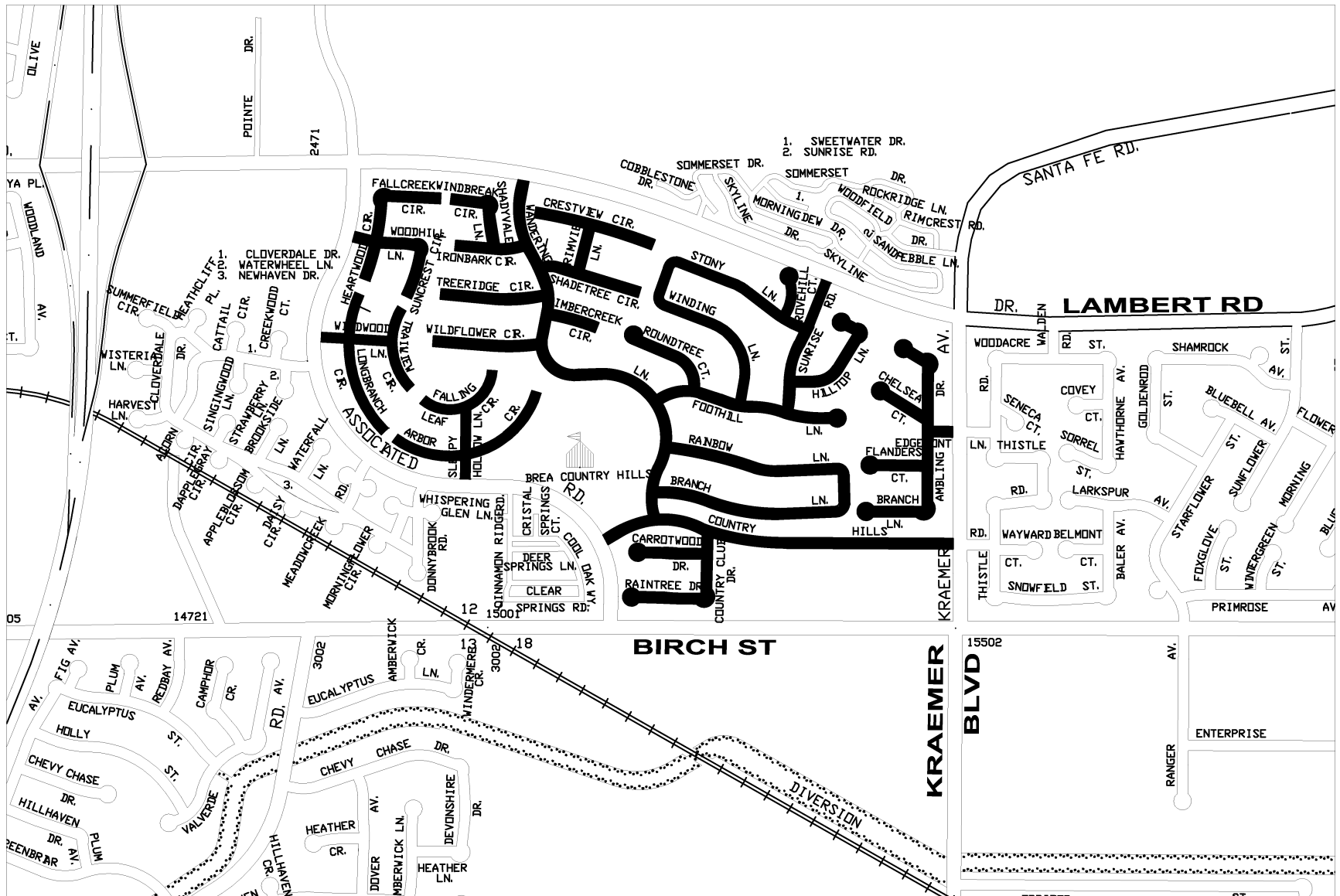
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$15,000	\$169,488

Project Manager Approval:

Kathryn Demesa Sebastian  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7322

## STREET IMPROVEMENTS COUNTRY HILLS SUBDIVISION PAVEMENT & WATER CONNECTION REHABILITATION



## VICINITY MAP

NOT TO SCALE

## PROJECT 7322

### STREET IMPROVEMENTS - COUNTRY HILLS SUBDIVISION PAVEMENT & WATER CONNECTION REHABILITATION

This project will rehabilitate the existing streets within the Country Hills subdivision pursuant to the city's Pavement Management Program (PMP). Additionally, the existing water connections throughout the area will be replaced. The improvements will also include updating curbs, gutters and ADA ramps.

PROJECT 7322	Actual Prior	Estimated 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 125,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 125,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,500,000	\$ 793,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,293,000
CONST. ENGINEERING	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ 1,775,000</b>	<b>\$ 793,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,568,000</b>

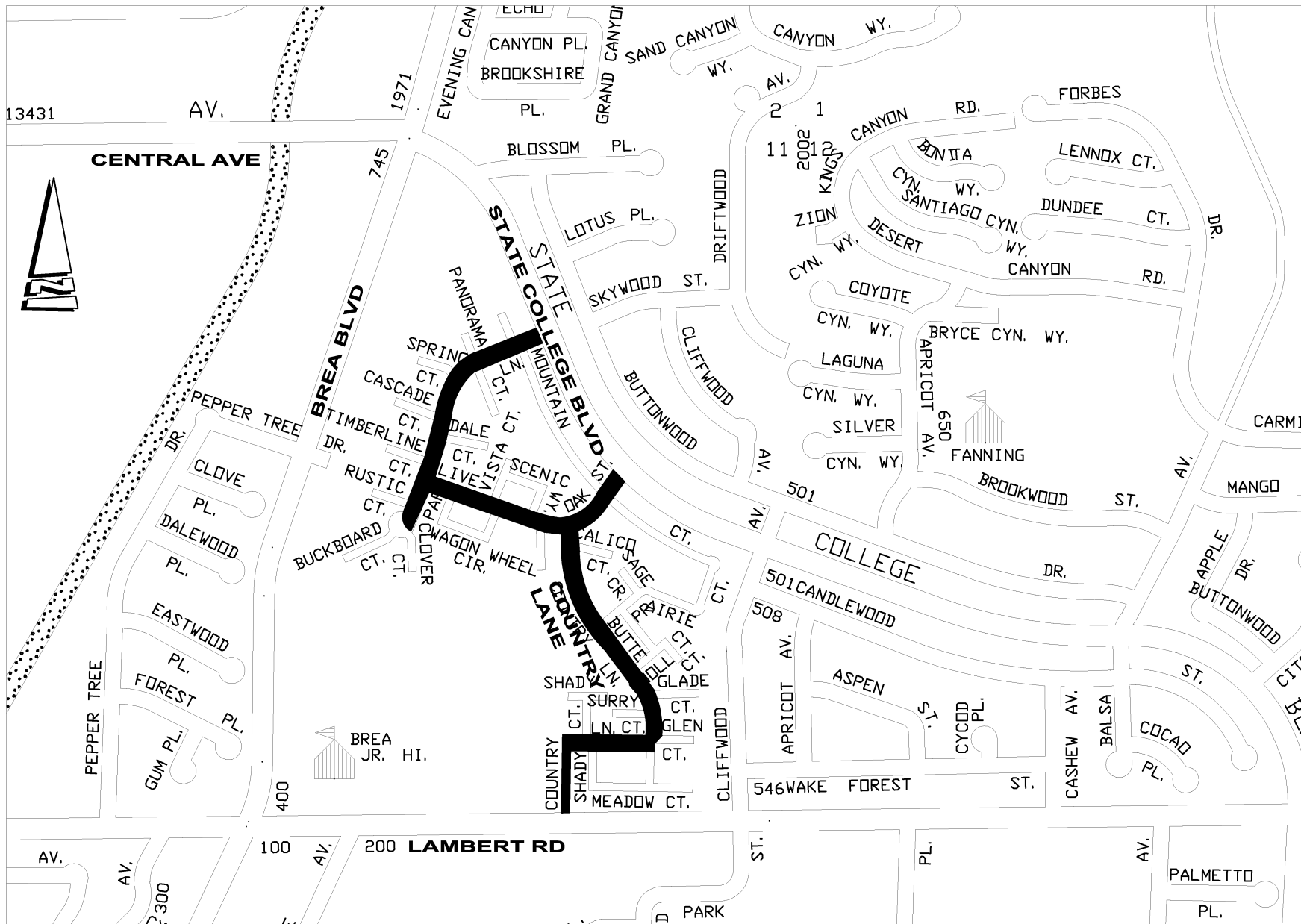
<b>FUNDING SOURCES</b>										
Fund 260 (Measure M)	\$ -	\$ 525,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 775,000
Fund 221 (RMRA)	\$ -	\$ 743,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 743,000
Fund 420 (Water)	\$ -	\$ 307,000	\$ 193,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500,000
Fund 220 (Gas Tax)	\$ -	\$ 200,000	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 550,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ 1,775,000</b>	<b>\$ 793,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,568,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$1,725,000

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# COUNTRY LANE STREET REHABILITATION



**NOT TO SCALE**



PROJECT 7323

STREET IMPROVEMENTS - COUNTRY LANE STREET REHABILITATION

This project will use the grind and overlay method to rehabilitate the streets in the Country Lane neighborhood as called for in the Pavement Management Program.

PROJECT 7323	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 950,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 50,000	\$ 950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
FUNDING SOURCES										
Fund 260 (Measure M)	\$ -	\$ 50,000	\$ 950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 50,000	\$ 950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000

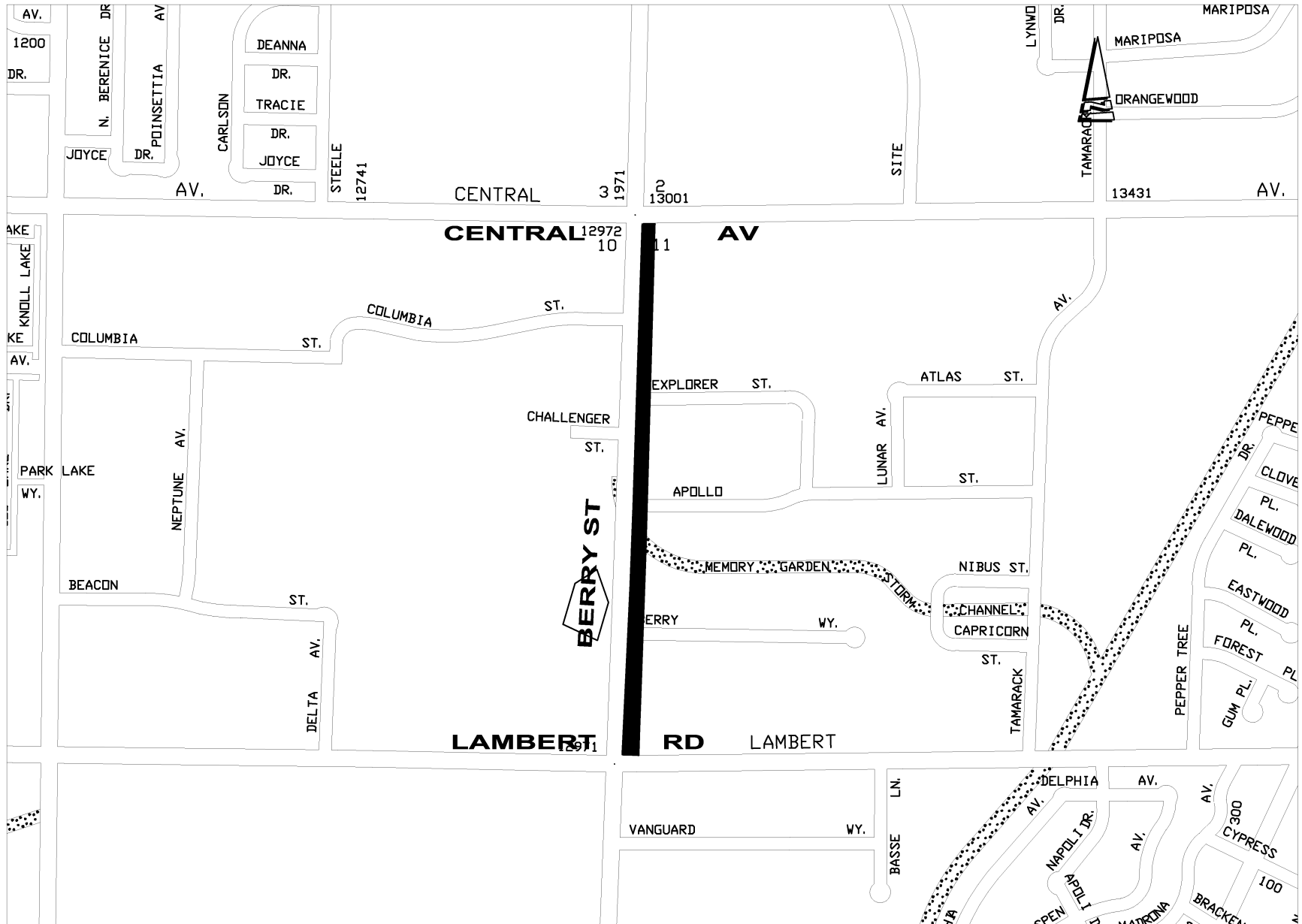
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$40,000	\$10,000

Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# PROJECT 7324

## BERRY STREET SIDEWALK



**VICINITY MAP**  
NOT TO SCALE

PROJECT 7324

STREET IMPROVEMENTS - BERRY STREET SIDEWALK STUDY

This project will design approximately 2,000 linear feet of 8-foot wide sidewalks along the east side of Berry Street between Lambert Road and Central Avenue.

PROJECT7324	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000
RIGHT OF WAY	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
CONSTRUCTION	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
CONST. ENGINEERING	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000
FUNDING SOURCES										
Fund 220 (Gas Tax)	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$50,000	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$50,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$30,000	\$20,000

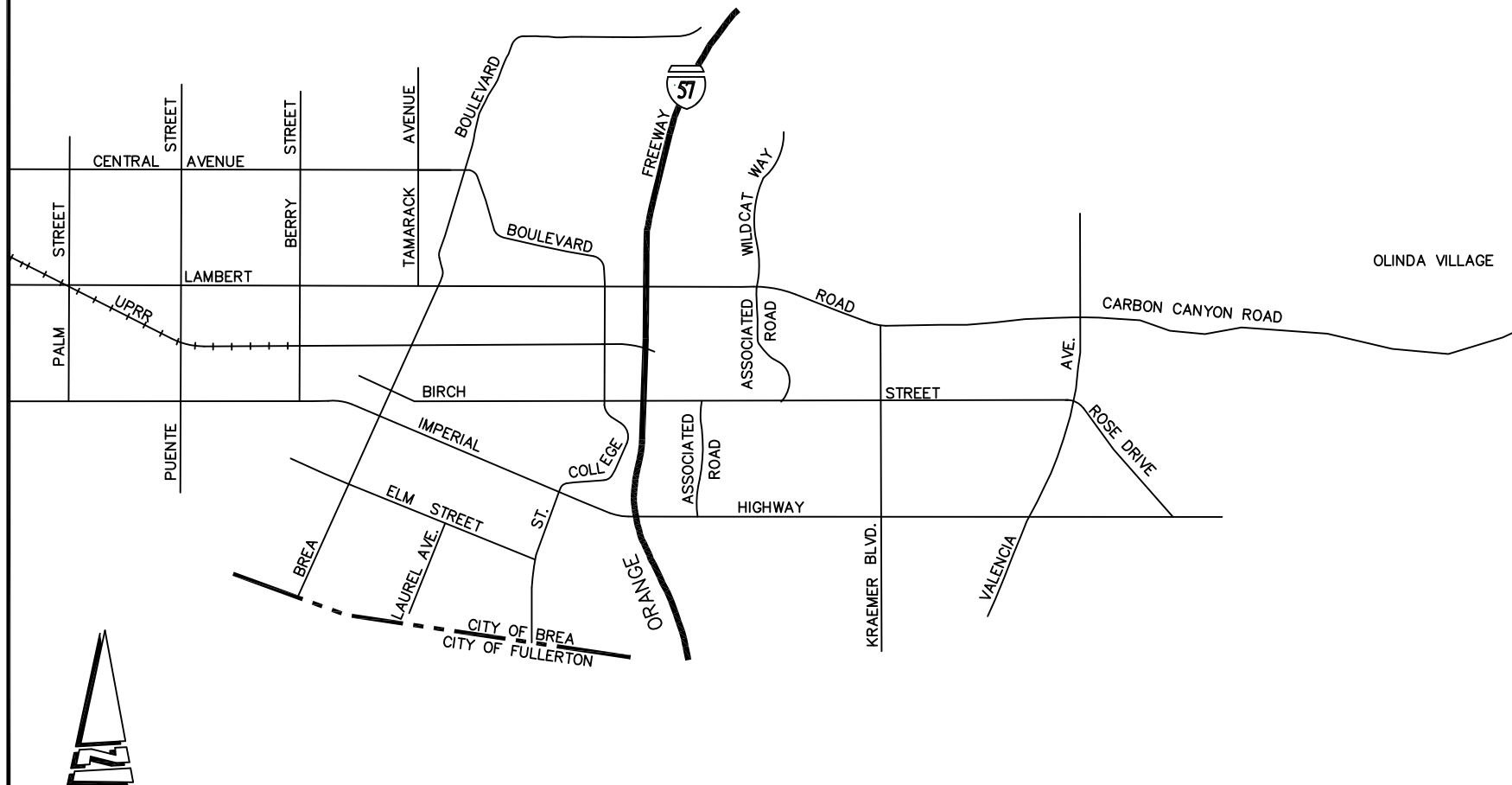
Project Manager Approval:

Kathryn Demesa Sebastian  
(Type Name)

# PROJECT 7325

## ADA RAMP COMPLIANCE UPGRADE

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7325

### STREET IMPROVEMENTS - ADA RAMP COMPLIANCE UPGRADE

This project will replace existing ADA (Americans with Disabilities Act) Ramps to bring them up to current ADA specifications. The work will be performed on public sidewalks and near public streets.

PROJECT 7325	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000

<b>FUNDING SOURCES</b>										
Fund 290 (CDBG)	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000

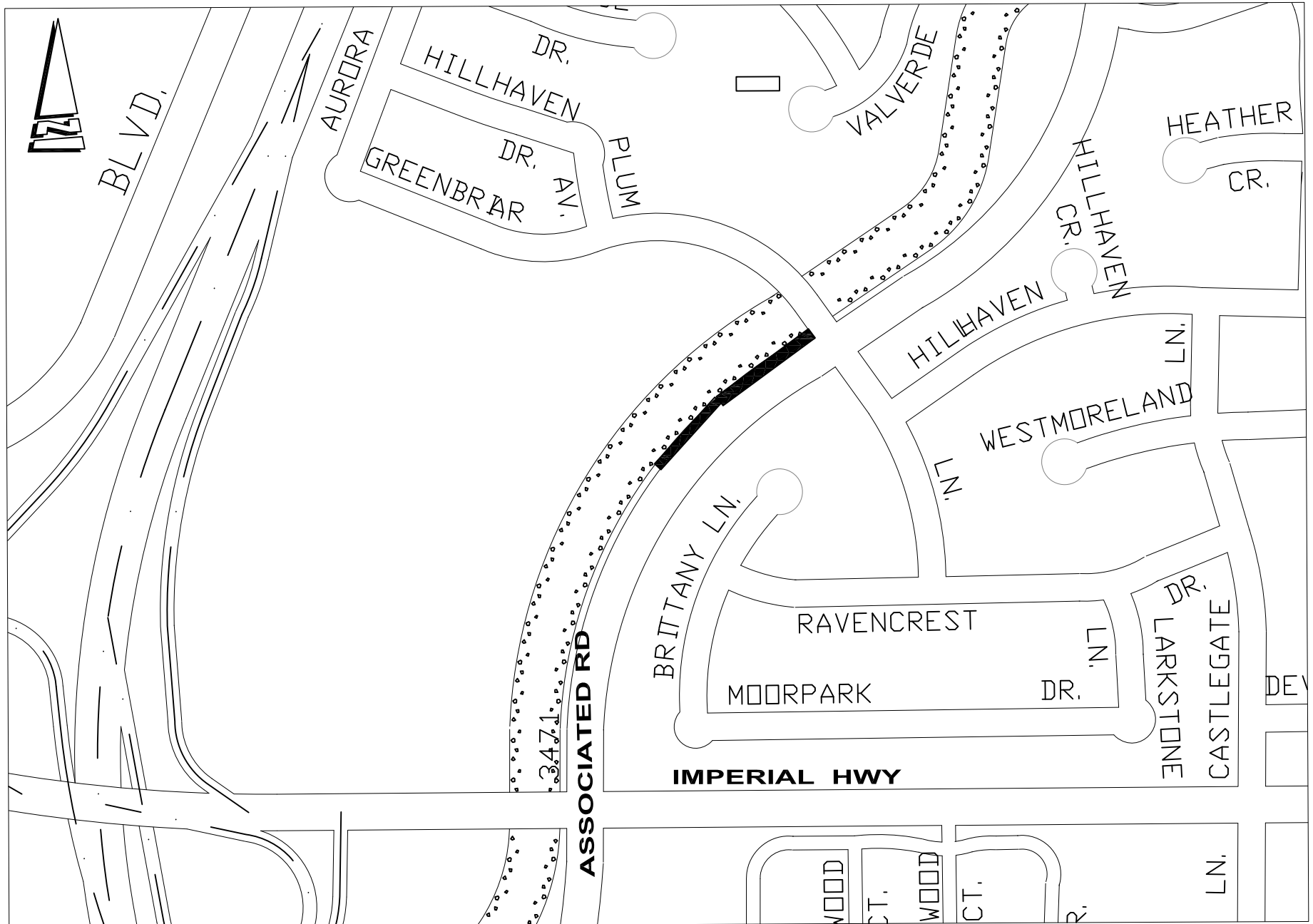
Estimated Expenses 2018-19	Estimated Carryover 2018-19

Project Manager Approval:

Will Wenz  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7962

## MASONRY WALL & WROUGHT IRON FENCE REPAIR



**VICINITY MAP**

NOT TO SCALE

PROJECT 7962

STREET IMPROVEMENTS - FENCE REPAIRS ALONG ASSOCIATED ROAD

This project will repair the damaged wrought iron fence and masonry wall along Associated Road.

PROJECT7962	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
RIGHT OF WAY	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
CONSTRUCTION	\$-	\$-	\$30,000	\$-	\$-	\$-	\$-	\$-	\$-	\$30,000
CONST. ENGINEERING	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$-	\$30,000	\$-	\$-	\$-	\$-	\$-	\$-	\$30,000
FUNDING SOURCES										
Fund 220 (Gas Tax)	\$-	\$-	\$30,000	\$-	\$-	\$-	\$-	\$-	\$-	\$30,000
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL	\$-	\$-	\$30,000	\$-	\$-	\$-	\$-	\$-	\$-	\$30,000

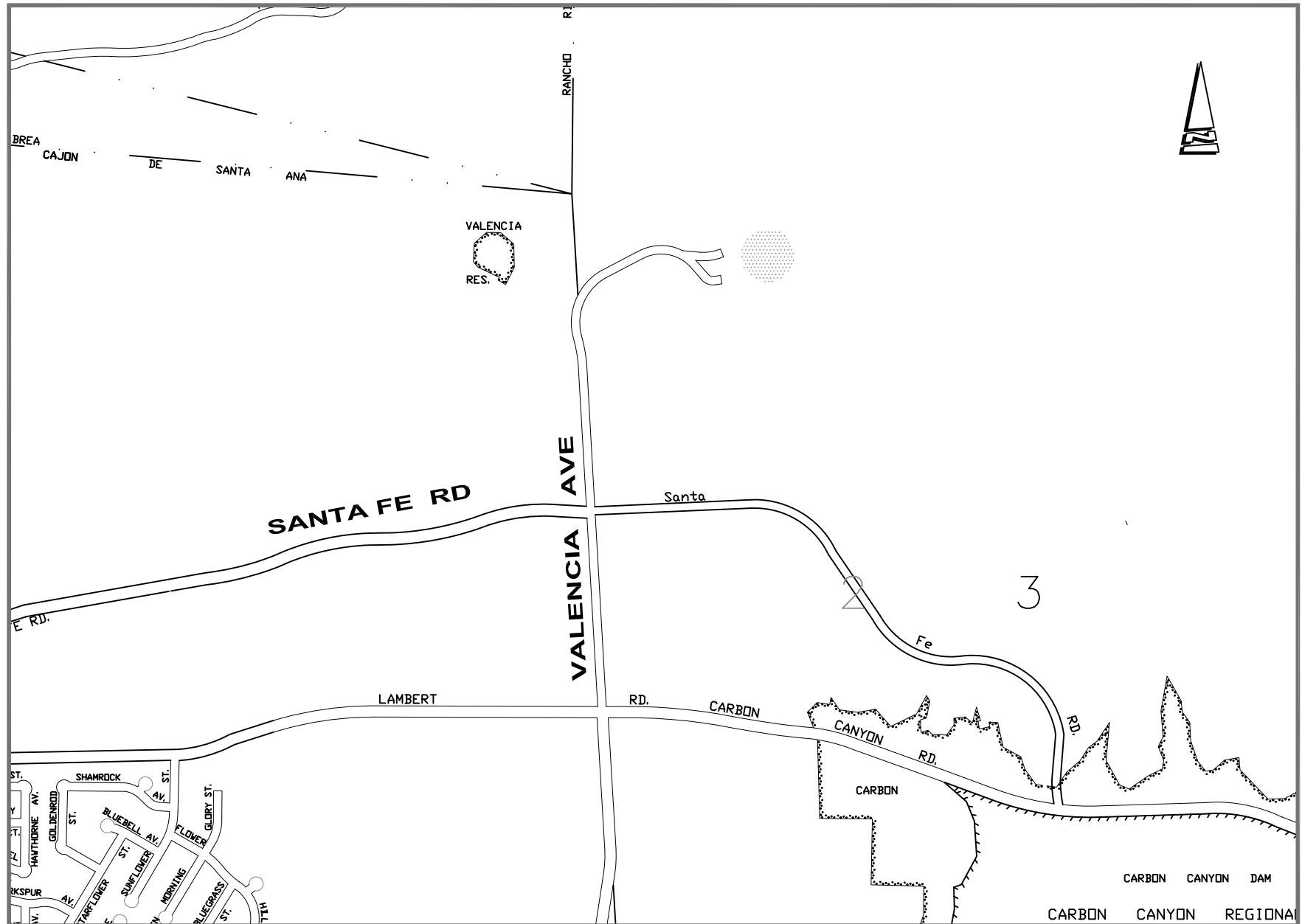
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Will Wenz  
(Type Name)

# PROJECT 7964

## REHABILITATE LANDFILL ACCESS ROAD ON VALENCIA AVE



### VICINITY MAP

NOT TO SCALE



## PROJECT 7964

### STREET IMPROVEMENTS - REHABILITATE LANDFILL ACCESS ROAD ON VALENCIA AVE

This project includes asphalt grind & overlay and install new 6" curb & gutter on east side of roadway to prevent erosion of hillside and under-pavement. Road is deteriorating & the hillside is eroding from water run-off.

PROJECT 7964	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 30,000	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,000

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)	\$ -	\$ -	\$ 30,000	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 30,000	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Will Wenz  
 \_\_\_\_\_  
 (Type Name)



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

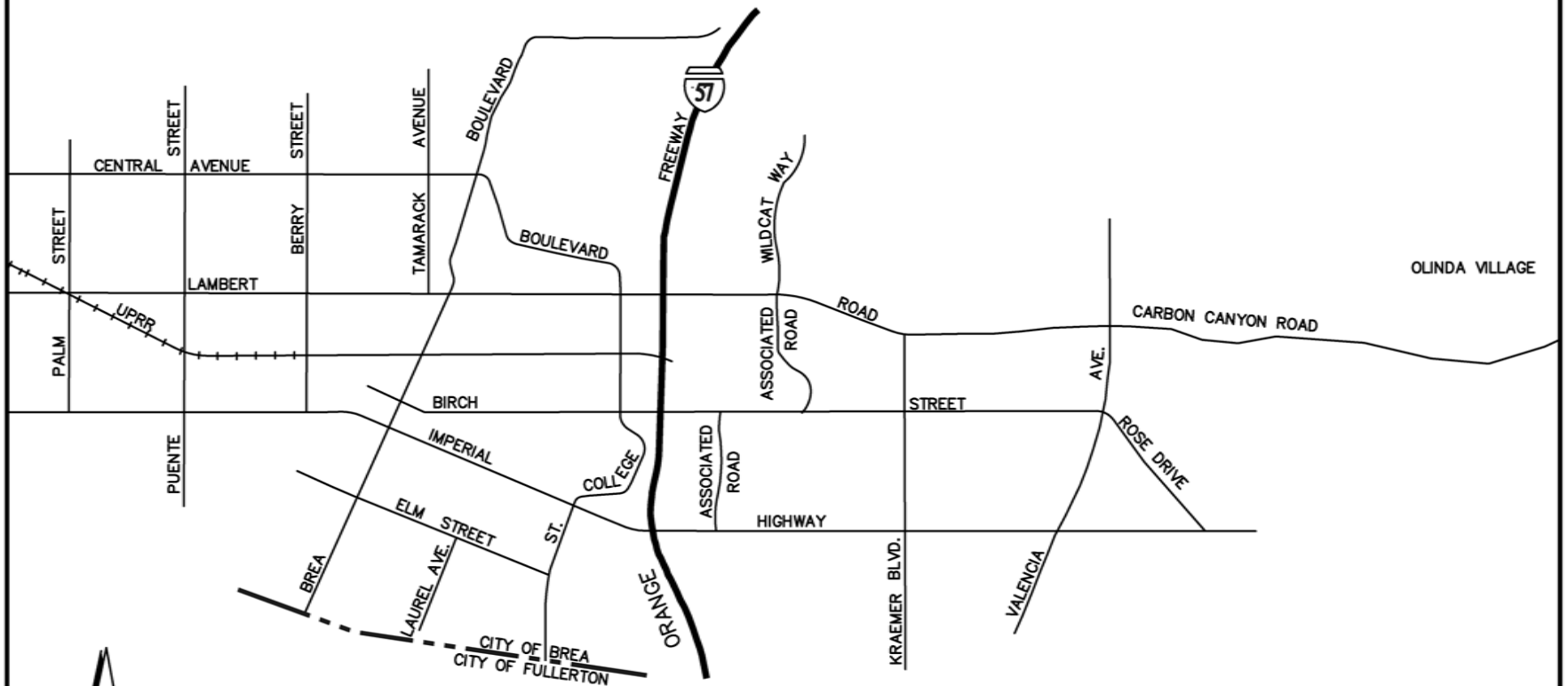
**FY 2020-21 through FY 2026-27**

**TRAFFIC SAFETY ENHANCEMENTS**

# PROJECT 7212

## ILLUMINATED STREET NAME SIGN UPGRADE

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7212

### TRAFFIC SAFETY ENHANCEMENTS - ILLUMINATED STREET NAME SIGN UPGRADE

This funding will upgrade existing illuminated street name signs at signalized intersections on Imperial Highway (a State Highway).

PROJECT 7212	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 320,433	\$ 165,296	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 510,729
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 320,433</b>	<b>\$ 165,296</b>	<b>\$ 25,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 510,729</b>

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)	\$ 320,433	\$ 165,296	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 510,729
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 320,433</b>	<b>\$ 165,296</b>	<b>\$ 25,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 510,729</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$165,296

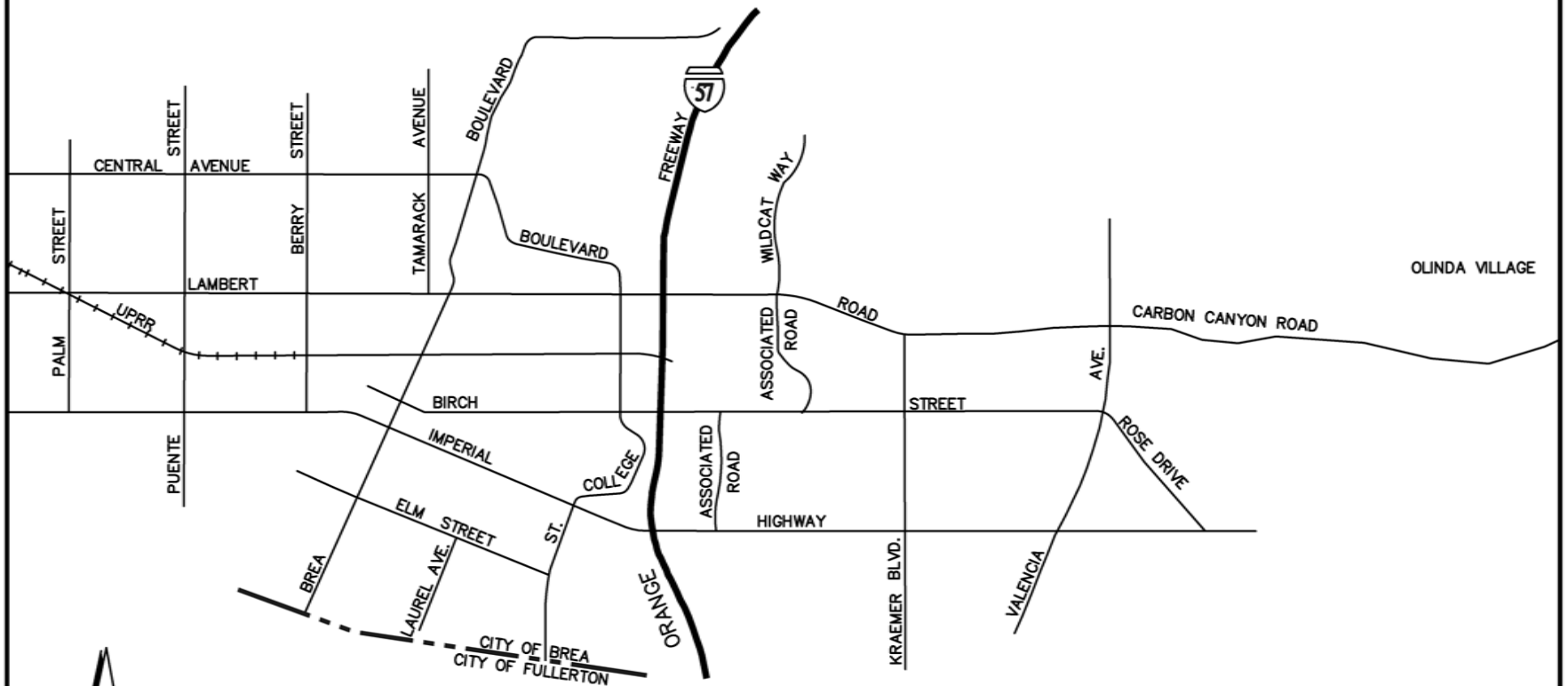
Project Manager Approval:

Will Wenz  
(Type Name)

# PROJECT 7218

## TRAFFIC SIGNAL CONTROLLER UPGRADE

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7218

### TRAFFIC SAFETY ENHANCEMENTS - TRAFFIC SIGNAL CONTROLLER UPGRADE

This project will replace obsolete traffic signal controllers and cabinets, upgrade existing and install new video detection equipment, install Opticom GPS vehicle preemption equipment, install connected vehicle technology, install battery back-up equipment, and upgrade other traffic signal equipment. These improvements will facilitate more efficient vehicle travel times and driver information, improve pedestrian and transit operations, and reduce emergency vehicle response times.

PROJECT 7218	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 900		\$ -	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 150,900
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 129,600	\$ 426,568	\$ -	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 1,156,168
CONST. ENGINEERING	\$ 14,900		\$ -	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 164,900
<b>TOTAL</b>	<b>\$ 145,400</b>	<b>\$ 426,568</b>	<b>\$ -</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 1,471,968</b>

<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ 145,400	\$ 368,806	\$ -	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 1,114,206
Fund 260 (Measure M)	\$ -	\$ 57,762	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 357,762
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 145,400</b>	<b>\$ 426,568</b>	<b>\$ -</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 150,000</b>	<b>\$ 1,471,968</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$5,000	\$421,568

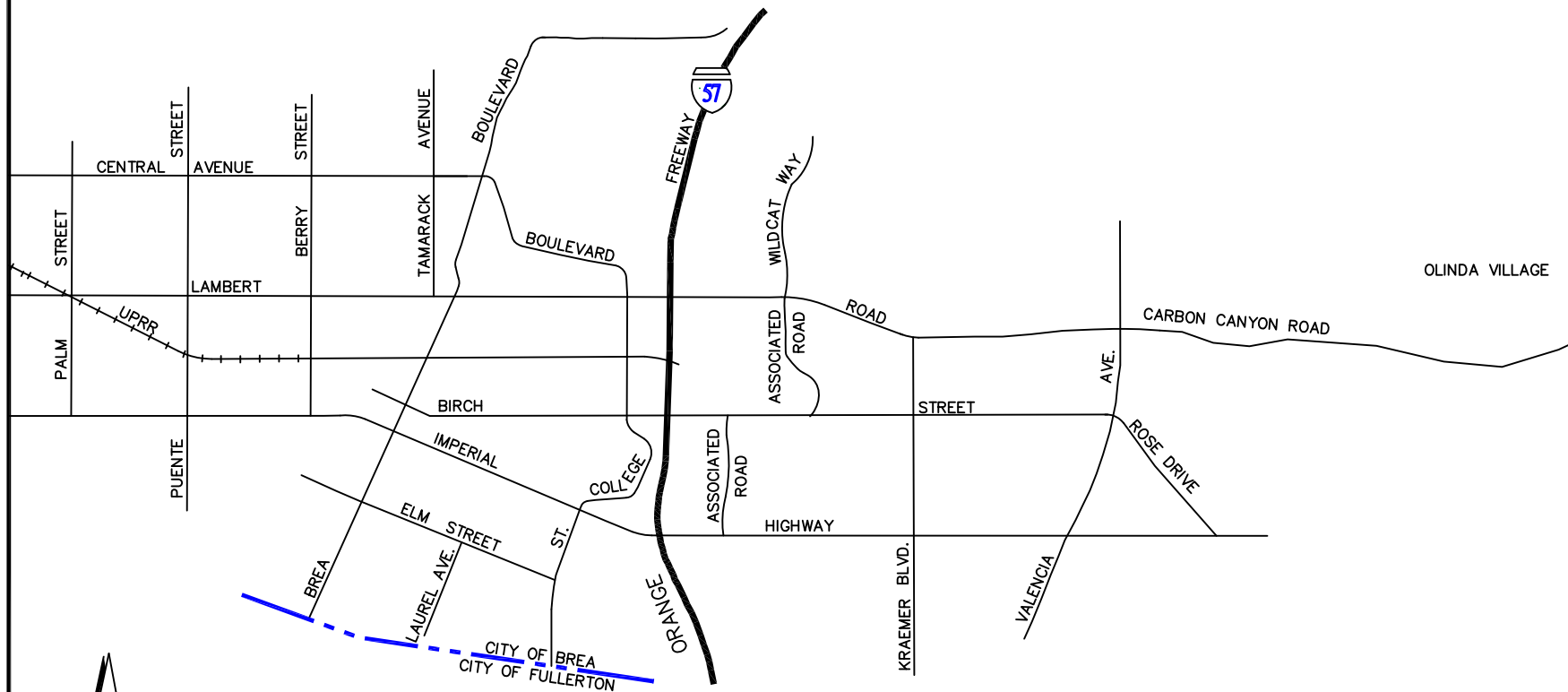
Project Manager Approval:

City Traffic Engineer  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7702

## REGULATORY SIGN REPLACEMENT

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE



## PROJECT 7702

### TRAFFIC SAFETY ENHANCEMENTS - REGULATORY SIGN REPLACEMENT

This project will replace regulatory sign throughout the City to be compliant with current laws.

PROJECT 7702	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 11,300	\$ 56,916	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 56,916
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 11,300</b>	<b>\$ 56,916</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 56,916</b>

<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ -	\$ 56,916	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 56,916
Fund 220 (Gas Tax)	\$ 11,300		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 11,300</b>	<b>\$ 56,916</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 56,916</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$46,916	\$10,000

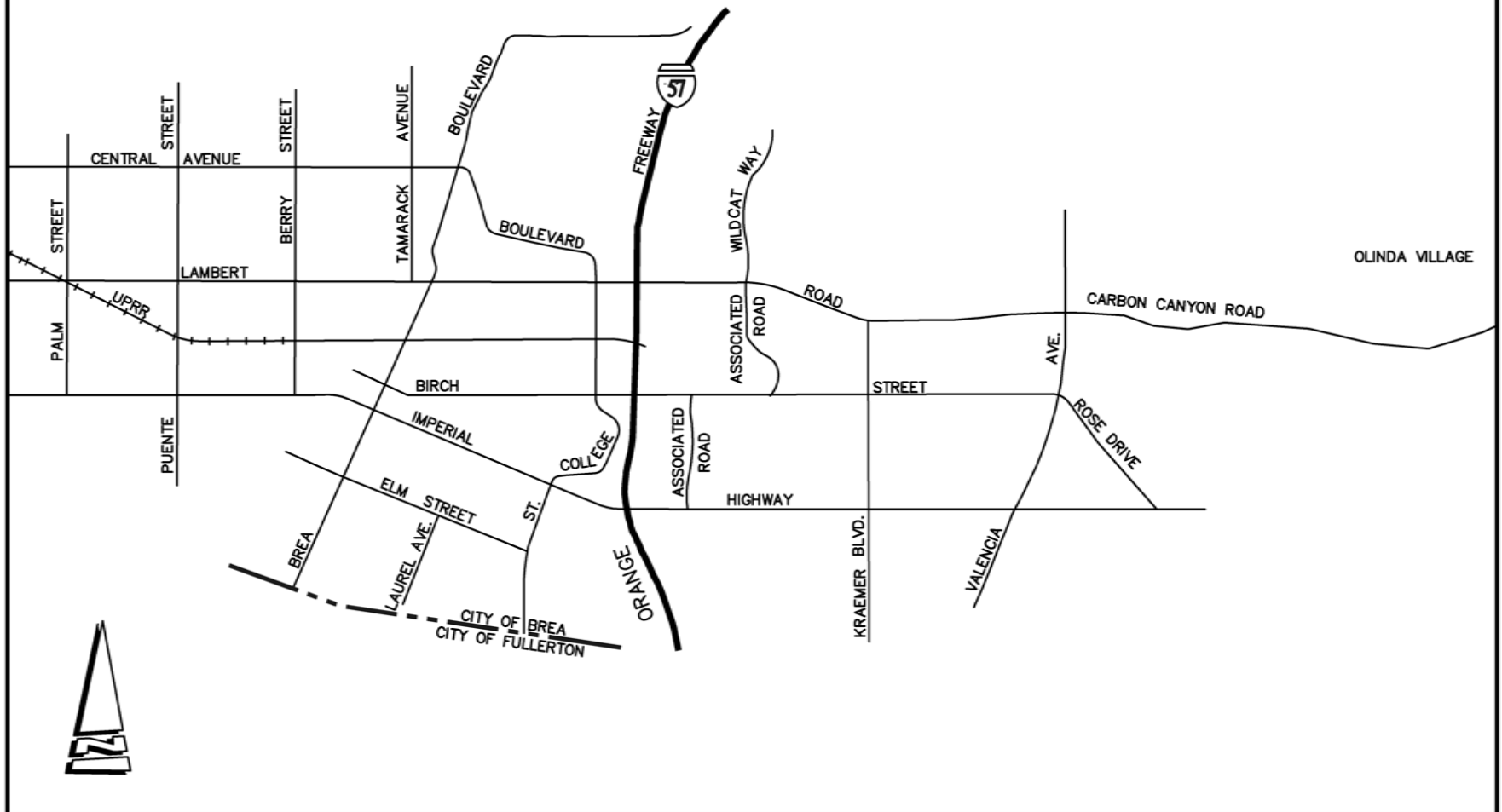
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7703

## STREET NAME SIGN REPLACEMENT

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7703

### TRAFFIC SAFETY ENHANCEMENTS - STREET NAME SIGN REPLACEMENT

As required by the US Department of Transportation Federal Highway Administration, this project will remove and replace approximately 600 old, faded street name signs within the City to comply with the latest Manual on Uniform Traffic Control Devices (MUTCD) regulations.

PROJECT 7703	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 23,700	\$ 22,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,700
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 23,700</b>	<b>\$ 22,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 45,700</b>

<b>FUNDING SOURCES</b>										
Fund 220 (Gas Tax)	\$ 23,700	\$ 22,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,700
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 23,700</b>	<b>\$ 22,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 45,700</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$10,000	\$12,000

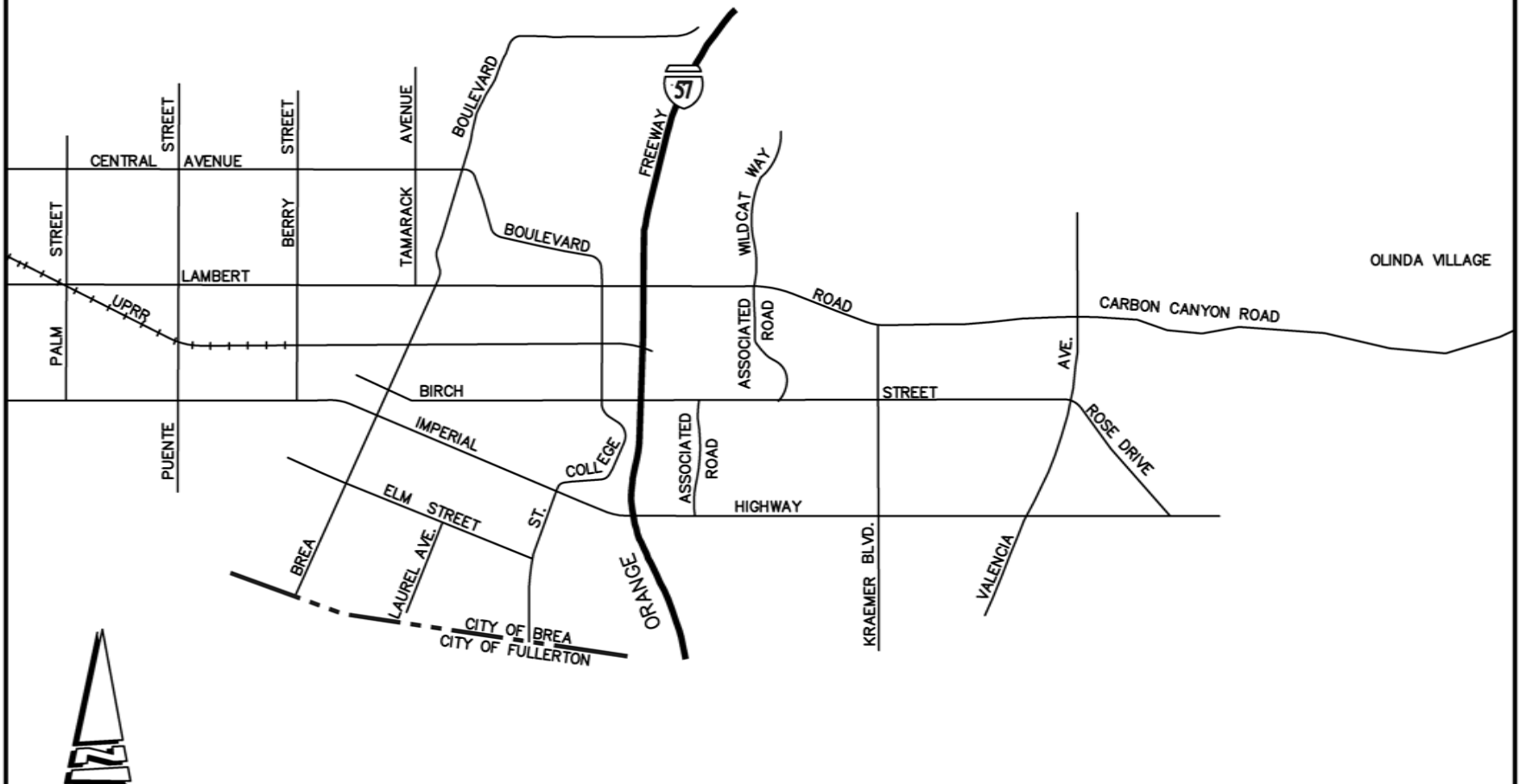
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7704

EMERGENCY CHANGEABLE MESSAGE SIGNS

## CITYWIDE PROJECT



## VICINITY MAP

NOT TO SCALE

## PROJECT 7704

### TRAFFIC SAFETY ENHANCEMENTS - EMERGENCY CHANGEABLE MESSAGE SIGNS

This project proposes to install changeable message signs that can be activated to notify drivers of Carbon Canyon Road closures. Signs provided by CalTrans (4 in Brea & 1 in Chino Hills) would be placed strategically so drivers can alter their travel route when Carbon Canyon is closed. This Caltrans project is currently on hold.

PROJECT 7704	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 556	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 556
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 655,682	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 655,682
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 556	\$ 655,682	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 656,238

FUNDING SOURCES										
Fund 540 (Traffic Impact)	\$ 556	\$ 497,408	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 497,964
Fund 220 (Gas Tax)	\$ -	\$ 158,274	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 158,274
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 556	\$ 655,682	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 656,238

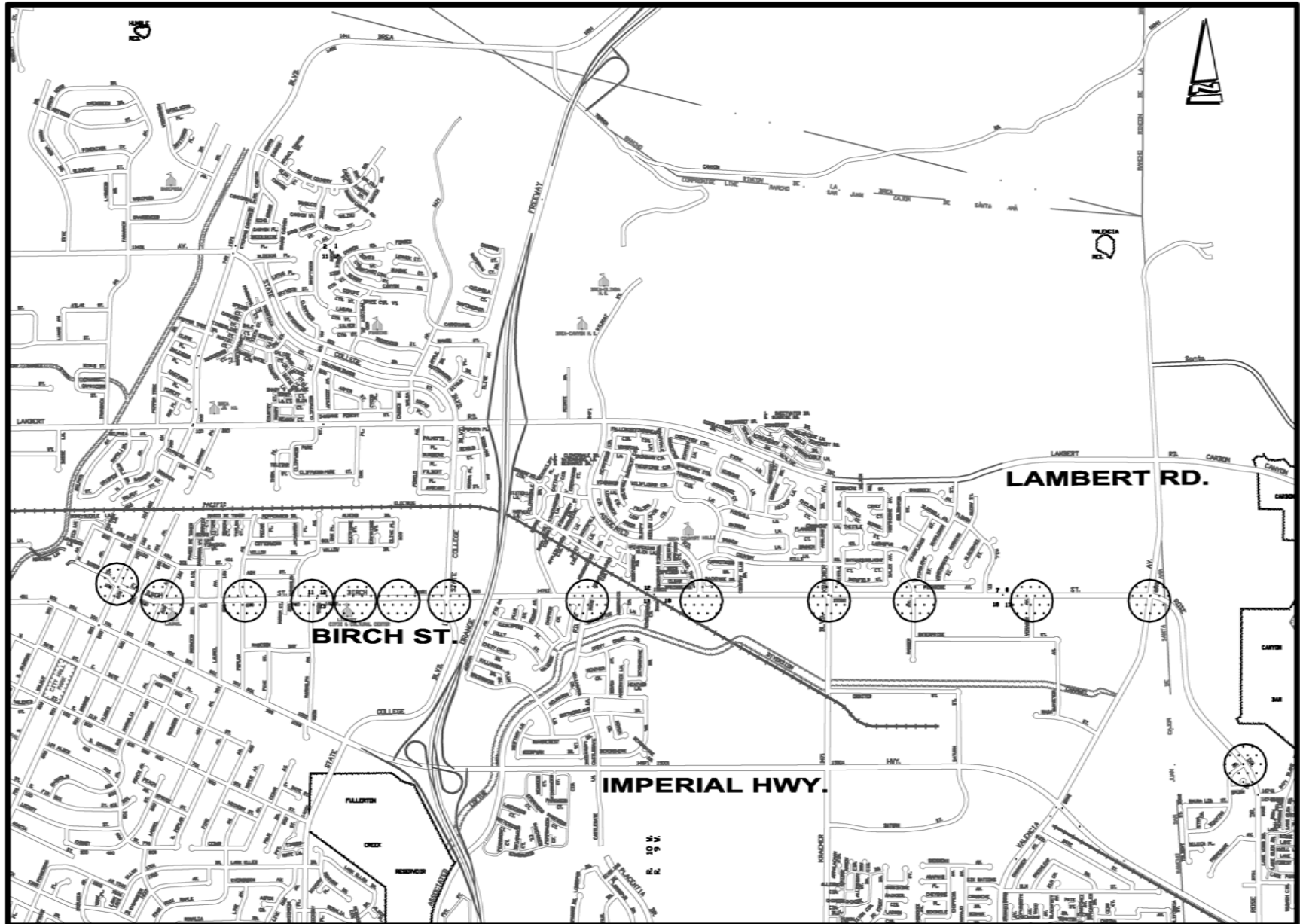
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$40,000	\$615,682

Project Manager Approval:

Michael Ho  
(Type Name)

# PROJECT 7709

## BIRCH STREET TRAFFIC SIGNAL SYNCHRONIZATION



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7709

### TRAFFIC SAFETY ENHANCEMENTS - BIRCH STREET TRAFFIC SIGNAL SYNCHRONIZATION

This project upgraded traffic signal control equipment, including fiber optic interconnect cable, expanding the existing fiber optic cable network along Birch Street and Rose Drive. Traffic signal timing was reviewed and adjusted to reflect current traffic conditions and to synchronize the traffic signals along the corridor. This project is part of the OCTA M2 Traffic Signal Synchronization Program and is currently in the monitoring phase.

PROJECT 7709	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 3,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 264,351	\$ 36,711	\$ 27,538	\$ 27,538	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 356,138
CONST. ENGINEERING	\$ 17,800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,800
<b>TOTAL</b>	<b>\$ 285,151</b>	<b>\$ 36,711</b>	<b>\$ 27,538</b>	<b>\$ 27,538</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 376,938</b>

<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ 285,151	\$ 36,711	\$ 27,538	\$ 27,538	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 376,938
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 285,151</b>	<b>\$ 36,711</b>	<b>\$ 27,538</b>	<b>\$ 27,538</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 376,938</b>

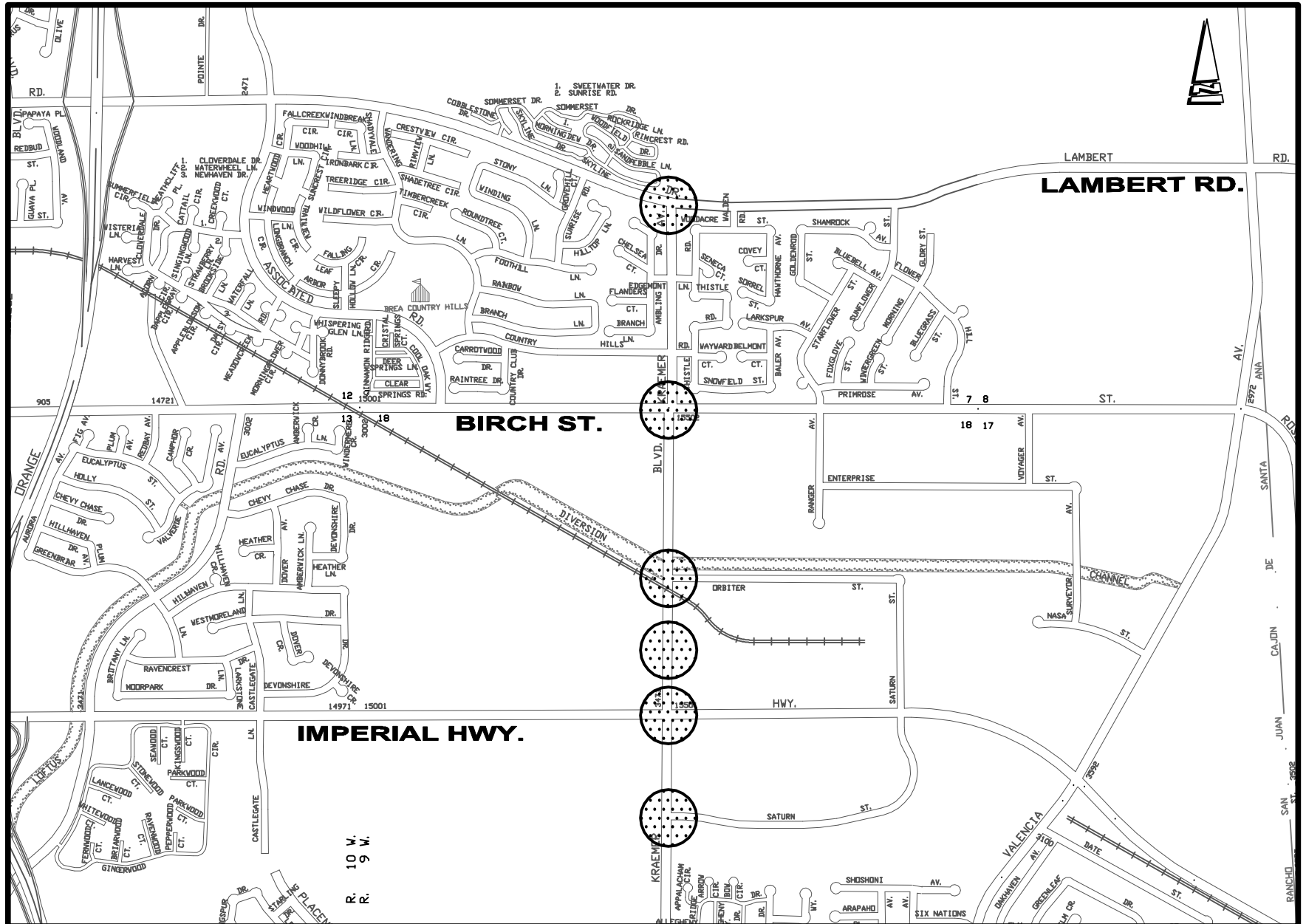
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$36,711	\$0

Project Manager Approval:

City Traffic Engineer  
(Type Name)

# PROJECT 7710

## KRAEMER BOULEVARD TRAFFIC SIGNAL SYNCHRONIZATION



**VICINITY MAP**

**NOT TO SCALE**



## PROJECT 7710

### TRAFFIC SAFETY ENHANCEMENTS - KRAEMER BLVD TRAFFIC SIGNAL SYNCHRONIZATION

This project will upgrade traffic signal control equipment, develop traffic signal timing plans and synchronize traffic signals along the Kraemer Boulevard/Glassell Street/Grand Avenue corridor in Brea, Placentia, Anaheim and Santa Ana. This is a joint project with the City of Placentia as the lead agency under the OCTA M2 Traffic Signal Synchronization Program. The design has been completed and the project is currently under construction.

PROJECT 7710	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 208,441	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 208,441
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 208,441	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 208,441

FUNDING SOURCES										
County Grants	\$ -	\$ 8,016	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,016
Other (Funded)	\$ -	\$ 200,425	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,425
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 208,441	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 208,441

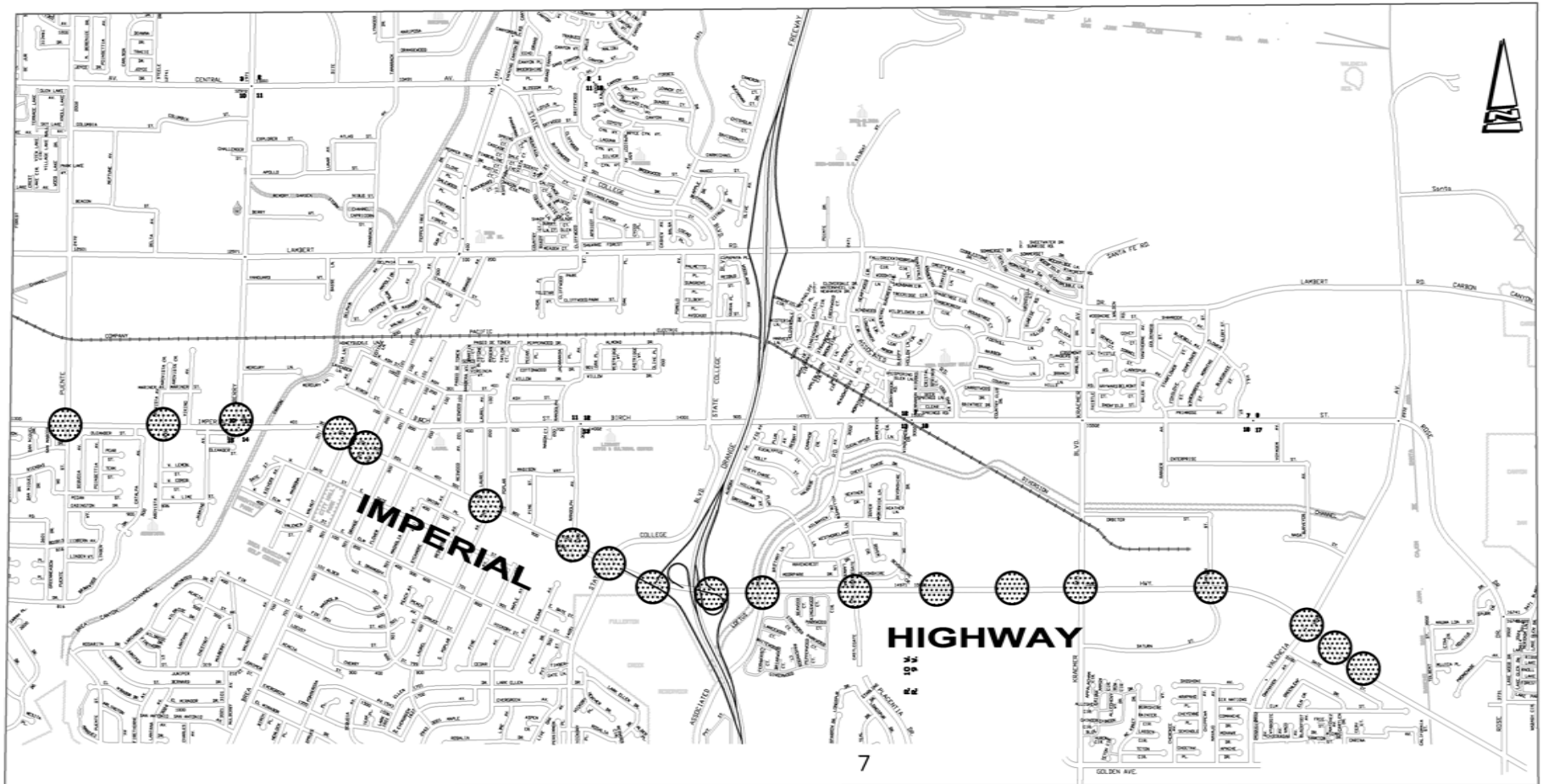
Estimated Expenses 2018-19	Estimated Carryover 2018-19
\$0	\$208,441

Project Manager Approval:

City Traffic Engineer  
(Type Name)

# PROJECT 7714

## TRAFFIC SAFETY ENHANCEMENTS - IMPERIAL HIGHWAY SIGNAL SYNCHRONIZATION



**VICINITY MAP**  
**NOT TO SCALE**

## PROJECT 7714

### TRAFFIC SAFETY ENHANCEMENTS - IMPERIAL HIGHWAY TRAFFIC SIGNAL SYNCHRONIZATION

This project will synchronize the traffic signals along Imperial Highway/SR-90 from Brass Lantern Drive/Cajon Drive in the City of La Habra to Yorba Linda Boulevard in the City of Yorba Linda. The approximate 10.28 mile project includes 46 traffic signals geographically located in the cities of La Habra, Fullerton, Brea, Placentia and Yorba Linda. The City of La Habra is the lead agency.

PROJECT 7714	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 314,099	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 314,099
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ 314,099</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 314,099</b>

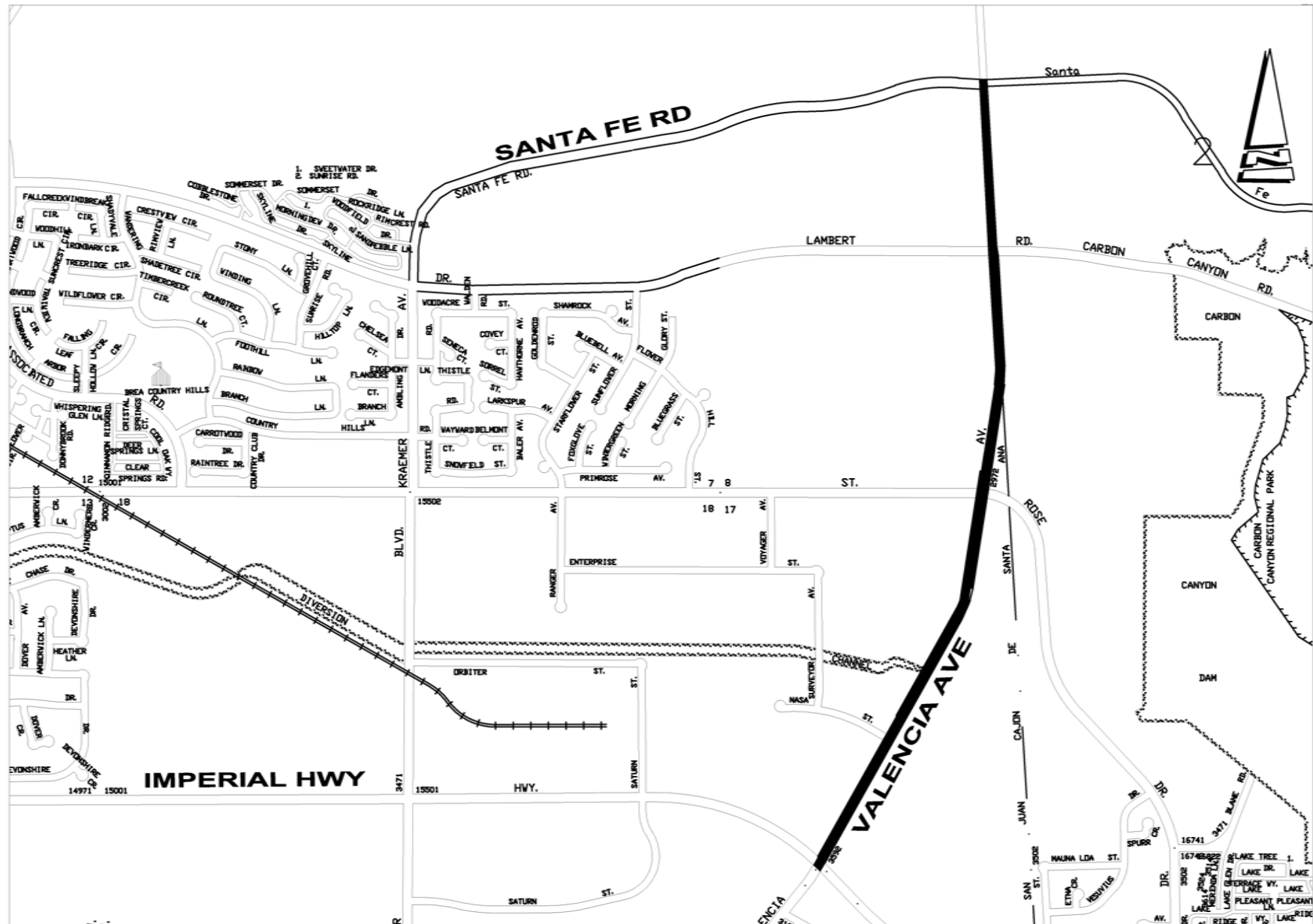
<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ -	\$ 274,282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 274,282
County Grants	\$ -	\$ 37,896	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 37,896
Other (Funded)	\$ -	\$ 1,921	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,921
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ 314,099</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 314,099</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$314,099

Project Manager Approval:

City Traffic Engineer  
\_\_\_\_\_  
(Type Name)

## VALENCIA AVE (SR 142) TRAFFIC SIGNAL SYNCHRONIZATION



## VICINITY MAP

**NOT TO SCALE**

## PROJECT 7715

### TRAFFIC SAFETY ENHANCEMENTS - VALENCIA AVE (SR 142) TRAFFIC SIGNAL SYNCHRONIZATION

This project will upgrade traffic signal control equipment, including fiber optic interconnect cable and develop traffic signal timing plans and synchronize traffic signals along Valencia Avenue (SR 142) in Brea from Santa Fe Road to Imperial Highway. Traffic signal timing will be reviewed and adjusted to reflect current traffic conditions. This will be a joint project between Brea and Caltrans, with Brea being the lead agency under the Measure M2 Traffic Signal Synchronization Program.

PROJECT 7715	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 54,000	\$ -	\$ 476,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 530,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 114,000	\$ -	\$ 476,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 590,000

<b>FUNDING SOURCES</b>										
Fund 540 (Traffic Impact)	\$ -	\$ 114,000	\$ -	\$ 4,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 118,000
Other (Unfunded)	\$ -	\$ -	\$ -	\$ 472,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 472,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 114,000	\$ -	\$ 476,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 590,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$114,000

Project Manager Approval:

City Traffic Engineer  
(Type Name)



**CITY OF BREA**

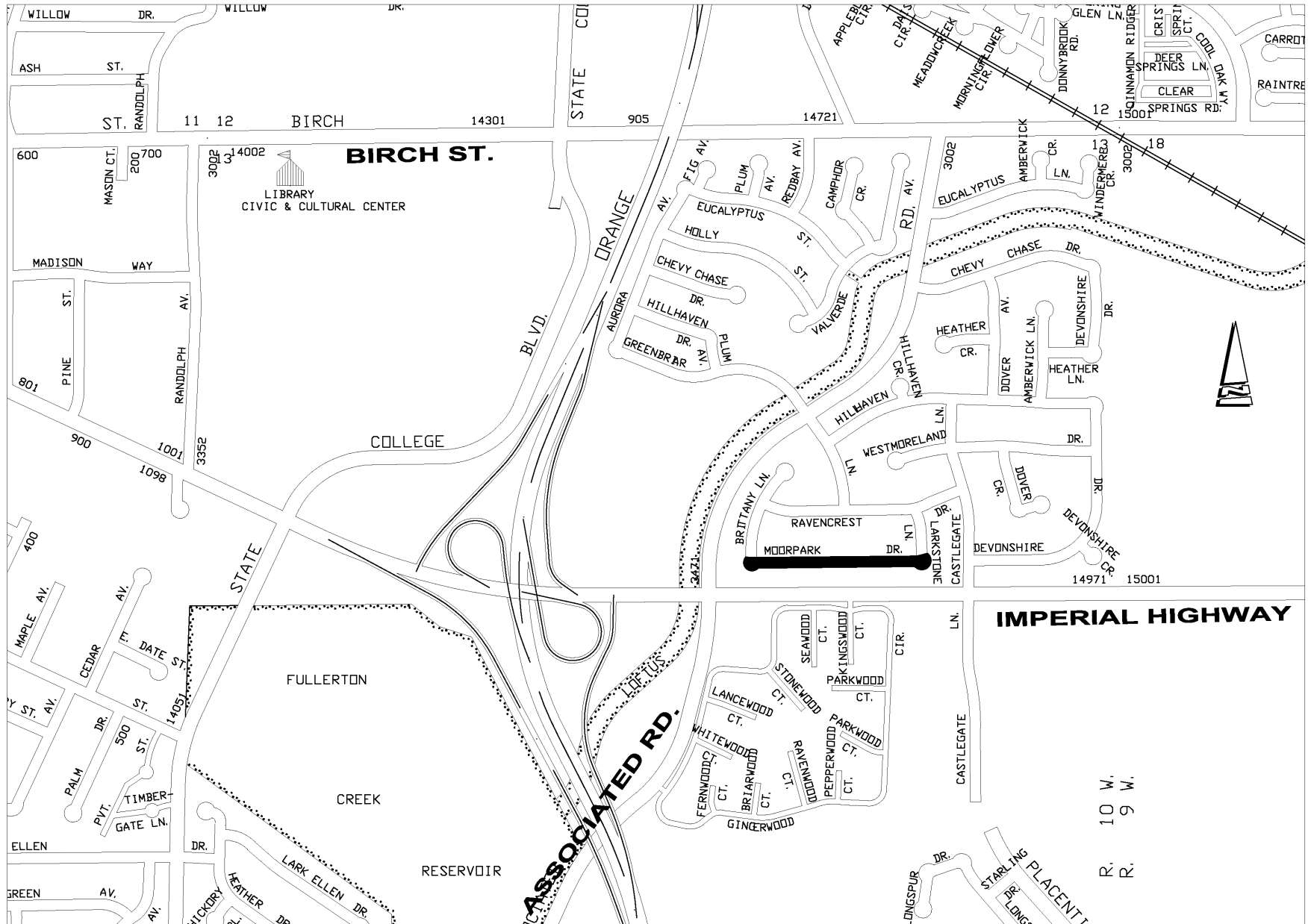
**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**WATER IMPROVEMENTS**

# PROJECT 7430

## MOORPARK DR. WATERLINE IMPROVEMENT



**VICINITY MAP**

**NOT TO SCALE**



## PROJECT 7430

### WATER IMPROVEMENTS - MOORPARK DRIVE WATERLINE IMPROVEMENT

This project will replace 1,000 linear feet of 19-year-old ductile iron water main with C-900 pipe.

PROJECT 7430	Actual Prior	Estimated 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 230,000

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 200,000	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 230,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 200,000	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 230,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$1,000	\$199,000

Project Manager Approval:

Rudy Correa  
(Type Name)

# NORTHWOOD AVE WATER MAIN REPLACEMENT



## PROJECT 7431

### WATER IMPROVEMENTS - NORTHWOOD WATER MAIN REPLACEMENT

This project will replace existing aging and deteriorated water mains on Northwood Avenue from Puente Street to Berry Street.

PROJECT 7431	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 750,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 750,000
CONST. ENGINEERING	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
TOTAL	\$ -	\$ 900,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 900,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ 850,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 850,000
Fund 220 (Gas Tax)	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 900,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 900,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$900,000

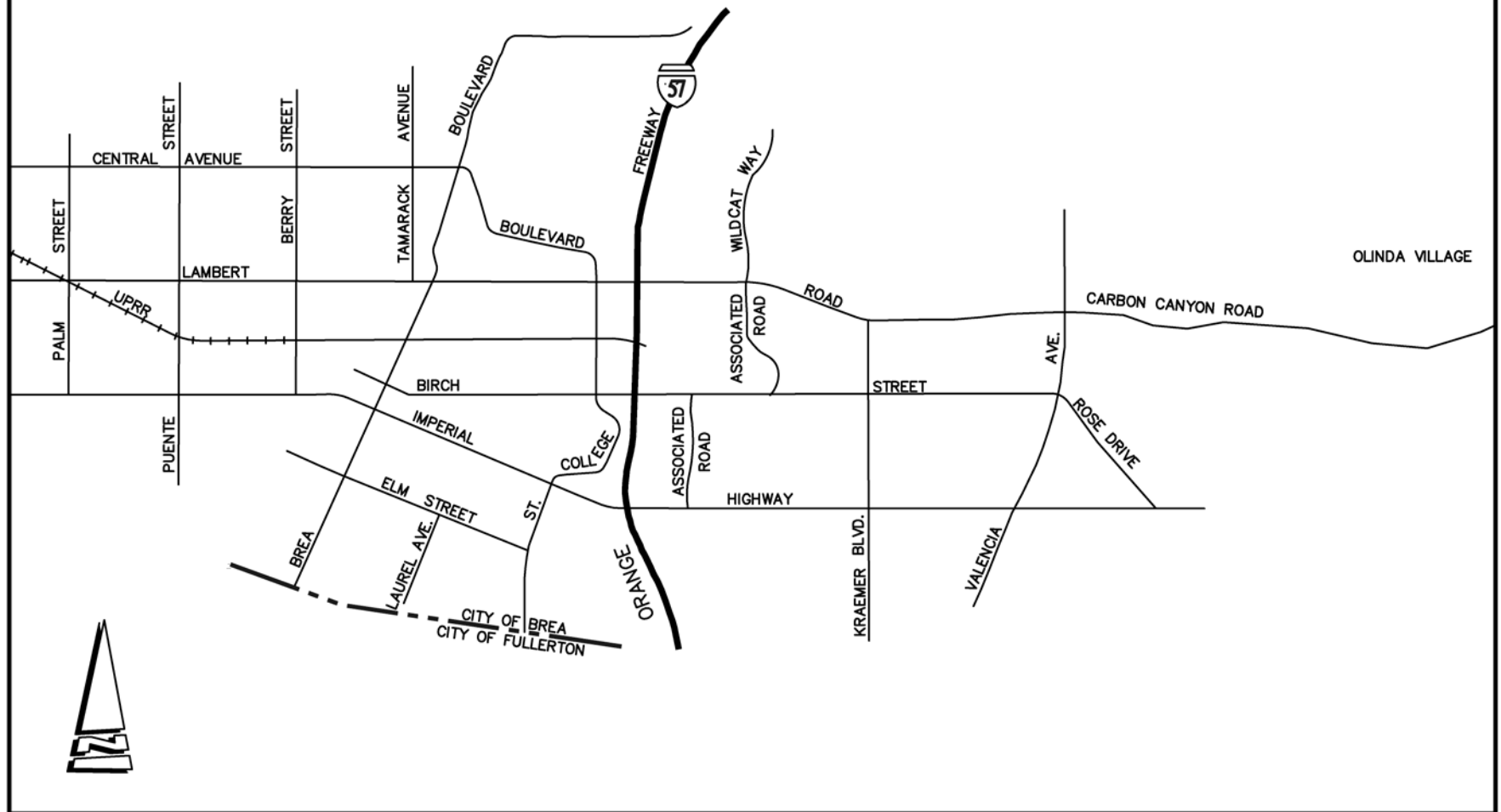
Project Manager Approval:

Michael Ho  
(Type Name)

# PROJECT 7442

## MISCELLANEOUS WATER IMPROVEMENT PROGRAM

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROGRAM 7442

### WATER IMPROVEMENTS - MISCELLANEOUS WATER IMPROVEMENT PROGRAM

This project creates a fund for water improvements as they become necessary. These projects may include emergency water main repairs and upgrade of existing facilities, equipment and appurtenances.

PROGRAM 7442	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 856,662	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 3,306,662
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 856,662	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 3,306,662

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 856,662	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 3,306,662
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 856,662	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 3,306,662

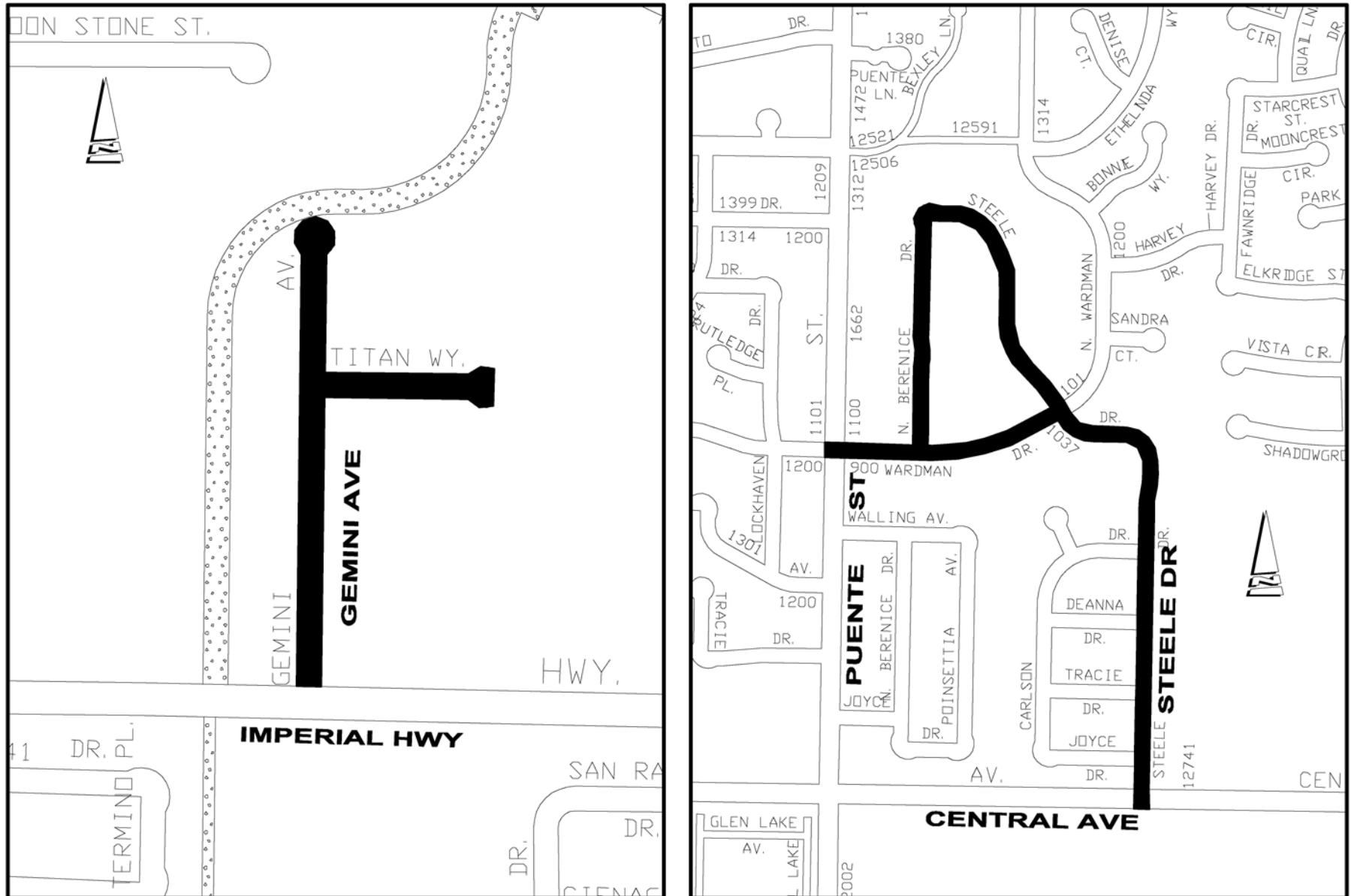
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$856,662	\$0

Project Manager Approval:

Rudy Correa  
\_\_\_\_\_  
(Type Name)

# PROJECT 7453

## GEMINI AVENUE/STEELE DRIVE WATERLINE IMPROVEMENTS



**VICINITY MAP**

**NOT TO SCALE**

## PROJECT 7453

### WATER IMPROVEMENTS - GEMINI AVENUE/STEELE DRIVE WATERLINE IMPROVEMENTS

This project will replace the existing waterlines on Steele Drive from Central Avenue to Berenice Drive; Wardman Drive from Puente Street to Steele Drive; Berenice Drive from Wardman Drive to Steele Drive and Gemini Avenue from Imperial Highway to the cul-de-sac, including Titan Way. This project will also replace gate valves and fire hydrants (typical).

PROJECT 7453	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 75,773	\$ 50,227	\$ 76,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 202,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 9,800	\$ 1,926,110	\$ 1,240,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,175,910
CONST. ENGINEERING	\$ -	\$ 126,200	\$ 138,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 264,200
<b>TOTAL</b>	<b>\$ 85,573</b>	<b>\$ 2,102,537</b>	<b>\$ 1,454,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,642,110</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ 40	\$ 1,995,920	\$ 1,254,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,249,960
Other (Funded)	\$ 85,533	\$ 56,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 142,150
Fund 220 (Gas Tax)	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Fund 260 (Measure M)	\$ -	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 85,573</b>	<b>\$ 2,102,537</b>	<b>\$ 1,454,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,642,110</b>

Other (Funded) is Developer Funds

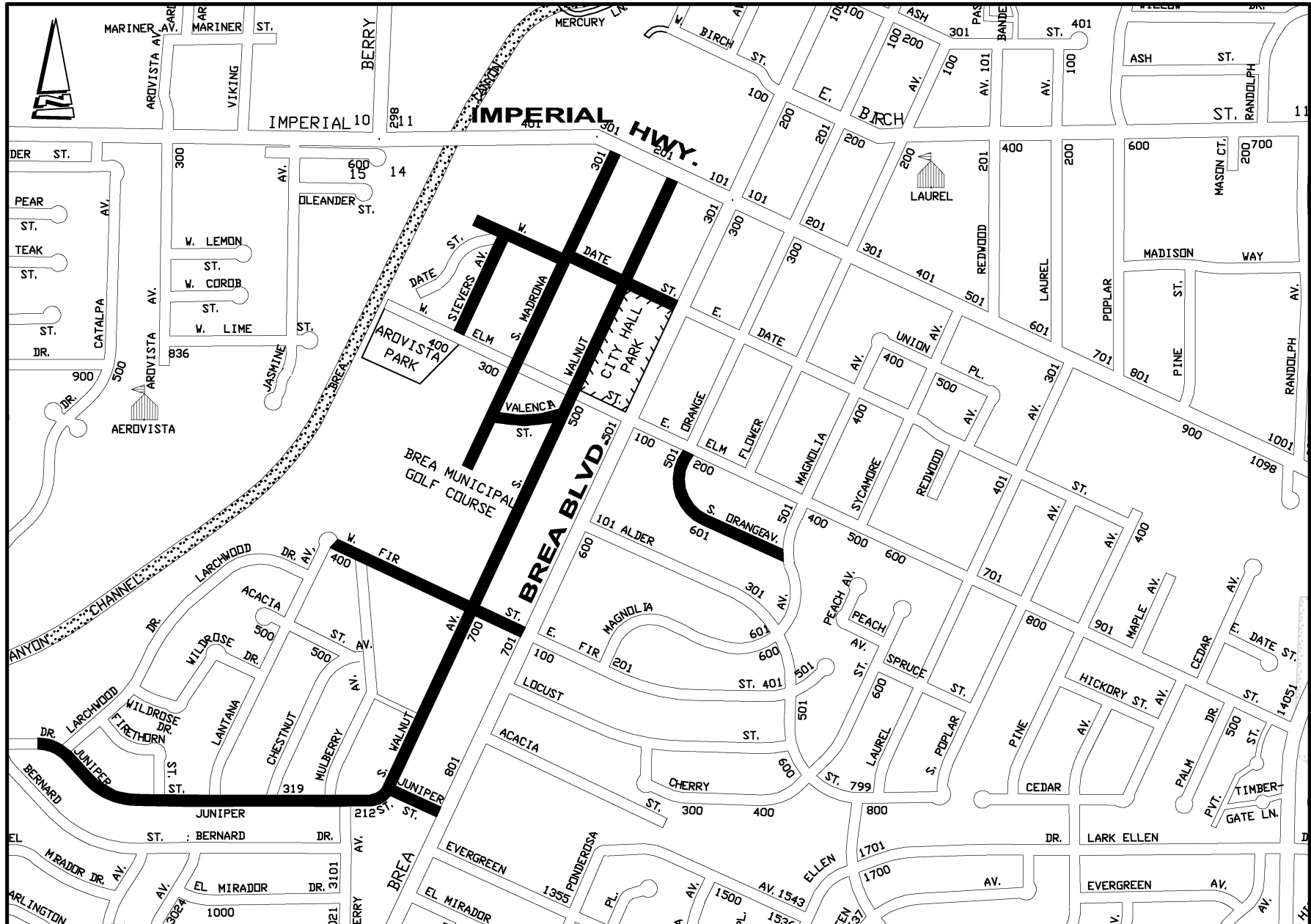
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$300,000	\$1,802,537

Project Manager Approval:

Michael Ho  
(Type Name)

# PROJECT 7454

## WALNUT AVENUE - ORANGE AVENUE - JUNIPER STREET ET AL. WATERLINE IMPROVEMENTS



### VICINITY MAP

NOT TO SCALE



## PROJECT 7454

### WATER IMPROVEMENTS - WALNUT AVENUE-ORANGE AVENUE WATERLINE IMPROVEMENTS

This project will replace the waterlines on Walnut Avenue from Imperial Highway to Juniper Street; Date Street from Brea Boulevard to Sievers Avenue, Madrona Avenue south of Imperial Highway, Sievers Avenue south of Date Street, Orange Avenue from Elm Street to Magnolia Avenue; Fir Street from Brea Boulevard to Lantana Avenue; Valencia Street from Madrona Avenue to Walnut Avenue; and Juniper Street from Brea Boulevard to west City limit.

PROJECT 7454	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 5,076	\$ 145,100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,176
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,900,000	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,400,000
CONST. ENGINEERING	\$ -	\$ 150,000	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
<b>TOTAL</b>	<b>\$ 5,076</b>	<b>\$ 2,195,100</b>	<b>\$ 1,600,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,800,176</b>

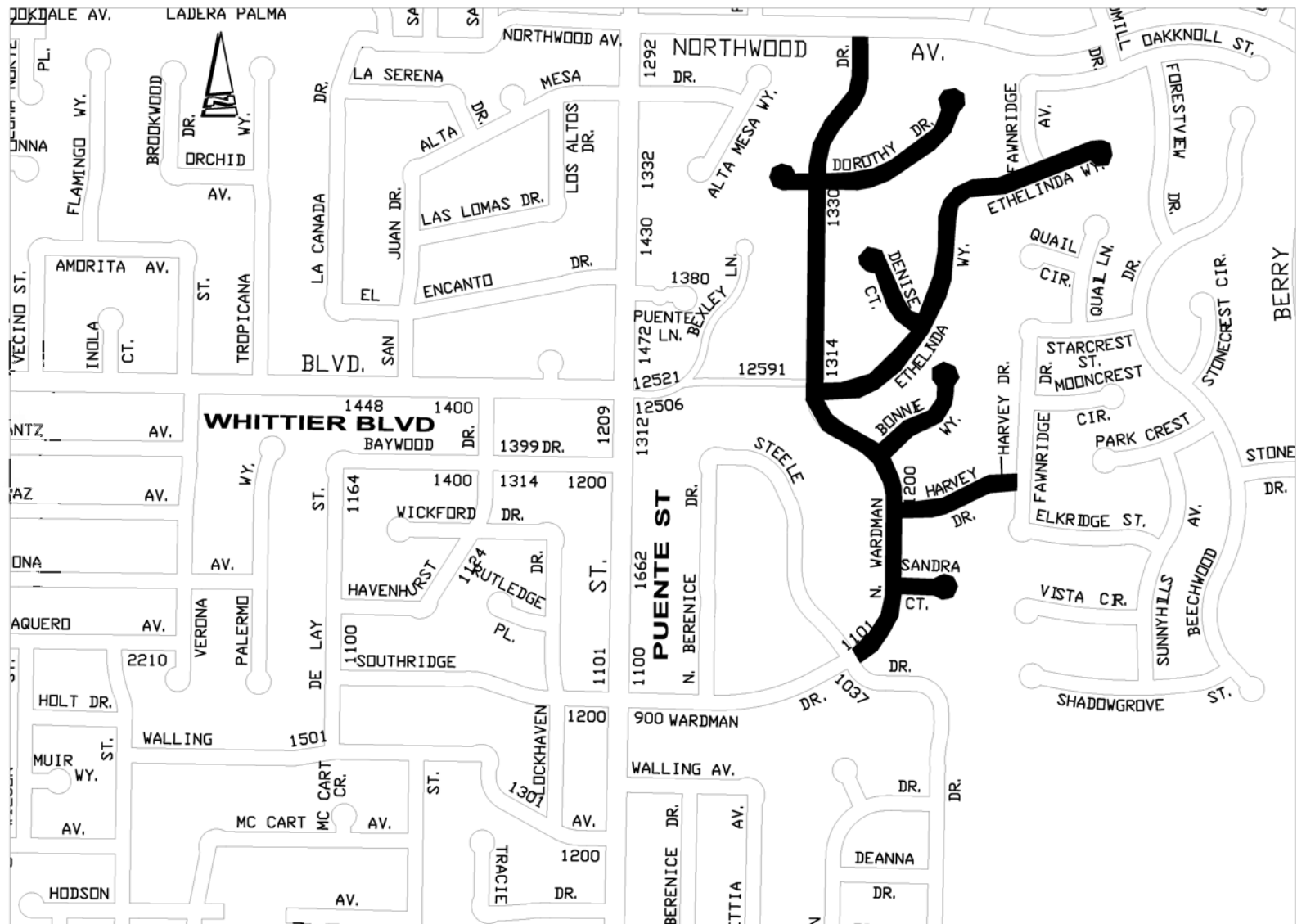
<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ 5,076	\$ 2,094,924	\$ 1,600,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,700,000
Fund 220 (Gas Tax)	\$ -	\$ 100,176	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,176
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 5,076</b>	<b>\$ 2,195,100</b>	<b>\$ 1,600,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,800,176</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$2,145,100

Project Manager Approval:

Michael Ho  
(Type Name)

## PLEASANT HILL TRACT WATER IMPROVEMENTS



**NOT TO SCALE**

## PROJECT 7457

### WATER IMPROVEMENTS - PLEASANT HILL TRACT WATER IMPROVEMENTS

This project will replace existing undersized and deteriorated water mains in the Pleasant Hills Tract neighborhood.

PROJECT 7457	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 30,900	\$ 199,960	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 230,860
RIGHT OF WAY	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 1,000	\$ 750,000	\$ 1,840,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,591,000
CONST. ENGINEERING	\$ -	\$ 125,000	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
TOTAL	\$ 31,900	\$ 1,074,960	\$ 1,865,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,971,860

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ 1,024,960	\$ 1,665,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,689,960
Fund 220 (Gas Tax)	\$ 31,900	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 81,900
Fund 260 (Measure M)	\$ -	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 31,900	\$ 1,074,960	\$ 1,865,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,971,860

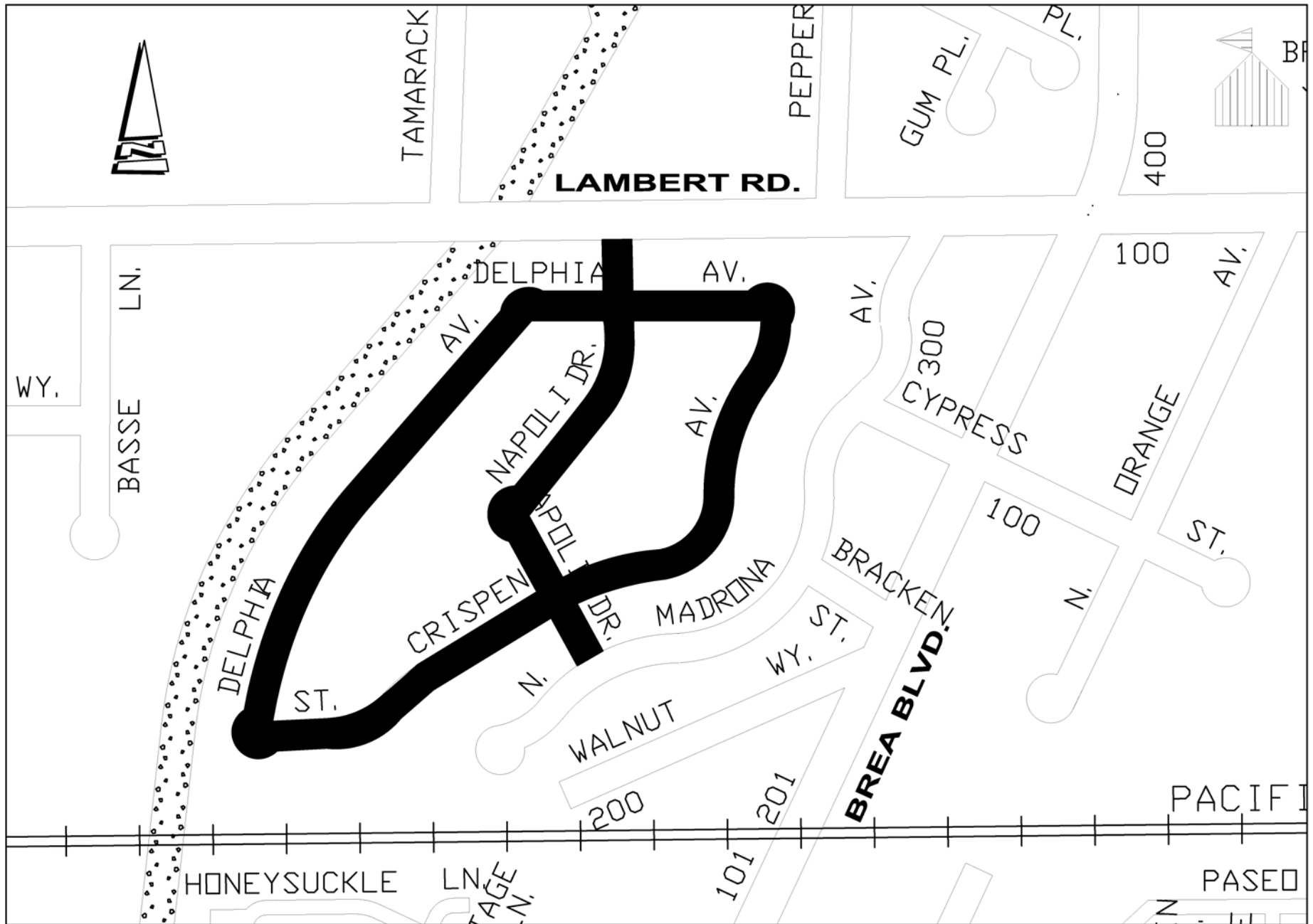
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$150,000	\$924,960

Project Manager Approval:

Michael Ho  
\_\_\_\_\_  
(Type Name)

# PROJECT 7458

## NAPOLI TRACT WATER IMPROVEMENTS



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7458

### WATER IMPROVEMENTS - NAPOLI TRACT WATER IMPROVEMENTS

This project will replace existing deteriorated and undersized water mains on Delphia Avenue, Napoli Drive and St. Crispen Avenue in the Napoli Tract neighborhood.

PROJECT 7458	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 3,800	\$ 96,233	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,033
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 800,000	\$ 700,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000
CONST. ENGINEERING	\$ -	\$ 100,000	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 160,000
<b>TOTAL</b>	<b>\$ 3,800</b>	<b>\$ 996,233</b>	<b>\$ 760,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,760,033</b>

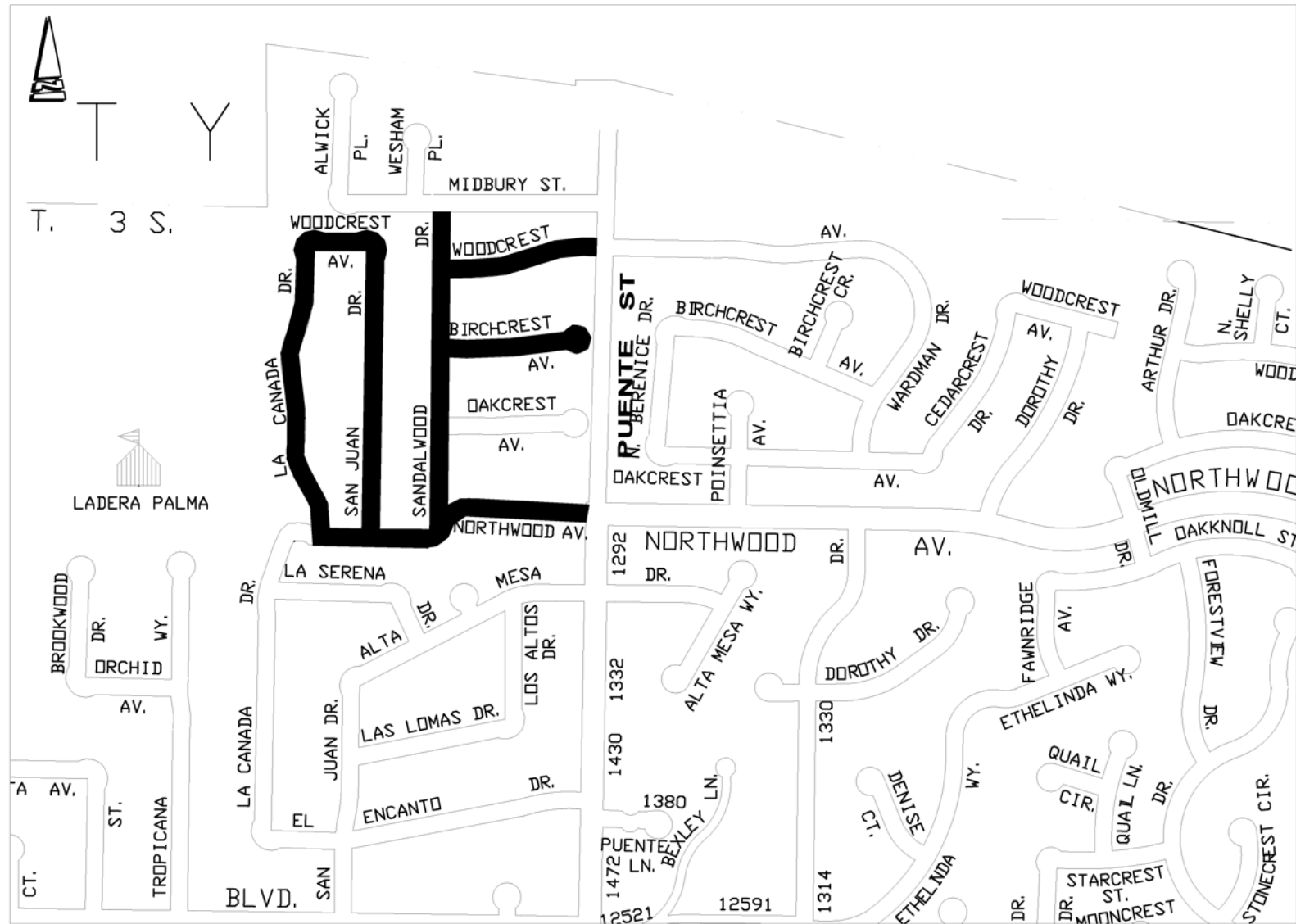
FUNDING SOURCES										
Fund 420 (Water)	\$ 3,800	\$ 996,233	\$ 700,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,700,033
Fund 260 (Measure M)	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 3,800</b>	<b>\$ 996,233</b>	<b>\$ 760,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,760,033</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$75,000	\$921,233

Project Manager Approval:

Michael Ho  
(Type Name)

## NORTH HILLS WEST TRACT WATER IMPROVEMENTS



## VICINITY MAP

**NOT TO SCALE**

## PROJECT 7459

### WATER IMPROVEMENTS - NORTH HILLS WEST TRACT WATER IMPROVEMENTS

This project will replace existing undersized and deteriorated water mains in the North Hills West Tract neighborhood.

PROJECT 7459	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 47,797	\$ 22,203	\$ 14,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 84,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 750,000	\$ 1,230,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,980,000
CONST. ENGINEERING	\$ -	\$ 80,000	\$ 171,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 251,000
<b>TOTAL</b>	<b>\$ 47,797</b>	<b>\$ 852,203</b>	<b>\$ 1,415,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,315,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 802,203	\$ 1,215,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,065,000
Fund 220 (Gas Tax)	\$ 47,797	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Fund 260 (Measure M)	\$ -	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 47,797</b>	<b>\$ 852,203</b>	<b>\$ 1,415,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,315,000</b>

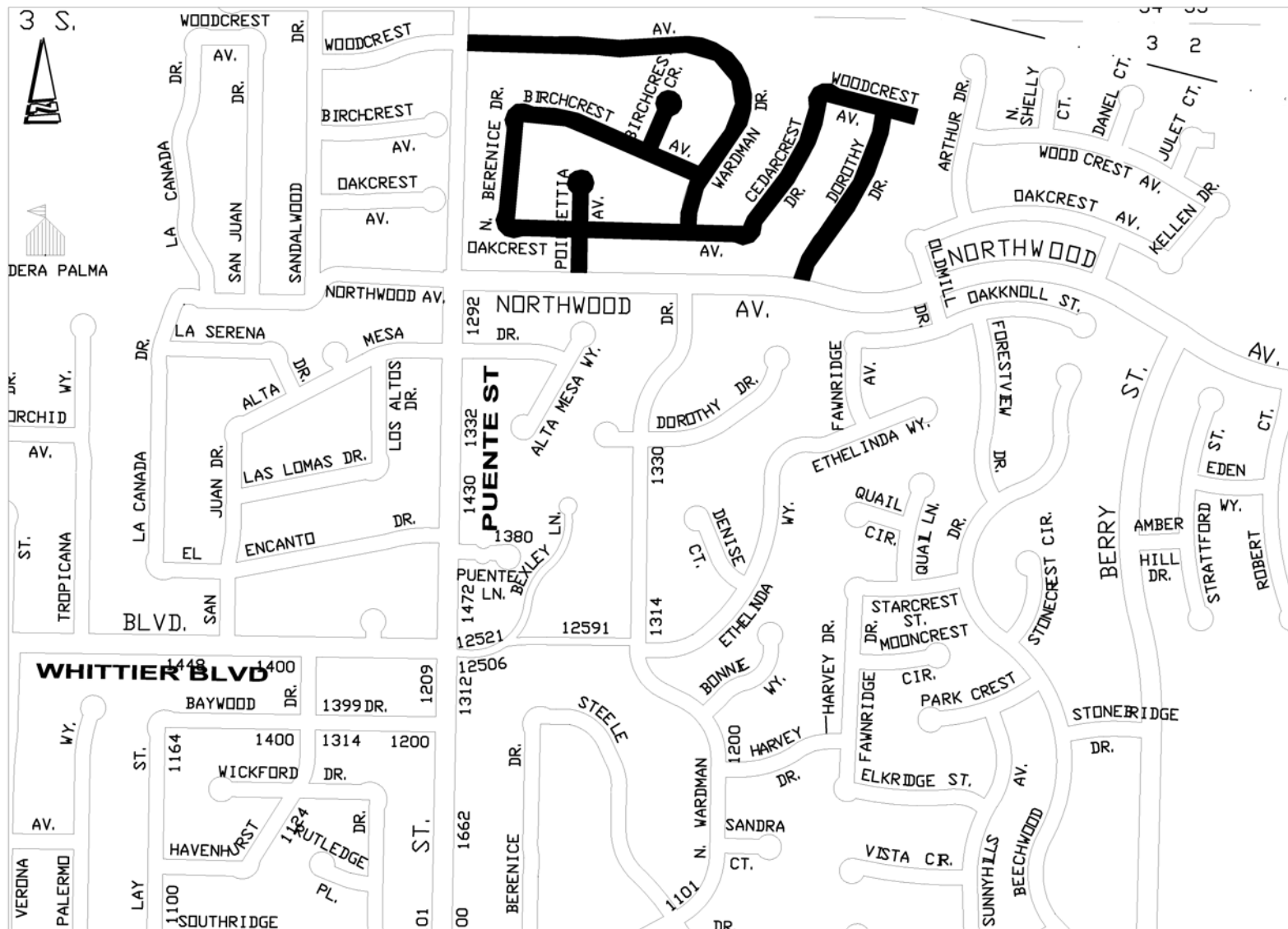
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$150,000	\$702,203

Project Manager Approval:

Michael Ho  
(Type Name)

# PROJECT 7460

## NORTH HILLS EAST TRACT WATER IMPROVEMENTS



**VICINITY MAP**

NOT TO SCALE



## PROJECT 7460

### WATER IMPROVEMENTS - NORTH HILLS EAST TRACT WATER IMPROVEMENTS

This project will replace existing undersized and deteriorated water mains in the North Hills East Tract neighborhood east of Puente Street and north of Northwood Avenue.

PROJECT 7460	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 58,071	\$ 72,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,071
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,090,000	\$ 1,617,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,707,000
CONST. ENGINEERING	\$ -	\$ 129,929	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 329,929
<b>TOTAL</b>	<b>\$ 58,071</b>	<b>\$ 1,291,929</b>	<b>\$ 1,817,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,167,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ 58,071	\$ 1,241,929	\$ 1,417,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,717,000
Fund 220 (Gas Tax)		\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Fund 260 (Measure M)	\$ -	\$ -	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 58,071</b>	<b>\$ 1,291,929</b>	<b>\$ 1,817,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,167,000</b>

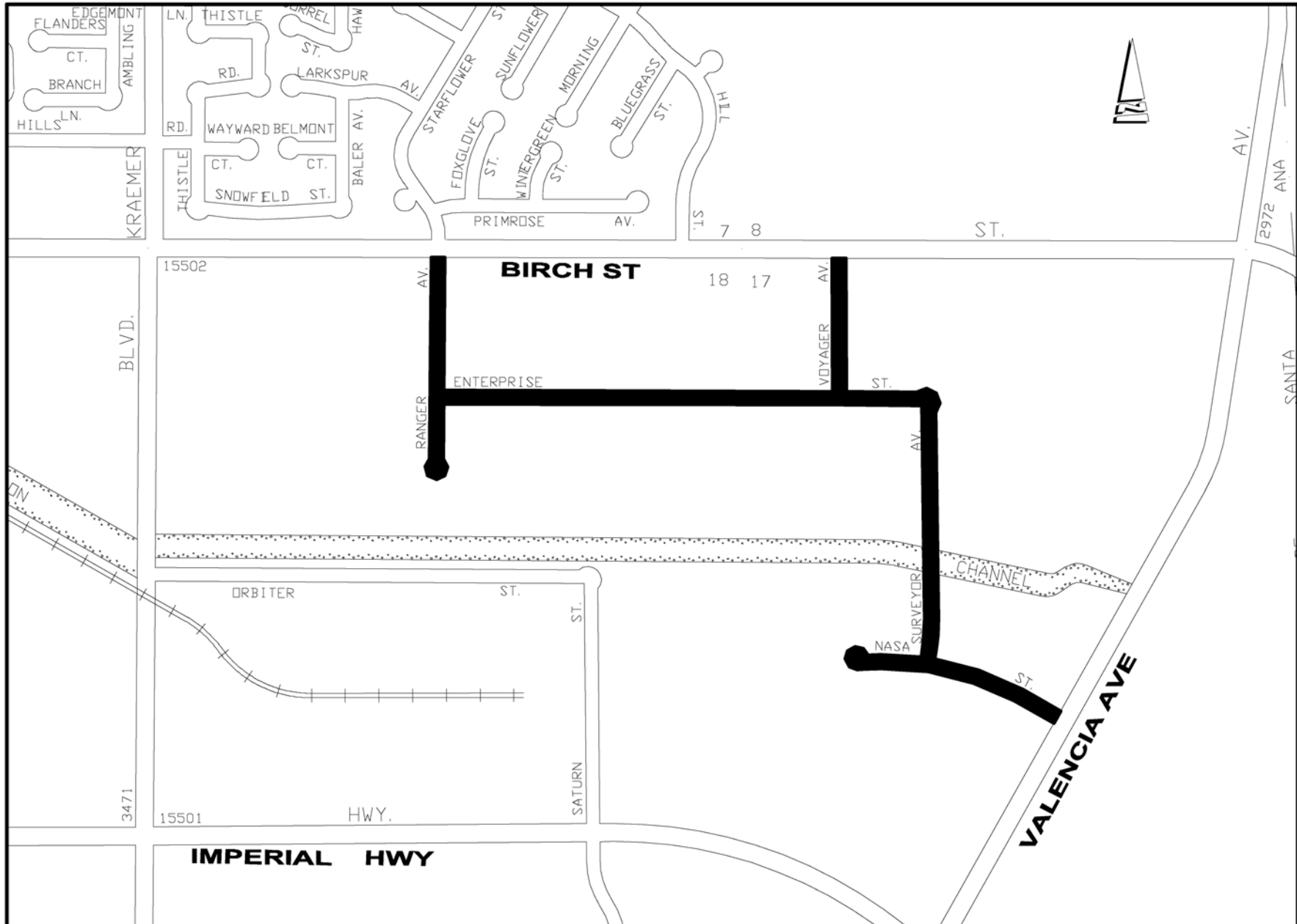
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$150,000	\$1,141,929

Project Manager Approval:

Michael Ho  
(Type Name)

# PROJECT 7462

## ENTERPRISE TRACT WATER IMPROVEMENTS



## VICINITY MAP

NOT TO SCALE

## PROJECT 7462

### WATER IMPROVEMENTS - ENTERPRISE TRACT WATER IMPROVEMENTS

This project will replace existing undersized and deteriorated water mains in the Enterprise Tract including Ranger Avenue, Enterprise Street, Voyager Avenue, Surveyor Avenue and Nasa Street.

PROJECT 7462	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ 960,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 960,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ 160,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 160,000
TOTAL	\$ -	\$ 80,000	\$ -	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ 80,000	\$ -	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 80,000	\$ -	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

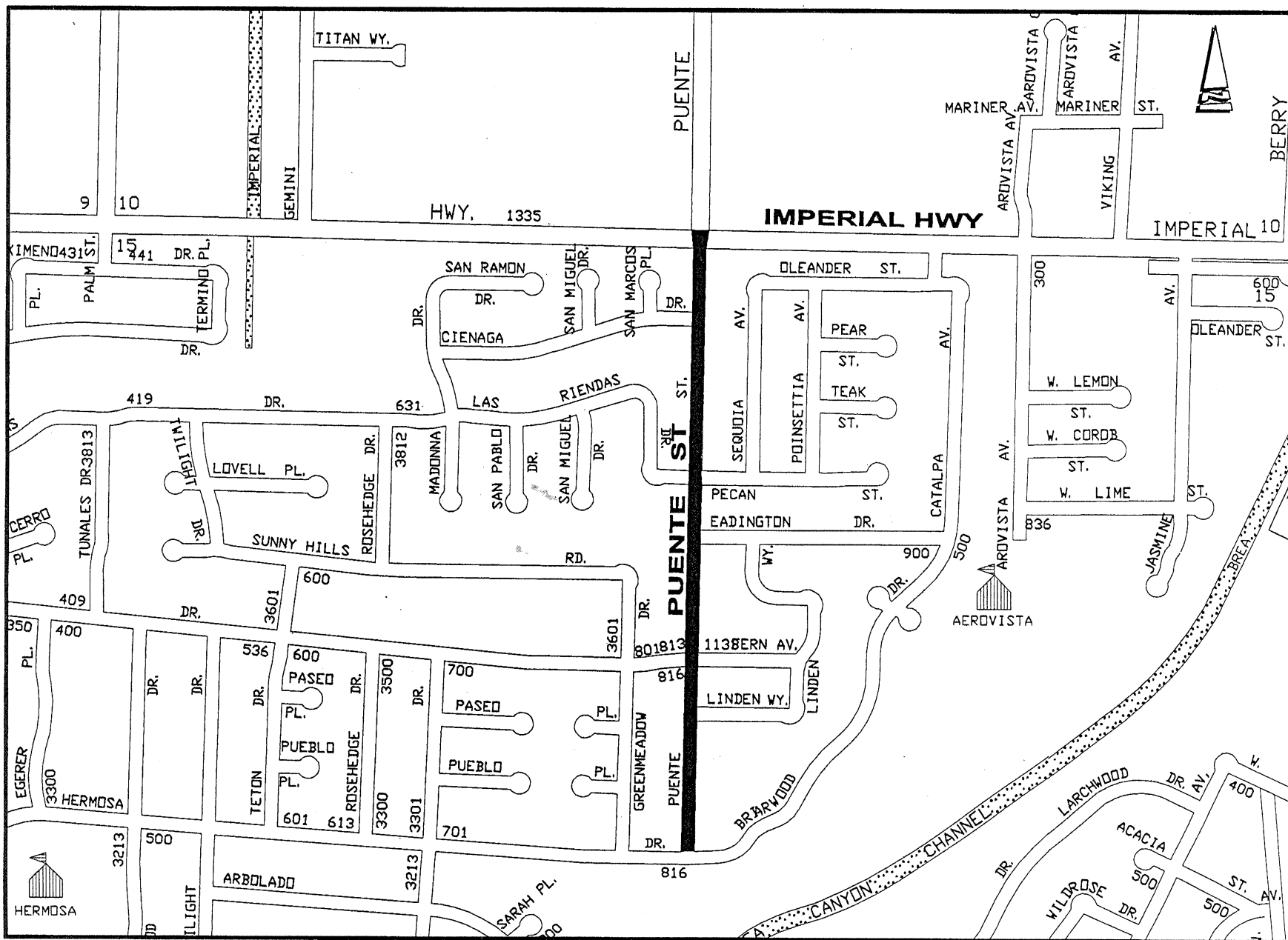
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$80,000

Project Manager Approval:

Kathryn Demesa Sebastian

(Type Name)

# PUENTE STREET WATER MAIN REPLACEMENT



## VICINITY MAP

**NOT TO BE RELEASED**

## PROJECT 7464

### WATER IMPROVEMENTS - PUENTE STREET WATER MAIN REPLACEMENT

This project will replace existing undersized and deteriorated water mains on Puente Street from Imperial Highway to the south City limit (Briarwood Drive).

PROJECT 7464	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 57,600	\$ 2,400	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,128,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,128,000
CONST. ENGINEERING	\$ 7,000	\$ 149,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 156,600
<b>TOTAL</b>	<b>\$ 64,600</b>	<b>\$ 1,280,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,344,600</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ 64,600	\$ 730,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 794,600
Fund 220 (Gas Tax)	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Fund 260 (Measure M)	\$ -	\$ 500,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 64,600</b>	<b>\$ 1,280,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,344,600</b>

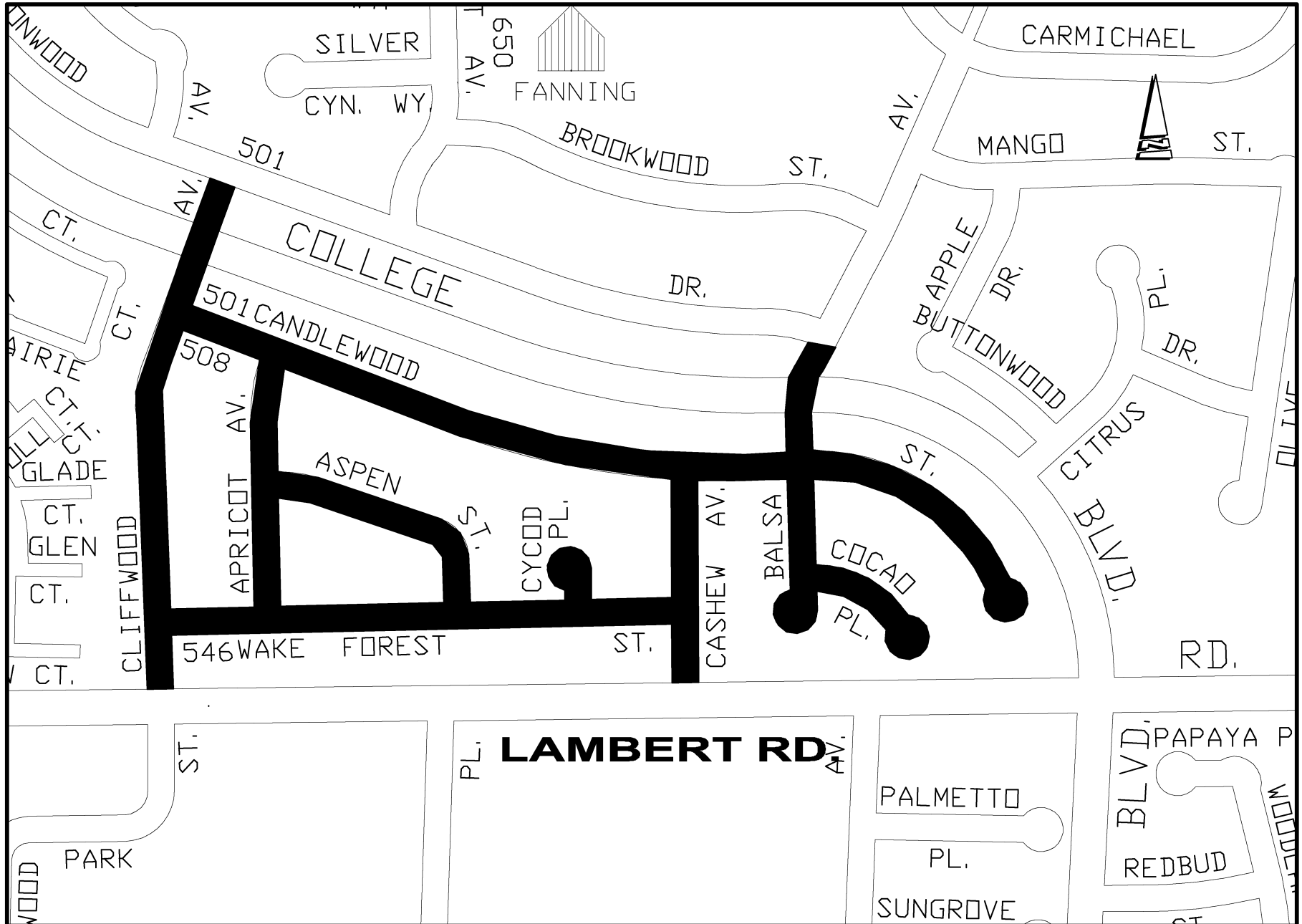
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$210,000	\$1,070,000

Project Manager Approval:

Rudy Correa  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7465

## CANDLEWOOD TRACT WATER MAIN REPLACEMENT



## PROJECT 7465

### WATER IMPROVEMENTS - CANDLEWOOD TRACT WATER MAIN REPLACEMENT

This project will replace existing undersized and deteriorated water mains in the Candlewood Tract neighborhood on the south side of State College Boulevard between Cliffwood Street and Balsa Avenue.

PROJECT 7465	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ 1,090,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,090,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ 180,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 180,000
TOTAL	\$ -	\$ 80,000	\$ -	\$ 1,270,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,350,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ 80,000	\$ -	\$ 1,220,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300,000
Fund 220 (Gas Tax)	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 80,000	\$ -	\$ 1,270,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,350,000

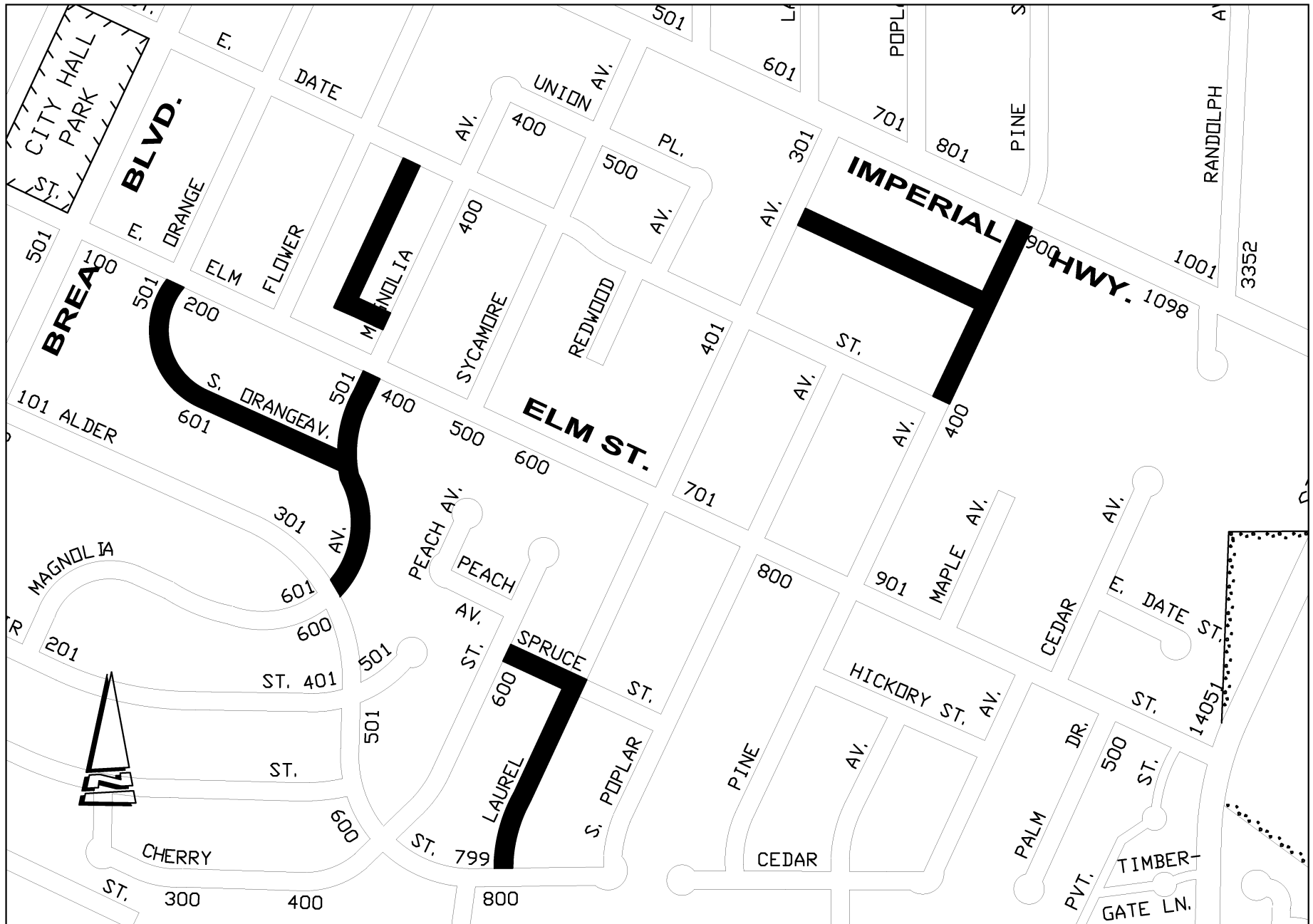
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$80,000

Project Manager Approval:

Rudy Correa  
\_\_\_\_\_  
(Type Name)

# PROJECT 7466

## SOUTH BREA NEIGHBORHOOD WATER MAIN REPLACEMENT





## PROJECT 7466

### WATER IMPROVEMENTS - SOUTH BREA NEIGHBORHOOD WATER MAIN REPLACEMENT

This project will replace existing 6" and 10" deteriorated water mains in the residential neighborhood south of Imperial Highway, east of Brea Boulevard, west of State College, and south to the City limit.

PROJECT 7466	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 4,730	\$ 55,270	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 800,000	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,900,000
CONST. ENGINEERING	\$ -	\$ 140,000	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
<b>TOTAL</b>	<b>\$ 4,730</b>	<b>\$ 995,270</b>	<b>\$ 1,160,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,160,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 995,270	\$ 800,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,795,270
Fund 260 (Measure M)	\$ 4,730	\$ -	\$ 360,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 364,730
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 4,730</b>	<b>\$ 995,270</b>	<b>\$ 1,160,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,160,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$60,000	\$935,270

Project Manager Approval:

Micael Ho  
(Type Name)

# EAGLE HILLS TRACT WATER MAIN REPLACEMENT



**NOT TO SCALE**

## PROJECT 7467

### WATER IMPROVEMENTS - EAGLE HILLS TRACT WATER MAIN REPLACEMENT

This project will replace existing undersized and deteriorated water mains in the Eagle Hills Tract neighborhood.

PROJECT 7467	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 7,700	\$ 102,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 110,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 3,030,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,030,000
CONST. ENGINEERING	\$ -	\$ 325,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 325,000
<b>TOTAL</b>	<b>\$ 7,700</b>	<b>\$ 3,457,300</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,465,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 3,307,300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,307,300
Fund 220 (Gas Tax)	\$ 7,700	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,700
Fund 260 (Measure M)	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 7,700</b>	<b>\$ 3,457,300</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 3,465,000</b>

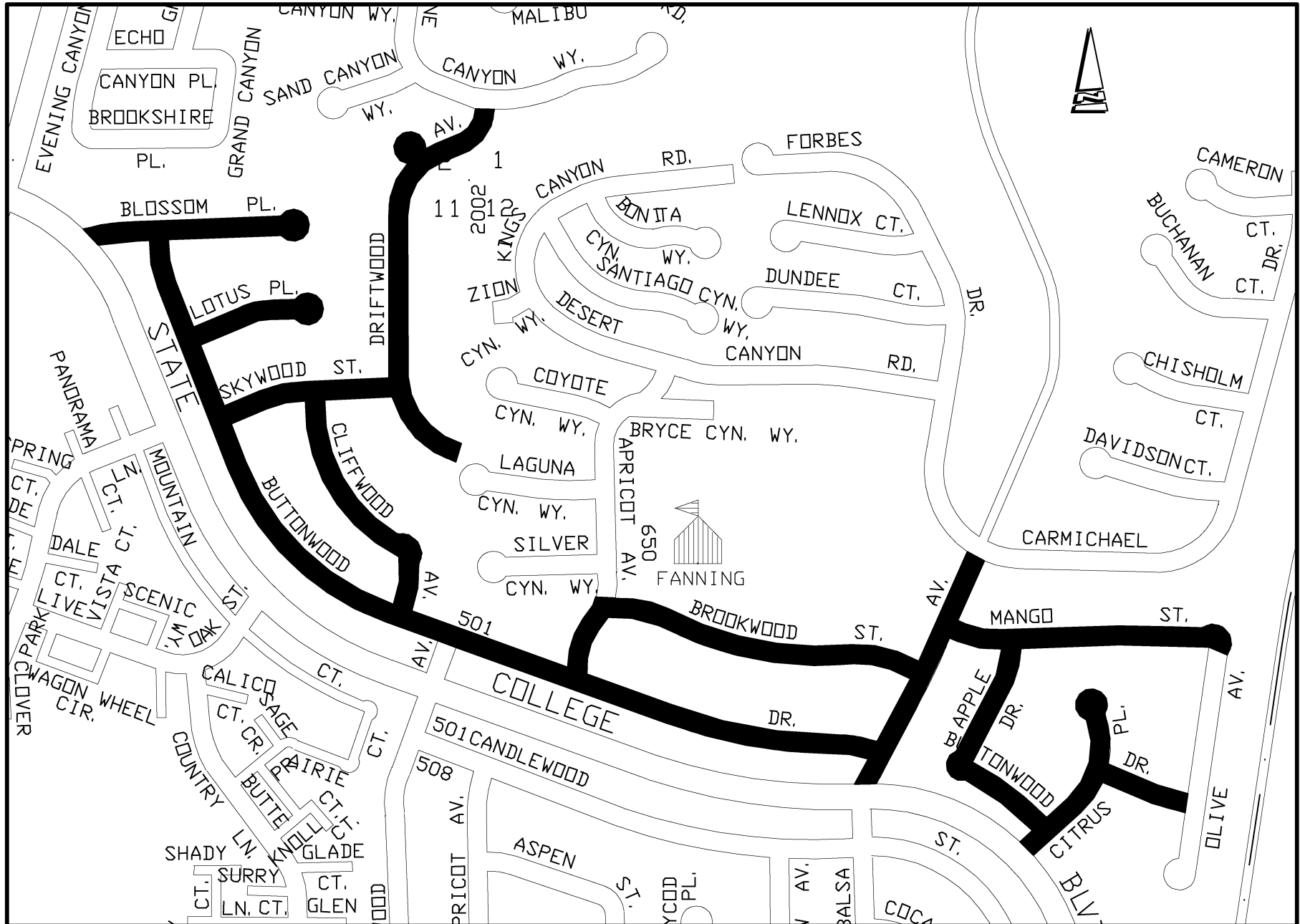
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$75,000	\$3,382,300

Project Manager Approval:

Michael Ho  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7468

## BUTTONWOOD DRIVE TRACT WATER MAIN REPLACEMENT



**VICINITY MAP**

**NOT TO SCALE**

## PROJECT 7468

### WATER IMPROVEMENTS - BUTTONWOOD DRIVE TRACT WATER MAIN REPLACEMENT

This project will replace existing undersized and deteriorated water mains in the Buttonwood Tract neighborhood.

PROJECT 7468	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ 1,910,000	\$ -	\$ -	\$ -	\$ -	\$ 1,910,000
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ 160,000	\$ -	\$ -	\$ -	\$ -	\$ 160,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 80,000</b>	<b>\$ 2,070,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,150,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ -	\$ -	\$ 80,000	\$ 2,020,000	\$ -	\$ -	\$ -	\$ -	\$ 2,100,000
Fund 220 (Gas Tax)	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 80,000</b>	<b>\$ 2,070,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,150,000</b>

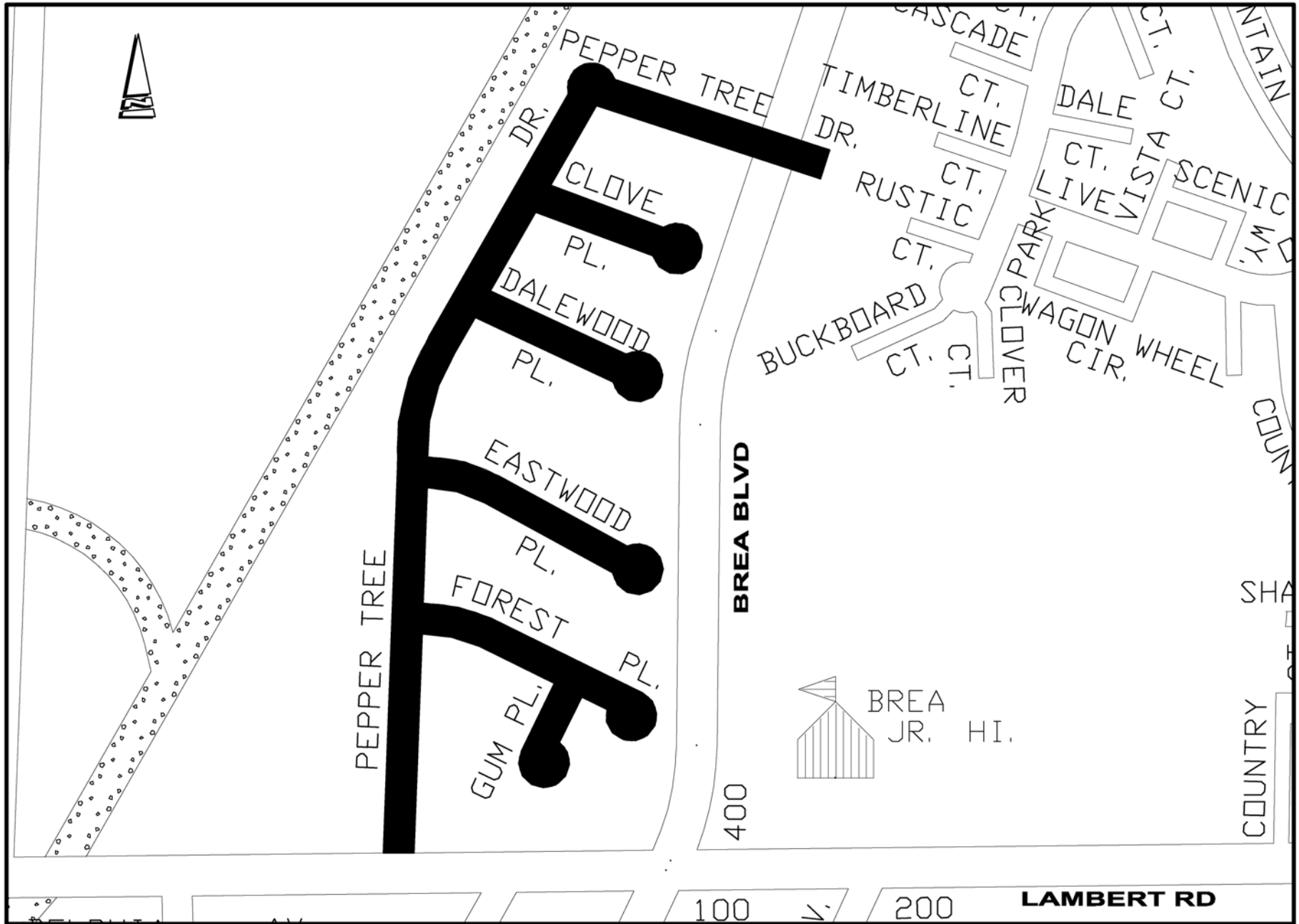
Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

Project Manager Approval:

Rudy Correa

# PROJECT 7469

## PEPPER TREE TRACT WATER MAIN REPLACEMENT



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7469

### WATER IMPROVEMENTS - PEPPER TREE TRACT WATER MAIN REPLACEMENT

This project will replace existing undersized and deteriorated water mains in the Pepper Tree Tract neighborhood.

PROJECT 7469	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ 60,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000	\$ -	\$ -	\$ -	\$ 1,000,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ -	\$ 150,000
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 1,150,000	\$ -	\$ -	\$ -	\$ 1,210,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 1,150,000	\$ -	\$ -	\$ -	\$ 1,210,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 1,150,000	\$ -	\$ -	\$ -	\$ 1,210,000

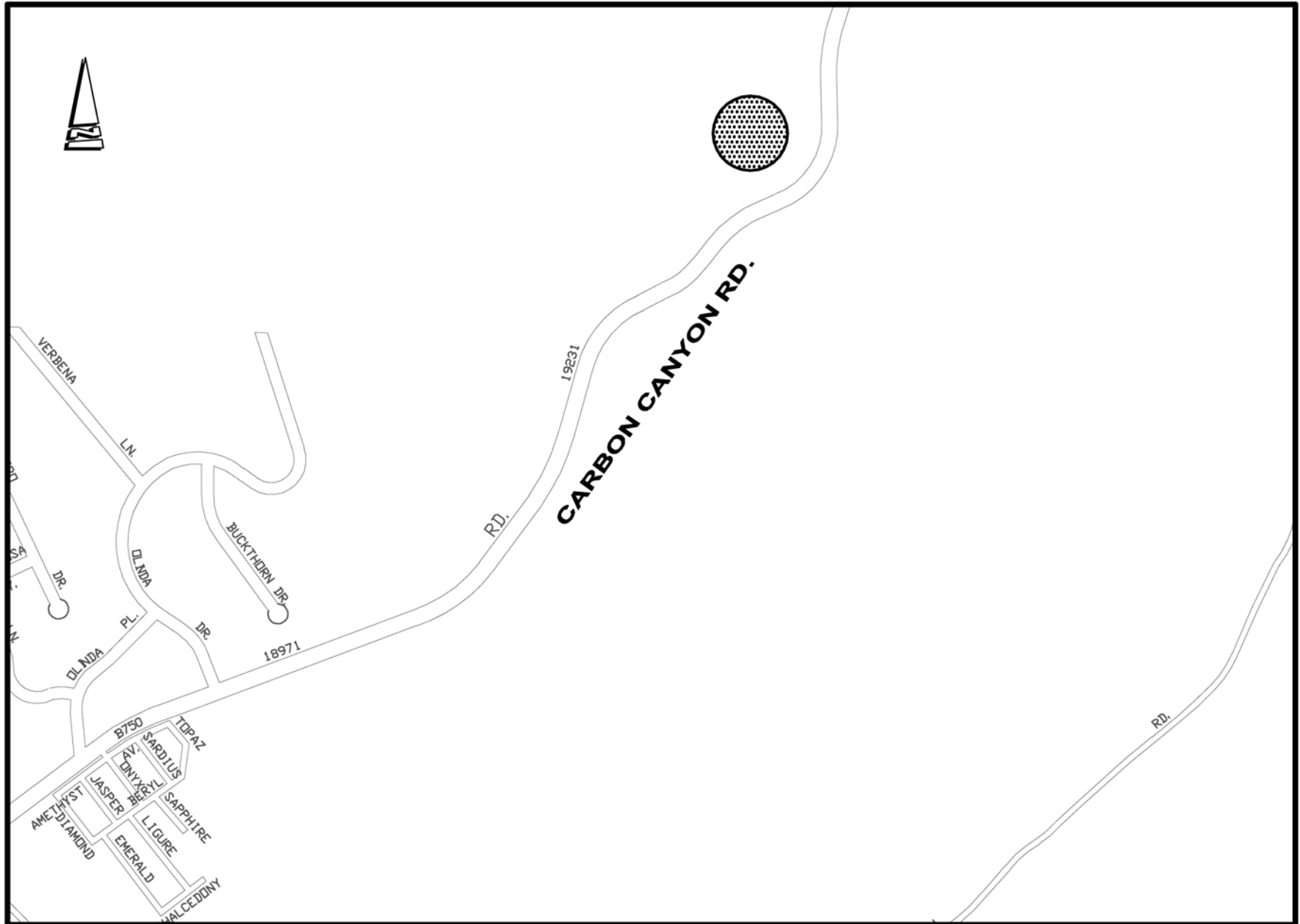
Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7470

## PUMP REPLACEMENT AT CARBON CANYON BOOSTER



**VICINITY MAP**

NOT TO SCALE



## PROJECT 7470

### WATER IMPROVEMENTS - PUMP REPLACEMENT AT CARBON CANYON BOOSTER STATION 3

This project will replace the Electrical, Mechanical and Ancillary Equipment at Booster Station 3 adjacent to the Carbon Canyon site.

PROJECT 7470	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 396,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 396,617
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 300	\$ 396,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 396,917

FUNDING SOURCES										
Fund 420 (Water)	\$ 300	\$ 396,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 396,917
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 300	\$ 396,617	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 396,917

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$30,000	\$366,617

Project Manager Approval:

Rudy Correa  
\_\_\_\_\_  
(Type Name)

## CONSTRUCTION OF BOOSTER STATIONS NO.2 AND 3 ENCLOSURES



## PROJECT 7471

### WATER IMPROVEMENTS - CONSTRUCTION OF BOOSTER STATION NO. 3 ENCLOSURES

This project will construct new enclosures for Booster Pump Stations 3 in Carbon Canyon to protect the water pump installations from intruders and weather elements. This project will also install an emergency generator at Booster 3.

PROJECT 7471	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 600	\$ 79,400	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 100	\$ 709,969	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 710,069
CONST. ENGINEERING	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
TOTAL	\$ 700	\$ 839,369	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 840,069

FUNDING SOURCES										
Fund 420 (Water)	\$ 700	\$ 839,369	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 840,069
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 700	\$ 839,369	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 840,069

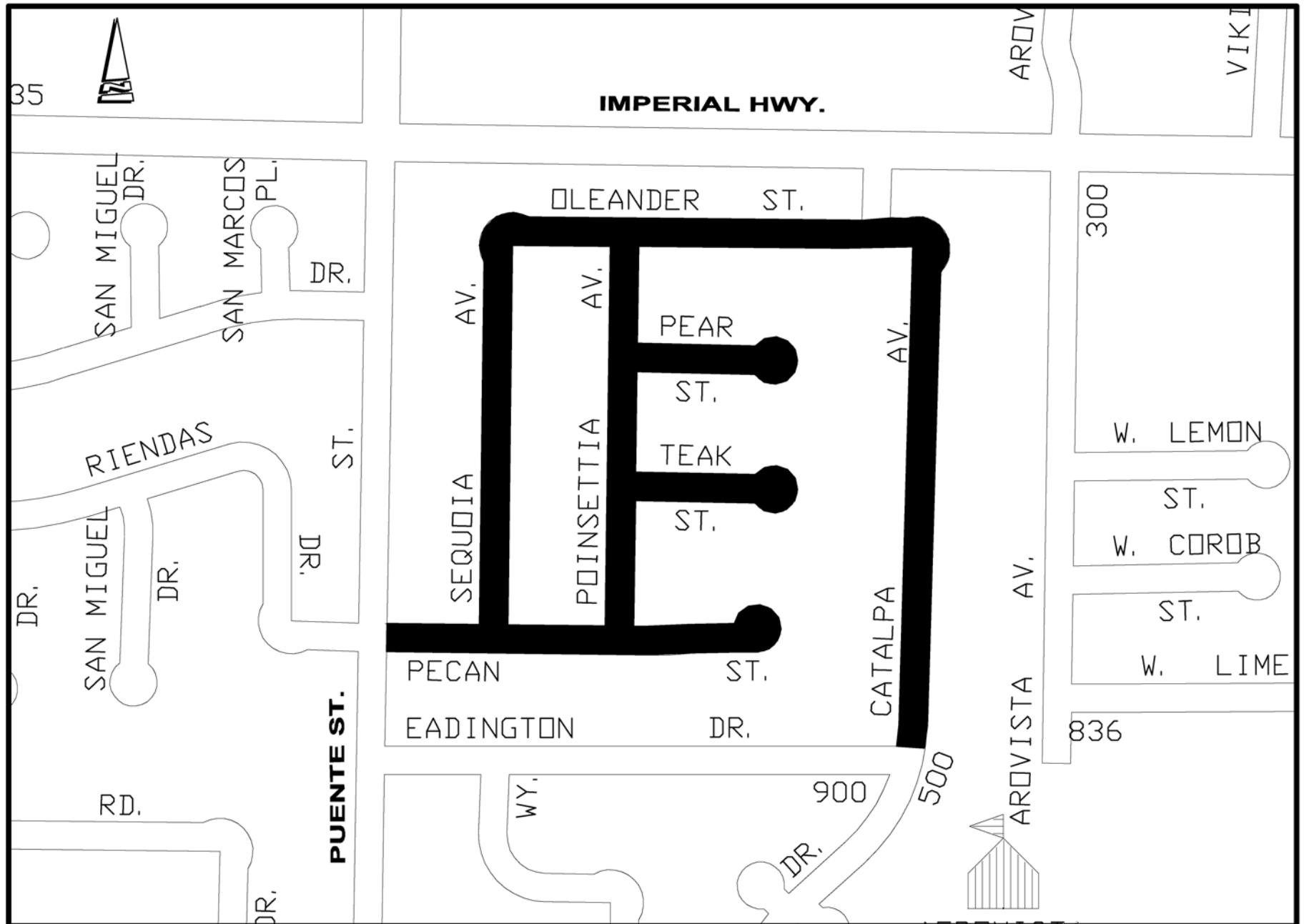
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$789,369

Project Manager Approval:

Rudy Correa  
\_\_\_\_\_  
(Type Name)

# PROJECT 7472

## OLEANDER STREET-CATALPA AVENUE WATER LINE REPLACEMENT



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7472

### WATER IMPROVEMENTS - OLEANDER STREET - CATALPA AVENUE WATER LINE REPLACEMENT

This project will replace existing undersized and deteriorated cast iron water mains on Oleander Street, Sequoia Avenue, Poinsettia Avenue, Pecan Street, Teak Street, Pear Street and Catalpa Avenue.

PROJECT 7472	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ 120,000	\$ -	\$ -	\$ -	\$ -	\$ 120,000
TOTAL	\$ -	\$ -	\$ -	\$ 80,000	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ -	\$ -	\$ 80,000	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ 80,000	\$ 1,120,000	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

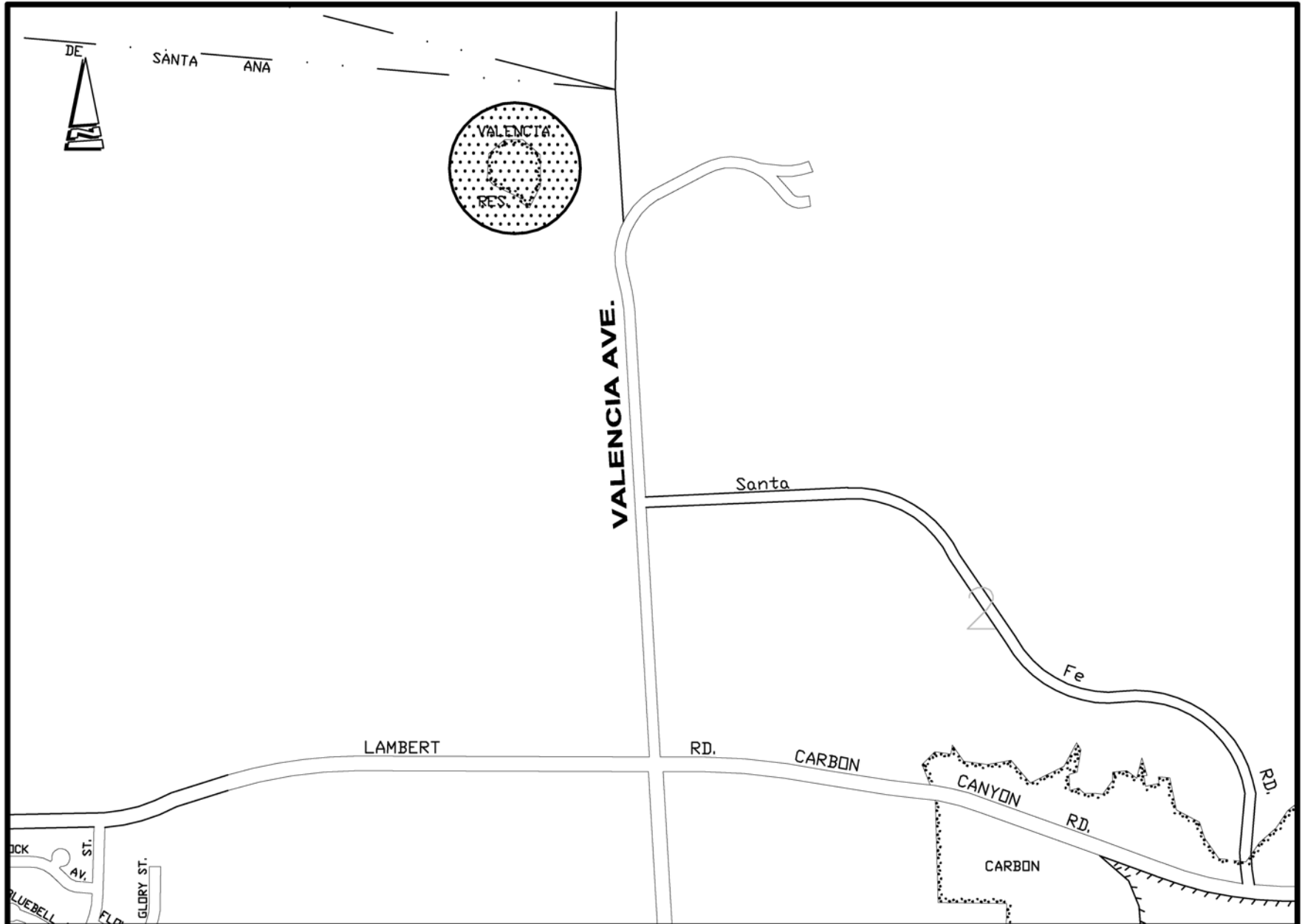
Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7473

## VALENCIA RESERVOIR REPAINTING



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7473

### WATER IMPROVEMENTS - VALENCIA RESERVOIR REPAINTING

This project will remove and replace the existing coating on the interior of the Valencia Reservoir. The reservoir will have to pass bacteriological testing before going back into service. Recoating of Valencia Reservoir needs to be coordinated with the construction of new 830 zone reservoir.

PROJECT 7473	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
CONST. ENGINEERING	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
TOTAL	\$ -	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,100,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,100,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,100,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$1,100,000

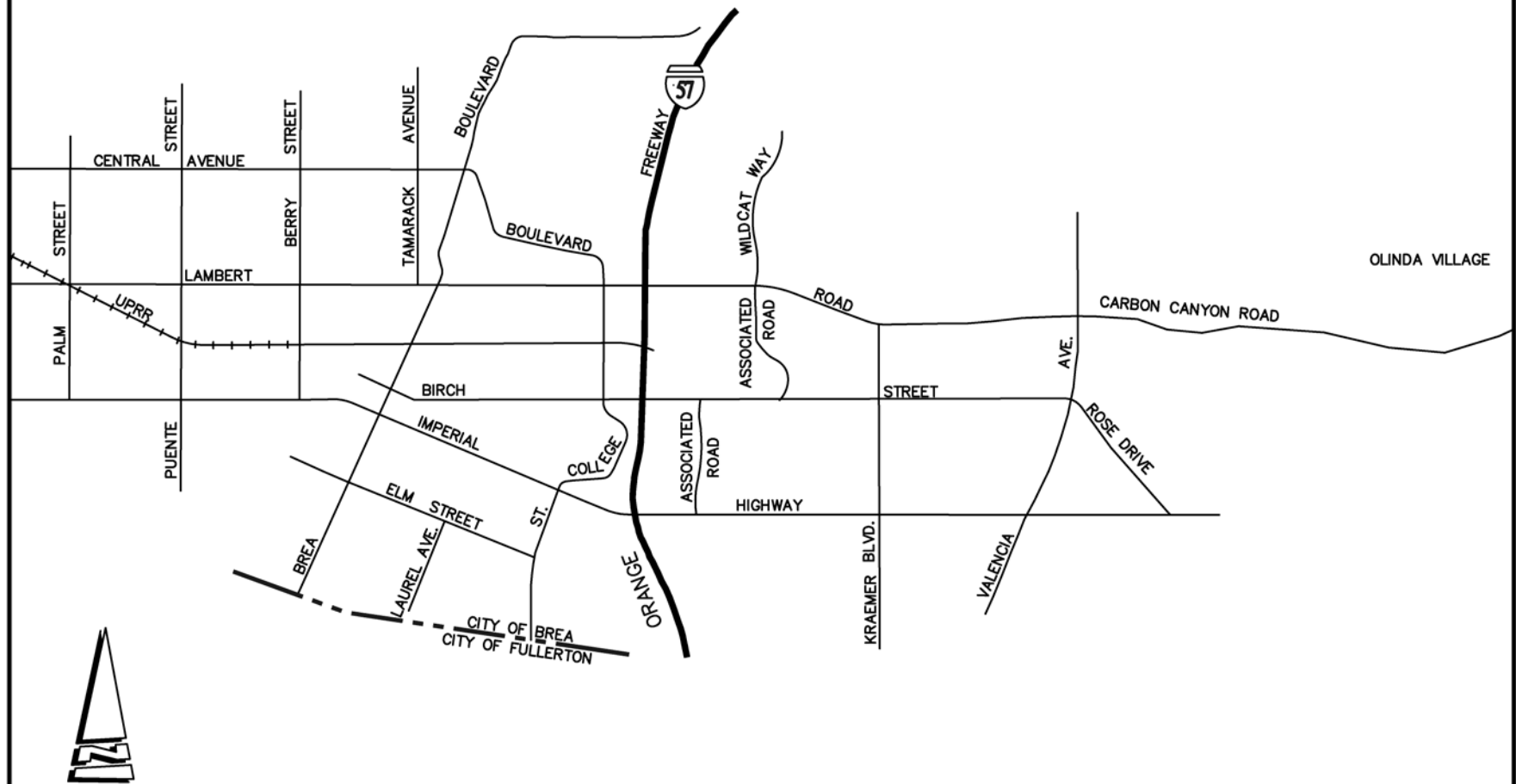
Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7474

## AUTOMATED METER READING UPGRADE TO AUTOMATED METER INFRASTRUCTURE

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE



## PROJECT 7474

### WATER IMPROVEMENTS - UPGRADE AUTOMATED METER READING TECHNOLOGY TO AMI

This project will upgrade the existing Automated Meter Reading (AMR) system to AMI technology which will allow for real time data to be collected from the meters in the water system.

PROJECT 7474	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000

FUNDING SOURCES										
Fund 420 (Water)	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000

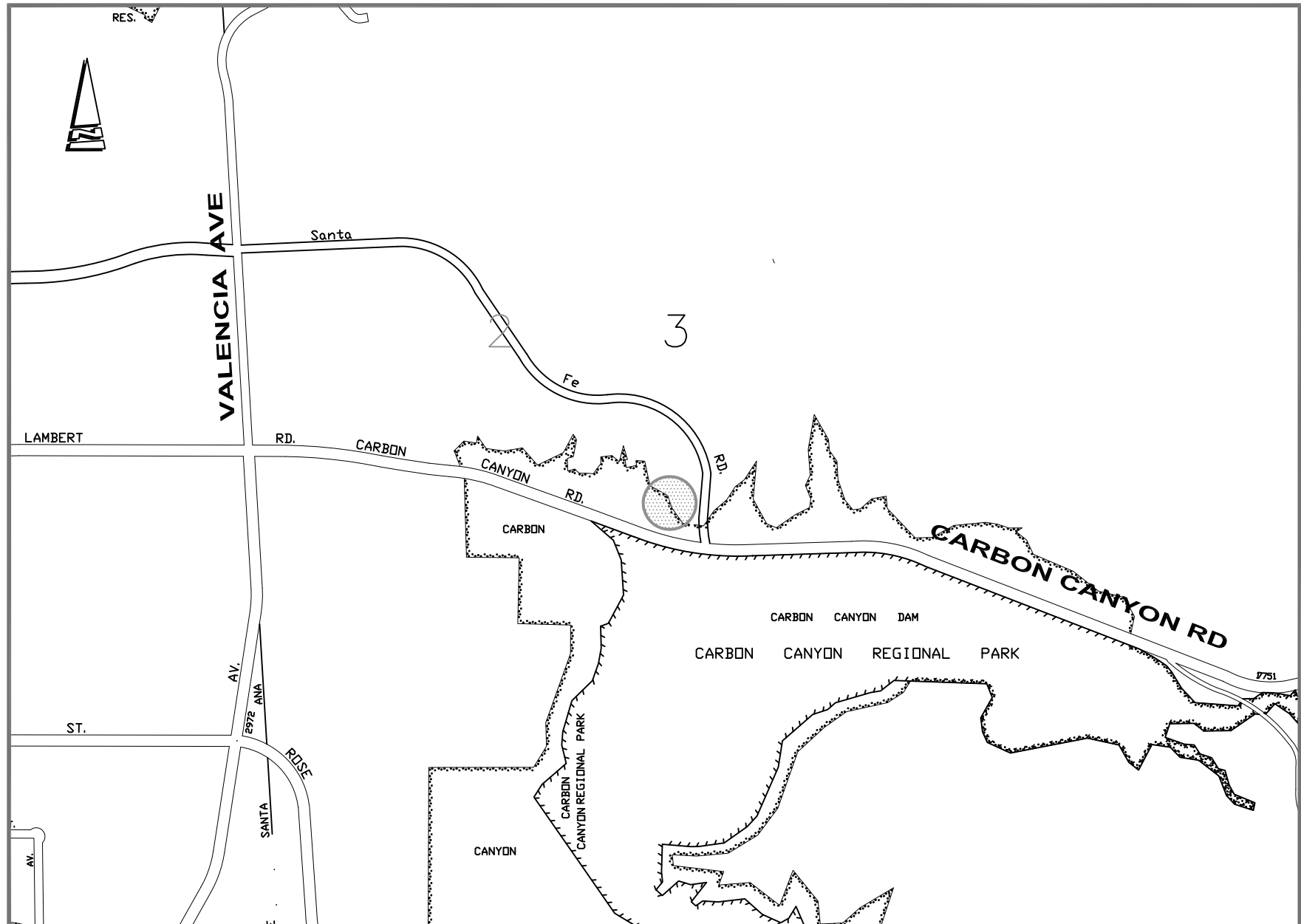
Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7475

## BOOSTER PUMP ENCLOSURE & RESTROOM AT OLINDA RANCH PARK



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7475

### WATER IMPROVEMENTS - BOOSTER PUMP ENCLOSURE & RESTROOM AT OLINDA RANCH PARK

This project will construct a new booster station along with installing an emergency generator at Olinda Ranch Park. Project will also add an enclosure to protect the water pumps and emergency generator from intruders and weather. A restroom facility will be added to give park users a restroom on the east end of the park.

PROJECT 7475	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 325,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 325,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 2,450,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,450,000
CONST. ENGINEERING	\$ -	\$ 175,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175,000
<b>TOTAL</b>	\$ -	\$ 2,950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,950,000

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 2,950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,950,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 2,950,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,950,000

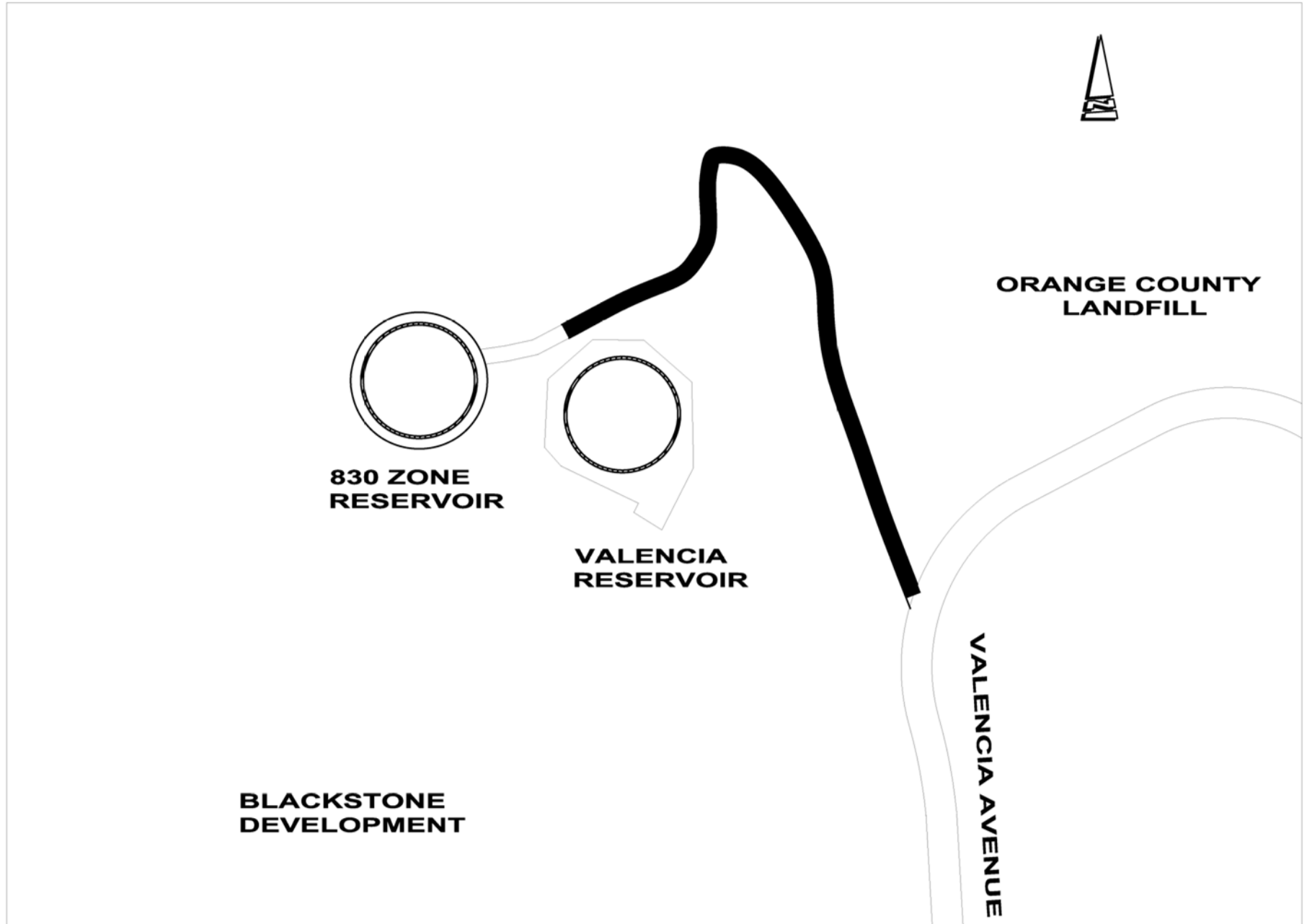
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$2,900,000

Project Manager Approval:

\_\_\_\_\_  
Brian Ingallinera  
(Type Name)

# PROJECT 7921

PAVE ACCESS ROAD TO 830 ZONE AND VALENCIA RESERVOIRS



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7921

### WATER IMPROVEMENTS - PAVE ACCESS ROAD TO 830 ZONE AND VALENCIA RESERVOIRS

This project will reconstruct the existing asphalt access road from Valencia Avenue to the 830 Zone and Valencia Reservoirs.

PROJECT 7921	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ 240,000	\$ -	\$ -	\$ -	\$ -	\$ 240,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ 30,000
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 30,000</b>	<b>\$ 270,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ -	\$ -	\$ 30,000	\$ 270,000	\$ -	\$ -	\$ -	\$ -	\$ 300,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 30,000</b>	<b>\$ 270,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>

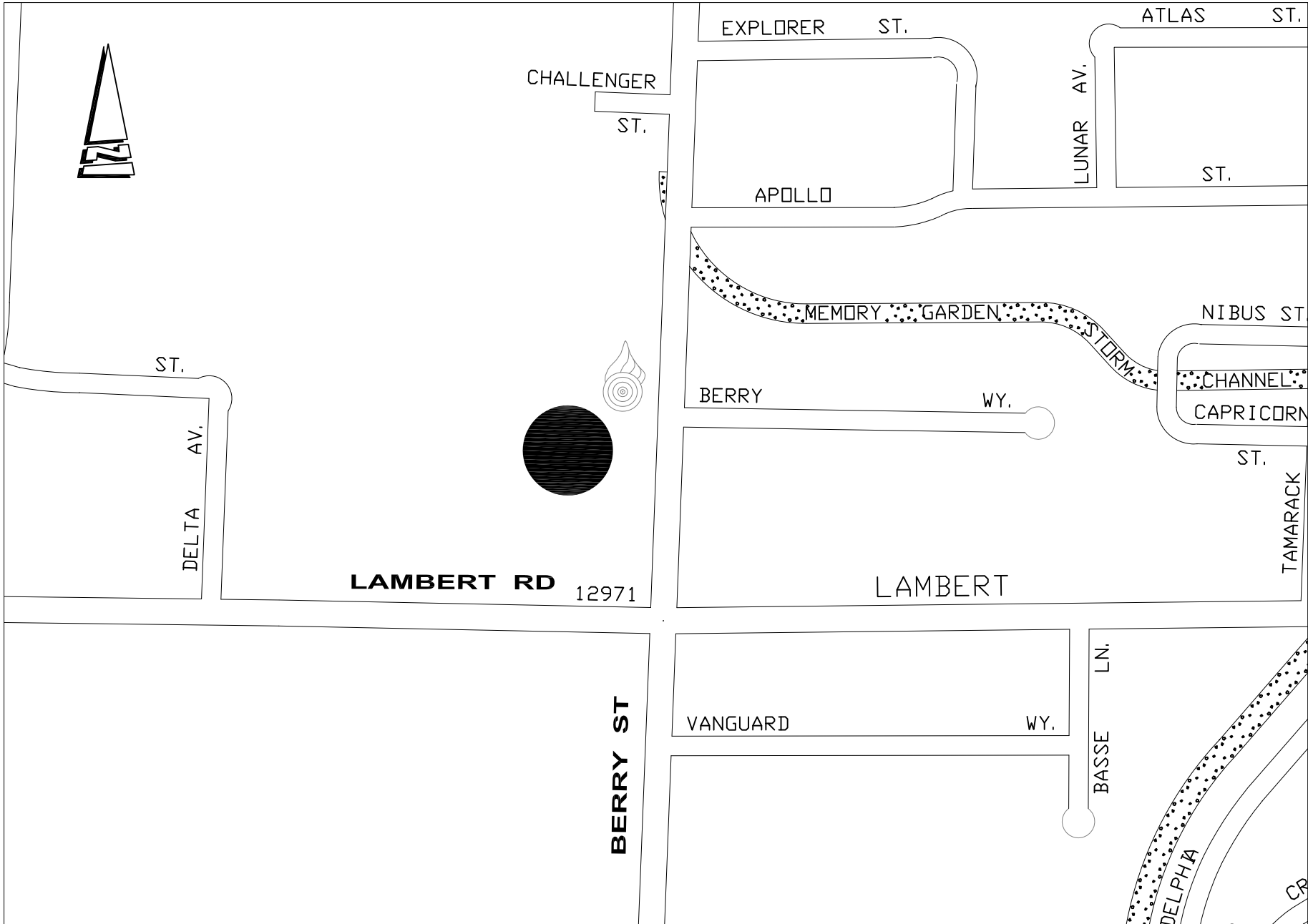
Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7965

## REHABILITATE RING ROAD AT BERRY STREET RESERVOIR



### VICINITY MAP

NOT TO SCALE

## PROJECT 7965

### WATER IMPROVEMENTS - REHABILITATE RING ROAD AT BERRY STREET RESERVOIR

This project will rehabilitate the condition of the asphalt around the Berry Street Reservoir at the City Service Center. This facility is inspected for compliance annually by the California Division of Damns.

PROJECT 7965	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 40,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 240,000

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ -	\$ 40,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 240,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 40,000	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 240,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)





**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

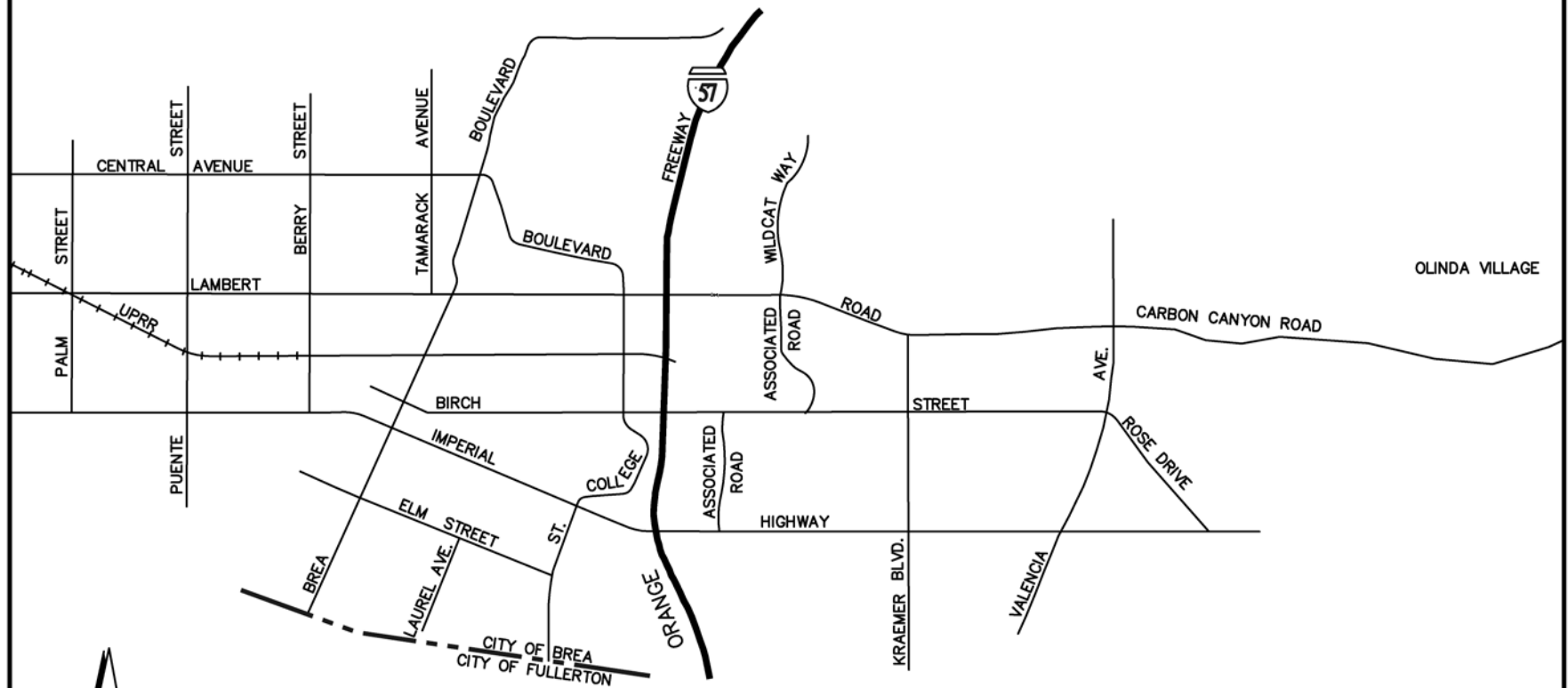
**FY 2020-21 through FY 2026-27**

**SEWER IMPROVEMENTS**

# PROJECT 7609

## CITYWIDE SEWER UPGRADE PROGRAM

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7609

### SEWER IMPROVEMENTS - CITYWIDE SEWER UPGRADE PROGRAM

This is an annual program to rehabilitate and upgrade sewer lines and manholes throughout the City. This is a budget holding account. Specific sewer improvements are designated for replacement in each year's program per the Master Sewer Plan and assigned a separate project number.

PROJECT 7609	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 1,200,000	\$ -	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 7,200,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 1,200,000	\$ -	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 7,200,000

<b>FUNDING SOURCES</b>										
Fund 430 (Sewer)	\$ -	\$ 1,200,000	\$ -	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 7,200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 1,200,000	\$ -	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 7,200,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$1,200,000	\$0

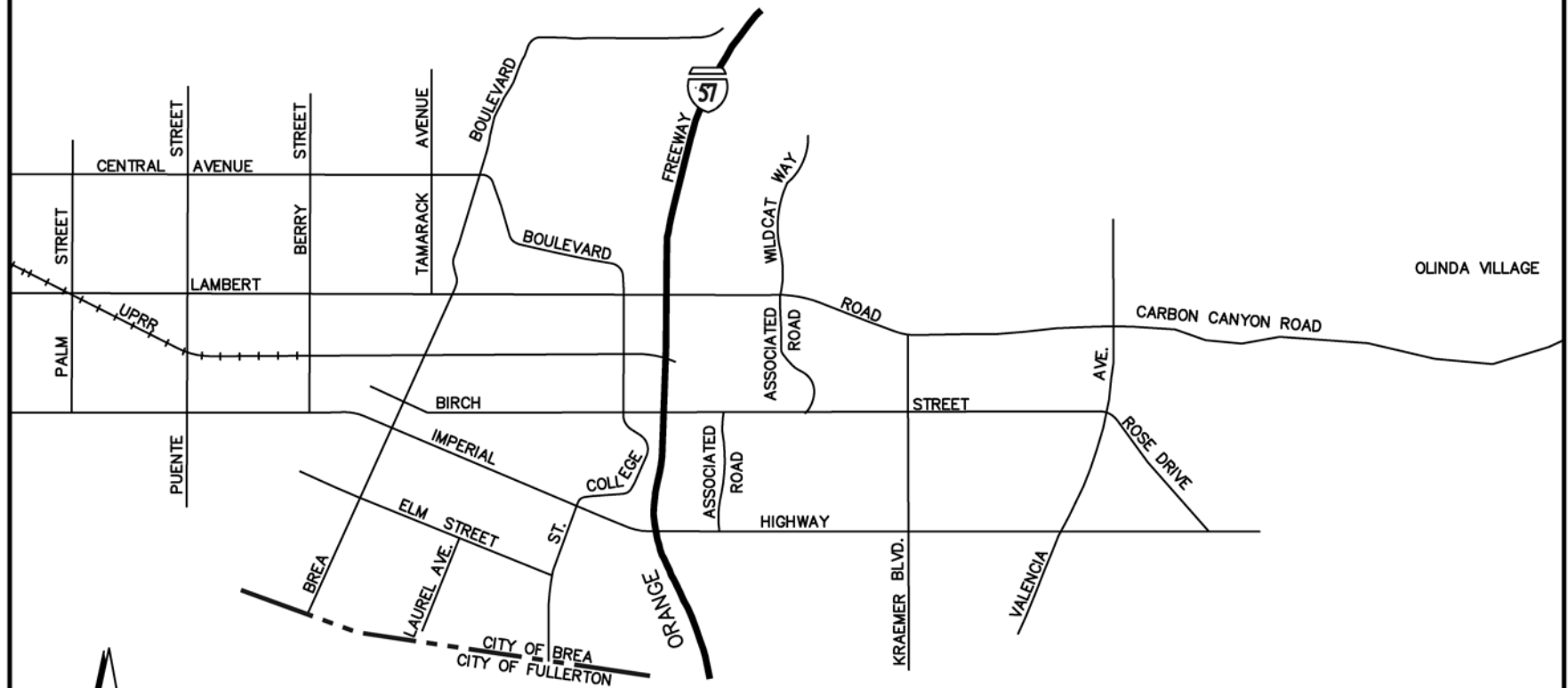
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7617

## SEWER MAINLINE RELIGNING

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROGRAM 7617

### SEWER IMPROVEMENTS - SEWER MAINLINE RELINING PROGRAM

This is an annual program to reline damaged, cracked and broken portions of sewer mainlines citywide. The project will also establish an on-going repair program to address identified deficient locations of sewer mainline ranging from 6" to 18" in diameter.

PROGRAM 7617	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 231,300	\$ 789,159	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 3,120,459
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 231,300</b>	<b>\$ 789,159</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 3,120,459</b>

<b>FUNDING SOURCES</b>										
Fund 430 (Sewer)	\$ 231,300	\$ 789,159	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 3,120,459
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 231,300</b>	<b>\$ 789,159</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 300,000</b>	<b>\$ 3,120,459</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$789,159	\$0

Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7626

## SOUTH BREA SEWER REPAIRS



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7626

### SEWER IMPROVEMENTS - SOUTH BREA SEWER REPAIRS

6" & 8" Sewer line repair of major offsets and cracks and manhole installation. To avoid flow or stoppage issues

PROJECT 7626	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 1,913	\$ 28,087	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 330,000	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 630,000
CONST. ENGINEERING	\$ -	\$ 40,000	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
<b>TOTAL</b>	<b>\$ 1,913</b>	<b>\$ 398,087</b>	<b>\$ 330,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 730,000</b>

<b>FUNDING SOURCES</b>										
Fund 430 (Sewer)	\$ 1,913	\$ 398,087	\$ 330,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 730,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 1,913</b>	<b>\$ 398,087</b>	<b>\$ 330,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 730,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$348,087

Connected to CIP 7454

Project Manager Approval:

Michael Ho  
(Type Name)

# NORTHWOOD AVE SEWER REPLACEMENT



**NOT TO SCALE**



## PROJECT 7628

### SEWER IMPROVEMENTS - NORTHWOOD AVENUE SEWER REPLACEMENT

This project will replace the sewer main on Northwood Avenue from Sandalwood to La Canada Drive and is a part of the overall Northwood West Hills Improvements

PROJECT 7628	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 260,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 260,000
CONST. ENGINEERING	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>

FUNDING SOURCES										
Fund 430 (Sewer)	\$ -	\$ -	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 300,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20

Project Manager Approval:

Michael Ho  
(Type Name)



**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

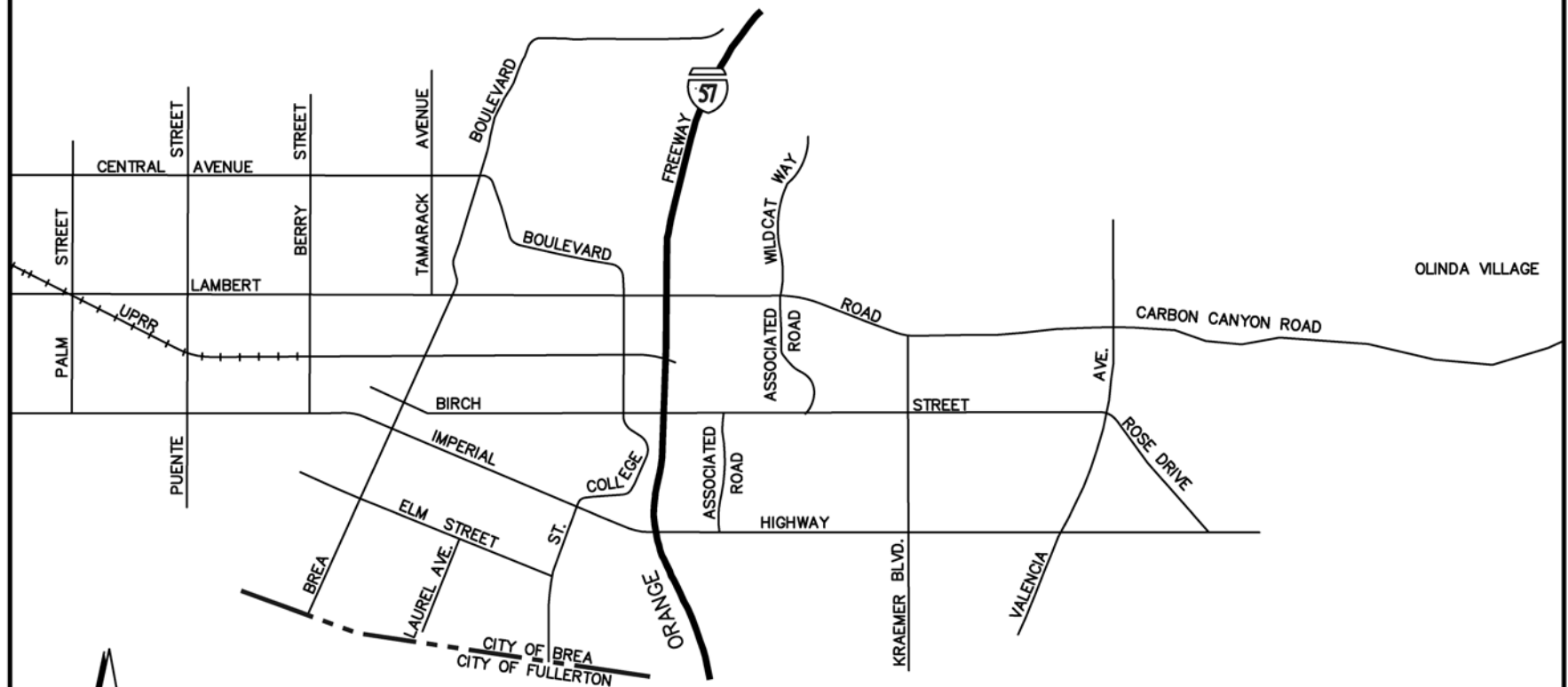
**FY 2020-21 through FY 2026-27**

**FACILITY IMPROVEMENTS**

# PROJECT 7913

INDUCTIVE LIGHT UPGRADES AT VARIOUS CITY PARKS

## CITYWIDE PROJECT



## VICINITY MAP

NOT TO SCALE

## PROJECT 7913

### FACILITY IMPROVEMENTS - LIGHT UPGRADES AT VARIOUS CITY PARKS

This project will upgrade the parking lot and walkway lights (85 total) at Olinda Ranch Park and the Brea Sports Park with LED fixtures for energy savings. LED fixtures will be mounted to the existing light poles.

PROJECT 7913	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ 210,000	\$ -	\$ -	\$ -	\$ -	\$ 210,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 210,000	\$ -	\$ -	\$ -	\$ -	\$ 210,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ -	\$ -	\$ -	\$ 210,000	\$ -	\$ -	\$ -	\$ -	\$ 210,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -	\$ 210,000	\$ -	\$ -	\$ -	\$ -	\$ 210,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
	\$0

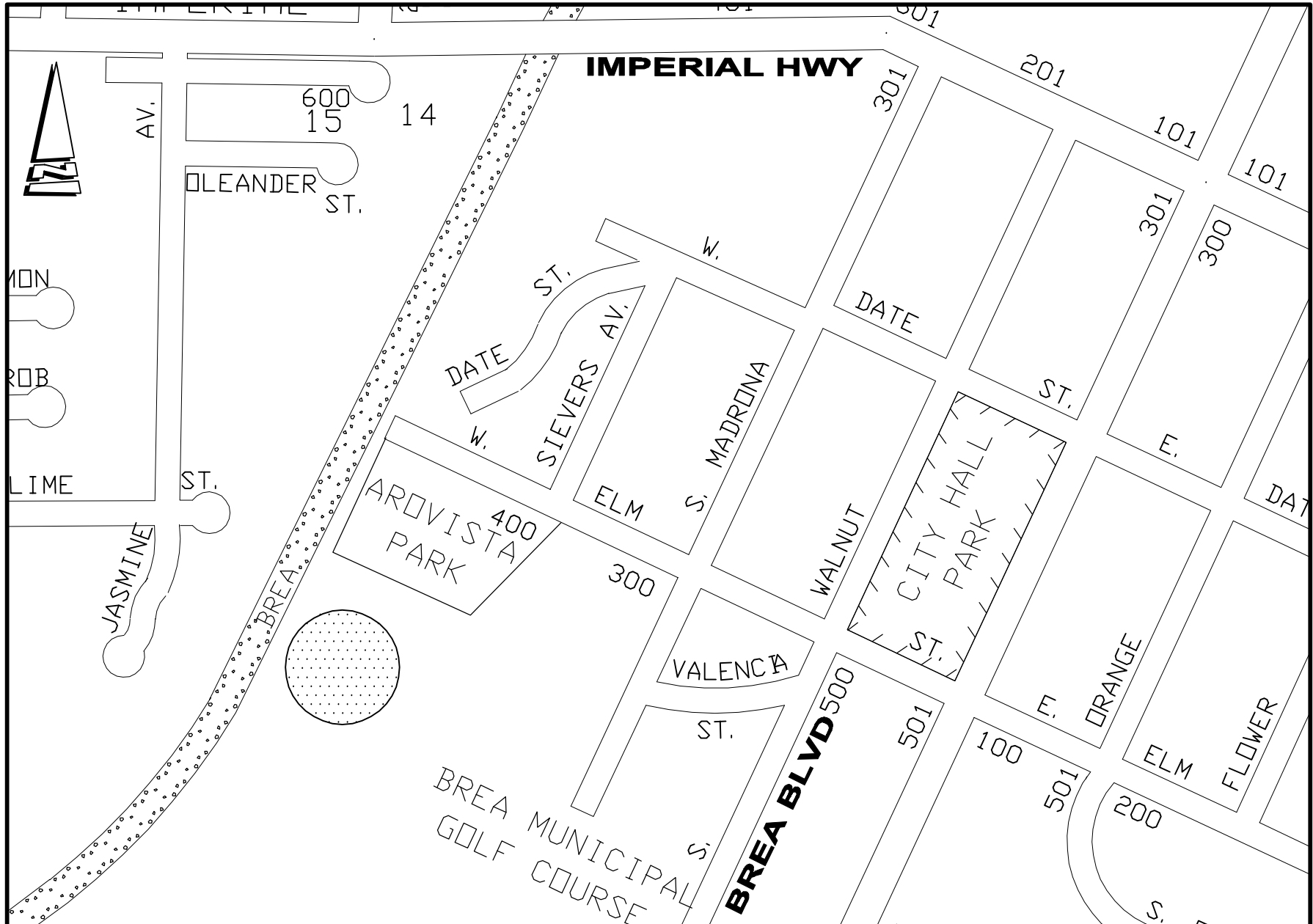
Project Manager Approval:

Bill Bowlus

(Type Name)

# PROJECT 7914

## SKATE PARK UPGRADES



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7914

### FACILITY IMPROVEMENTS - SKATE PARK UPGRADES

This project will make repairs to the existing skate park elements, sand blast the concrete, add an additional run-off area to the north end, and re-landscape the slope to the east of the skate park.

PROJECT 7914	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 632,429	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 632,429
CONST. ENGINEERING	\$ 4,377	\$ 15,785	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,162
<b>TOTAL</b>	<b>\$ 4,377</b>	<b>\$ 648,214</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 652,591</b>

<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ 4,377	\$ 648,214	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 652,591
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 4,377</b>	<b>\$ 648,214</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 652,591</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$60,000	\$588,214

Project Manager Approval:

Bill Bowlus  
\_\_\_\_\_  
(Type Name)

## FIRE STATION NO. 1 SEISMIC UPGRADES





## PROJECT 7923

### FACILITY IMPROVEMENTS - FIRE STATION NO.1 SEISMIC UPGRADES

This project will upgrade Fire Station No. 1 to meet current seismic code and construct women's restroom facilities and ADA upgrades.

PROJECT 7923	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 3,311	\$ 236,689	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 240,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 864,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 864,000
CONST. ENGINEERING	\$ -	\$ 96,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 96,000
TOTAL	\$ 3,311	\$ 1,196,689	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ 3,311	\$ 1,196,689	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 3,311	\$ 1,196,689	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200,000

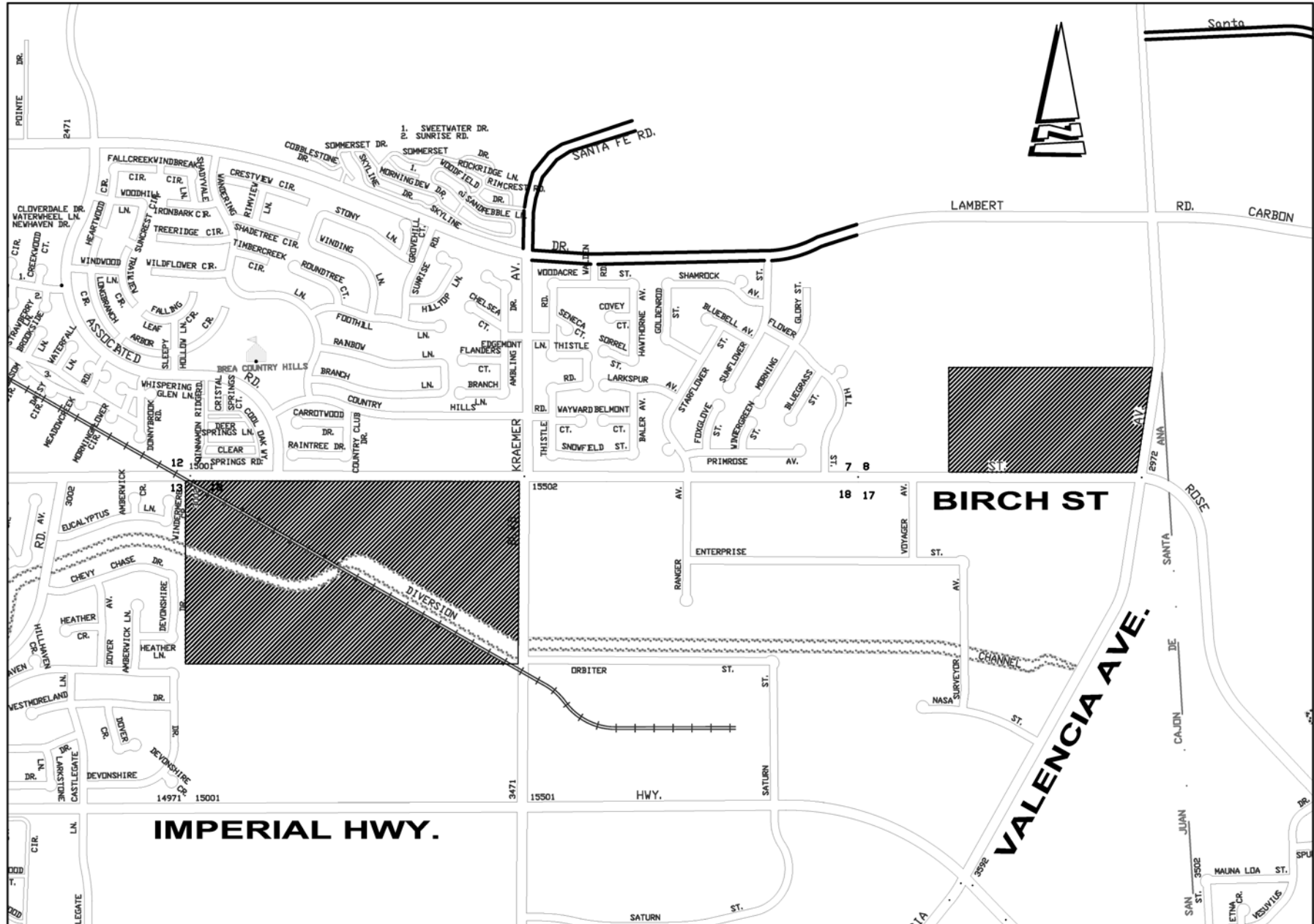
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$20,000	\$1,176,689

Project Manager Approval:

Michael Ho  
\_\_\_\_\_  
(Type Name)

# PROJECT 7932

## CITY RECLAIMED WATER CONVERSION PROJECT



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7932

### FACILITY IMPROVEMENTS - CITY RECLAIMED WATER CONVERSION PROJECT

This project includes the design and construction of water treatment facilities at the Brea Sports Park and Birch Hills Golf Course. The treatment system will convert existing ground water effluent at the Chevron extraction well near the Birch Hills Golf Course and ground water effluent from the Thompson Oil extraction operation near the Brea Sports Park to non-potable water for irrigation use.

PROJECT 7932	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 9,201	\$ 110,924	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 120,125
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 600,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600,000
CONST. ENGINEERING	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
<b>TOTAL</b>	<b>\$ 9,201</b>	<b>\$ 770,924</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 780,125</b>

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 630,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 630,000
Fund 430 (Sewer)	\$ 9,201	\$ 45,924	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 55,125
Fund 541 (Water Impact)	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
Fund 540 (Traffic Impact)	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 9,201</b>	<b>\$ 770,924</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 780,125</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$720,924

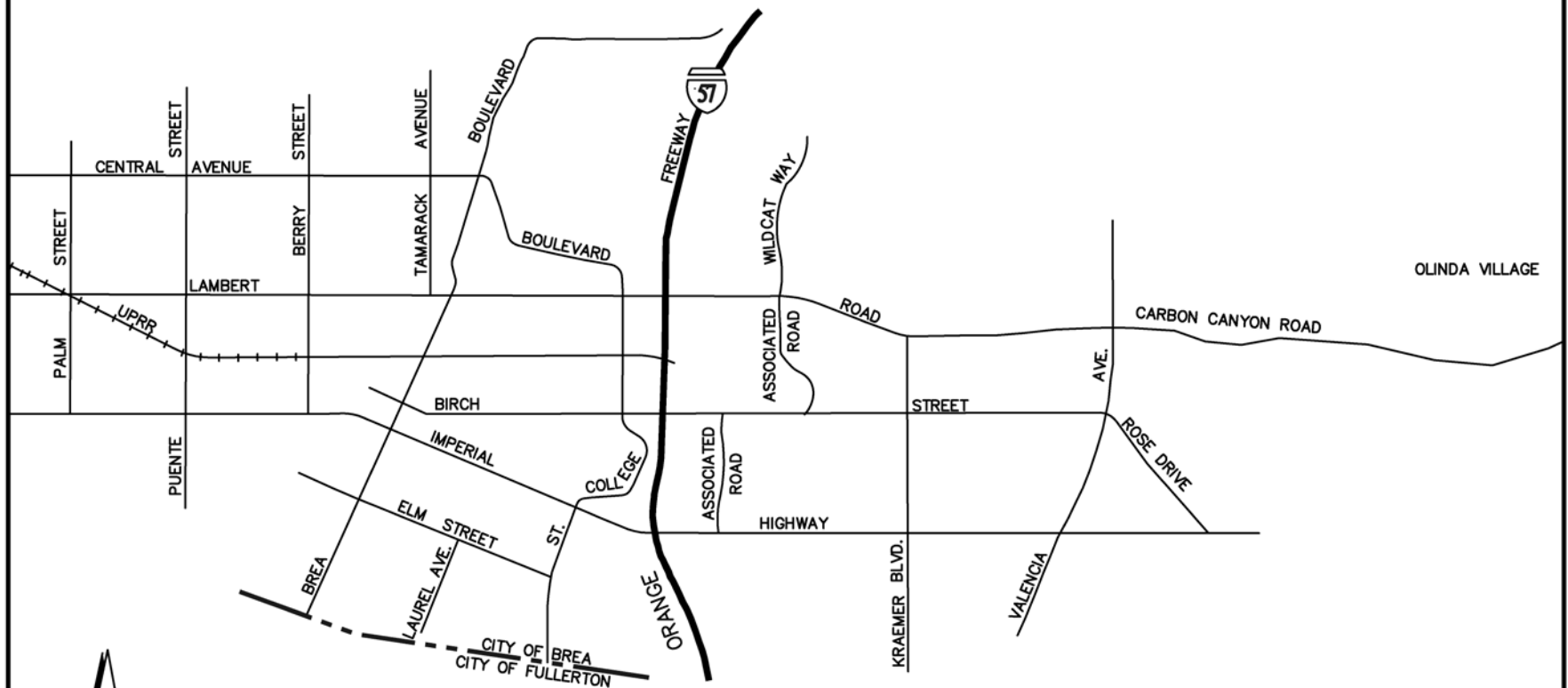
Project Manager Approval:

Brian Ingallinera  
(Type Name)

# PROJECT 7936

## CITY FACILITY AND MEDIAN LANDSCAPE IMPROVEMENTS

### CITYWIDE PROJECT



### VICINITY MAP

NOT TO SCALE

## PROJECT 7936

### FACILITY IMPROVEMENTS - LANDSCAPE IMPROVEMENTS AT CITY FACILITIES & MEDIANS

This project will remove and replace portions of existing landscaping with plants and mulch over a three year period at various City facilities and medians.

PROJECT 7936	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 717,791	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 717,791
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 717,791	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 717,791

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ 121,698	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 121,698
Fund 182 (FARP)	\$ -	\$ 596,093	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 596,093
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 717,791	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 717,791

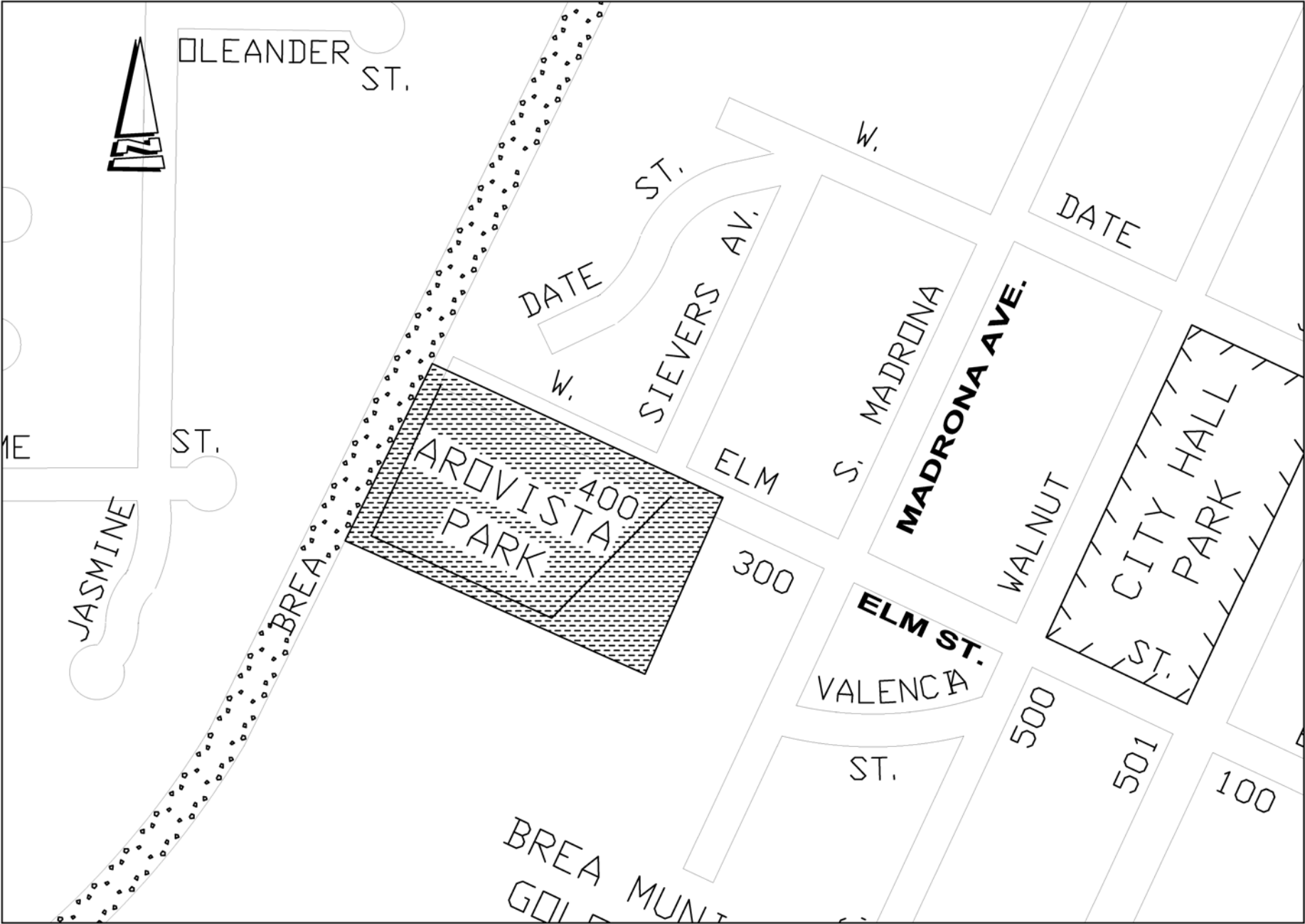
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$50,000	\$667,791

Project Manager Approval:

Bill Bowlus  
\_\_\_\_\_  
(Type Name)

# PROJECT 7940

## AROVISTA PARK (WEST) RESTROOM REPAIRS



### VICINITY MAP

NOT TO SCALE

## PROJECT 7940

### FACILITY IMPROVEMENTS - AROVISTA PARK (WEST) RESTROOM REPAIRS

This project will repair the restroom building off of Imperial Highway at Arovista Park.

PROJECT 7940	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 45,000

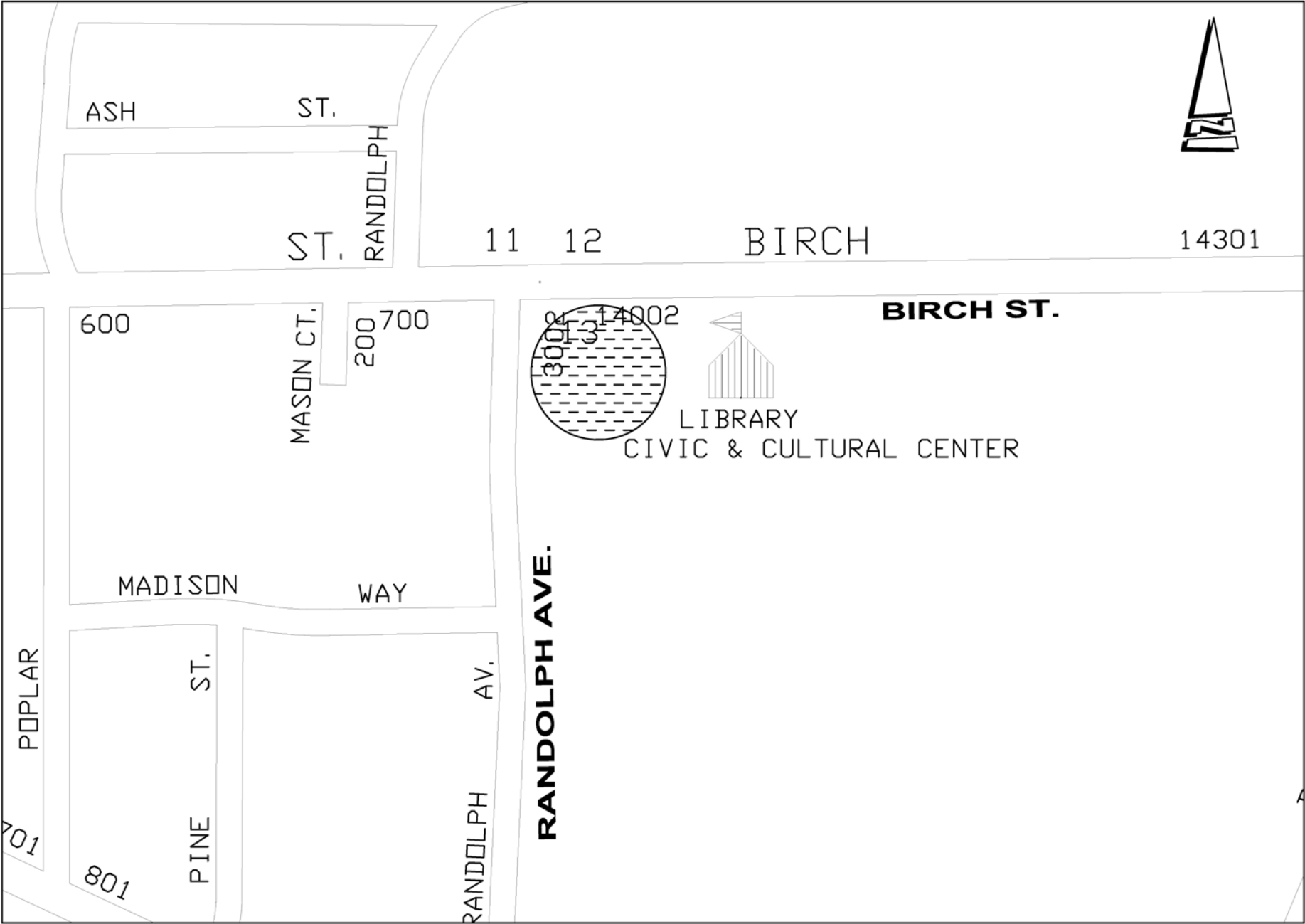
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$5,000	\$40,000

Project Manager Approval:

Bill Bowlus  
\_\_\_\_\_  
(Type Name)

# PROJECT 7942

## HVAC COMPONENT REPLACEMENT AT CIVIC CENTER



### VICINITY MAP

NOT TO SCALE



## PROJECT 7942

### FACILITY IMPROVEMENTS - HVAC COMPONENT REPLACEMENT AT CIVIC CENTER

This project will replace air handlers # 1, 2 & 6 at the Brea Civic & Cultural Center. Will also replace 36 Variable Air Volume boxes on the 3rd floor. Existing equipment is original building components installed in 1981.

PROJECT 7942	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ 28,656	\$ 156,344	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 185,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 28,656</b>	<b>\$ 156,344</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 185,000</b>

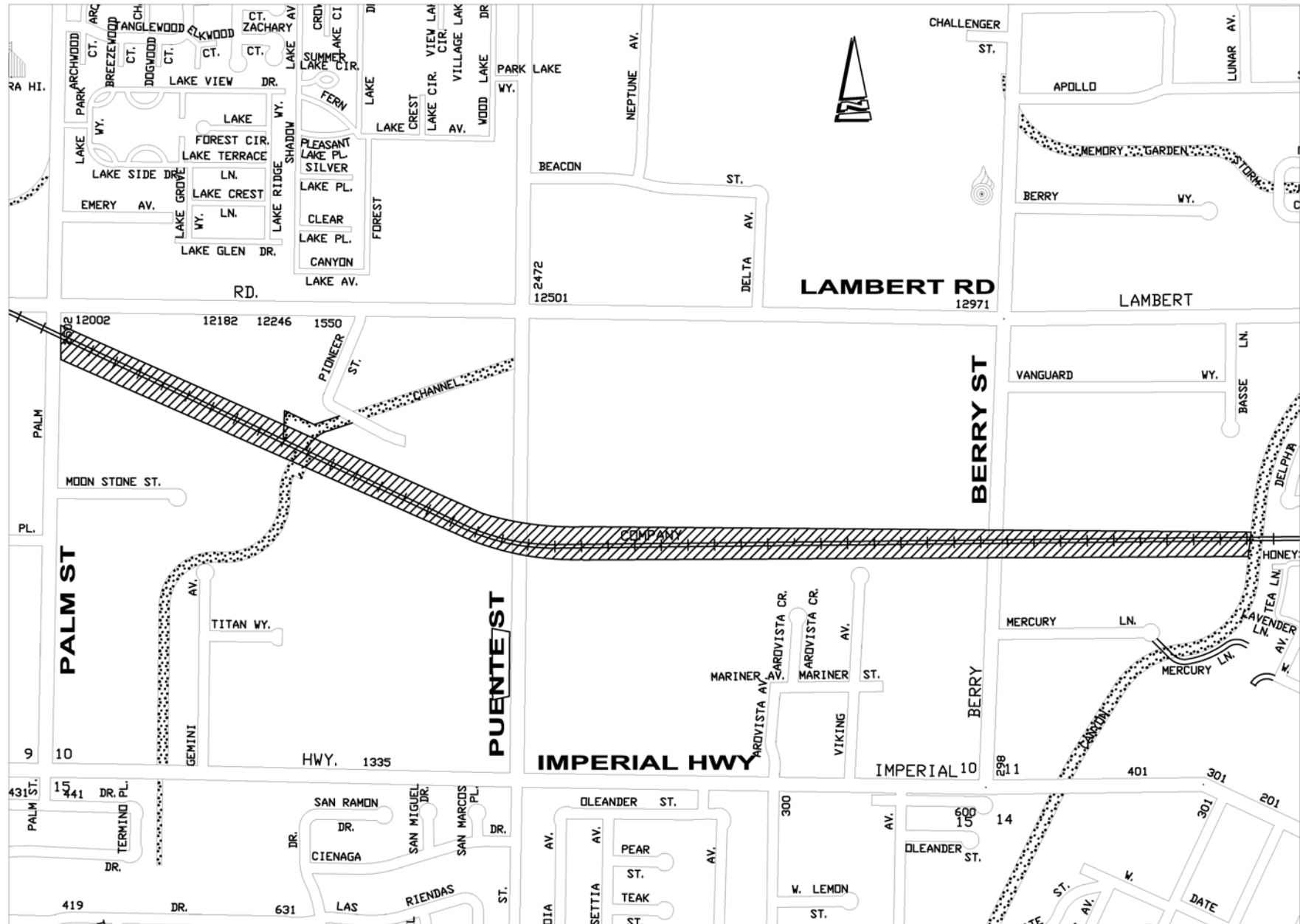
<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ 28,656	\$ 156,344	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 185,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 28,656</b>	<b>\$ 156,344</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 185,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$96,850	\$59,494

Project Manager Approval:

Eric Aulls  
\_\_\_\_\_  
(Type Name)

## FACILITY IMPROVEMENTS - TRACKS AT BREA EXPANSION STUDY



## VICINITY MAP

**NOT TO SCALE**

## PROJECT 7946

### FACILITY IMPROVEMENTS - WESTERN EXTENSION TO THE TRACKS AT BREA TRAIL PROJECT

This project will continue the Tracks At Brea Trail System to the West and connect to the City of La Habra's Trail System.

PROJECT 7946	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 13,258	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ 263,258
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,292,500	\$ -	\$ -	\$ -	\$ 3,292,500
CONSTRUCTION	\$ -	\$ 67,840	\$ -	\$ -	\$ -	\$ -	\$ 2,636,394	\$ 2,636,394	\$ -	\$ 5,340,628
CONST. ENGINEERING	\$ 18,176	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ 100,000	\$ -	\$ 218,176
TOTAL	\$ 31,434	\$ 67,840	\$ -	\$ -	\$ -	\$ 3,542,500	\$ 2,736,394	\$ 2,736,394	\$ -	\$ 9,114,562

FUNDING SOURCES										
Federal Grants	\$ 31,434	\$ 67,840	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 99,274
State Grants	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,586,025	\$ 1,730,757	\$ 1,730,757	\$ -	\$ 6,047,539
Fund 250 (Park)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 956,475	\$ 1,005,637	\$ 1,005,637	\$ -	\$ 2,967,749
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ 31,434	\$ 67,840	\$ -	\$ -	\$ -	\$ 3,542,500	\$ 2,736,394	\$ 2,736,394	\$ -	\$ 9,114,562

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$5,000	\$62,840

Project Manager Approval:

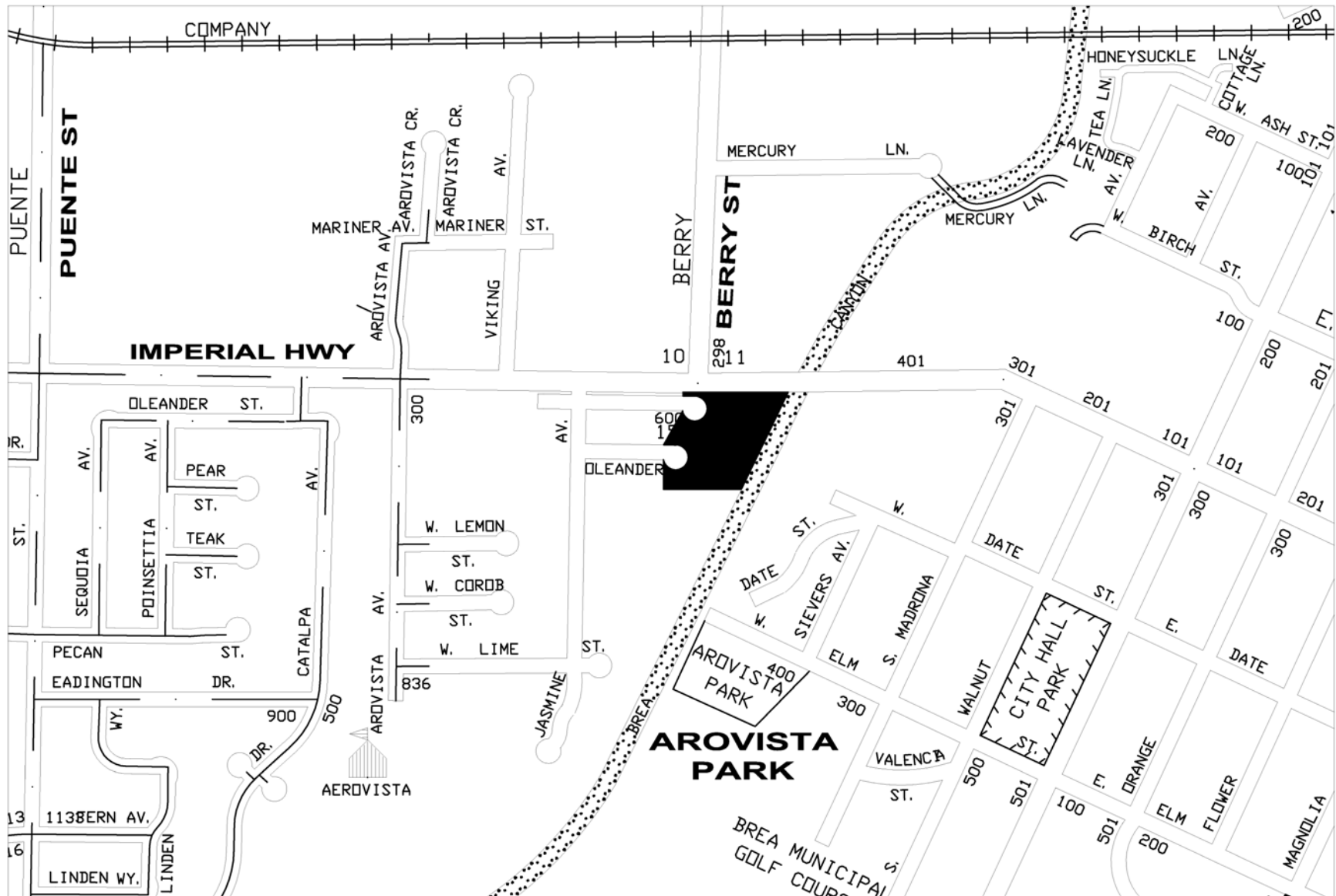
Michael Ho  
 \_\_\_\_\_  
 (Type Name)

# PROJECT 7947

## FACILITY IMPROVEMENTS

### AROVISTA PARK (LOWER) PARKING LOT

### REHABILITATION



## VICINITY MAP

NOT TO SCALE

## PROJECT 7947

### FACILITY IMPROVEMENTS - AROVISTA PARK (LOWER) PARKING LOT REHABILITATION

This project will rehabilitate 24,937 square feet of asphalt, add two ADA ramps and seal coat the 34,737 square foot lower parking lot at Arovista Park.

PROJECT 7947	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 176,589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 176,589
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 176,589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 176,589

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ 176,589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 176,589
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 176,589	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 176,589

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$20,000	\$156,589

Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)



## PROJECT 7948

### FACILITY IMPROVEMENTS - AROVISTA PARK (UPPER) PARKING LOT REHABILITATION

This project will rehabilitate the 5,127 square feet of asphalt and seal coat the 39,527 square foot upper parking lot at Arovista Park.

PROJECT 7948	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 42,000	\$ 8,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 42,000	\$ 28,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ 42,000	\$ 28,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 42,000	\$ 28,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000

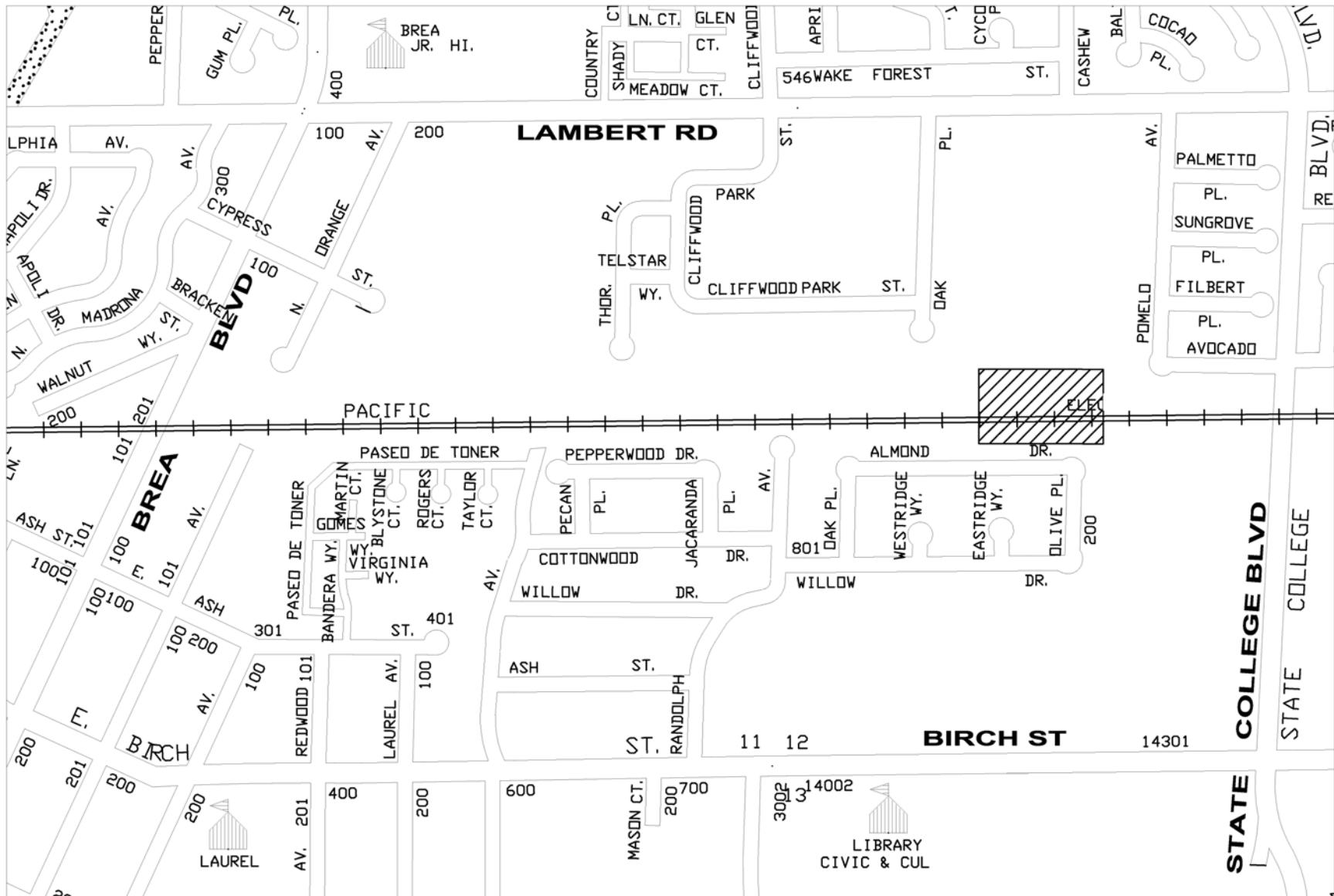
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$20,000	\$22,000

Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7952

## FACILITY IMPROVEMENTS TRACKS SEGMENT 3 DRAINAGE REPAIRS



## VICINITY MAP

NOT TO SCALE



## PROJECT 7952

### FACILITY IMPROVEMENTS - TRACKS SEGMENT 3 DRAINAGE REPAIRS

This project will improve drainage and install rip-rap.

PROJECT 7952	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,799
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,799
FUNDING SOURCES										
Fund 410 (Urban Runoff)	\$ -	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,799
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 57,799	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 57,799

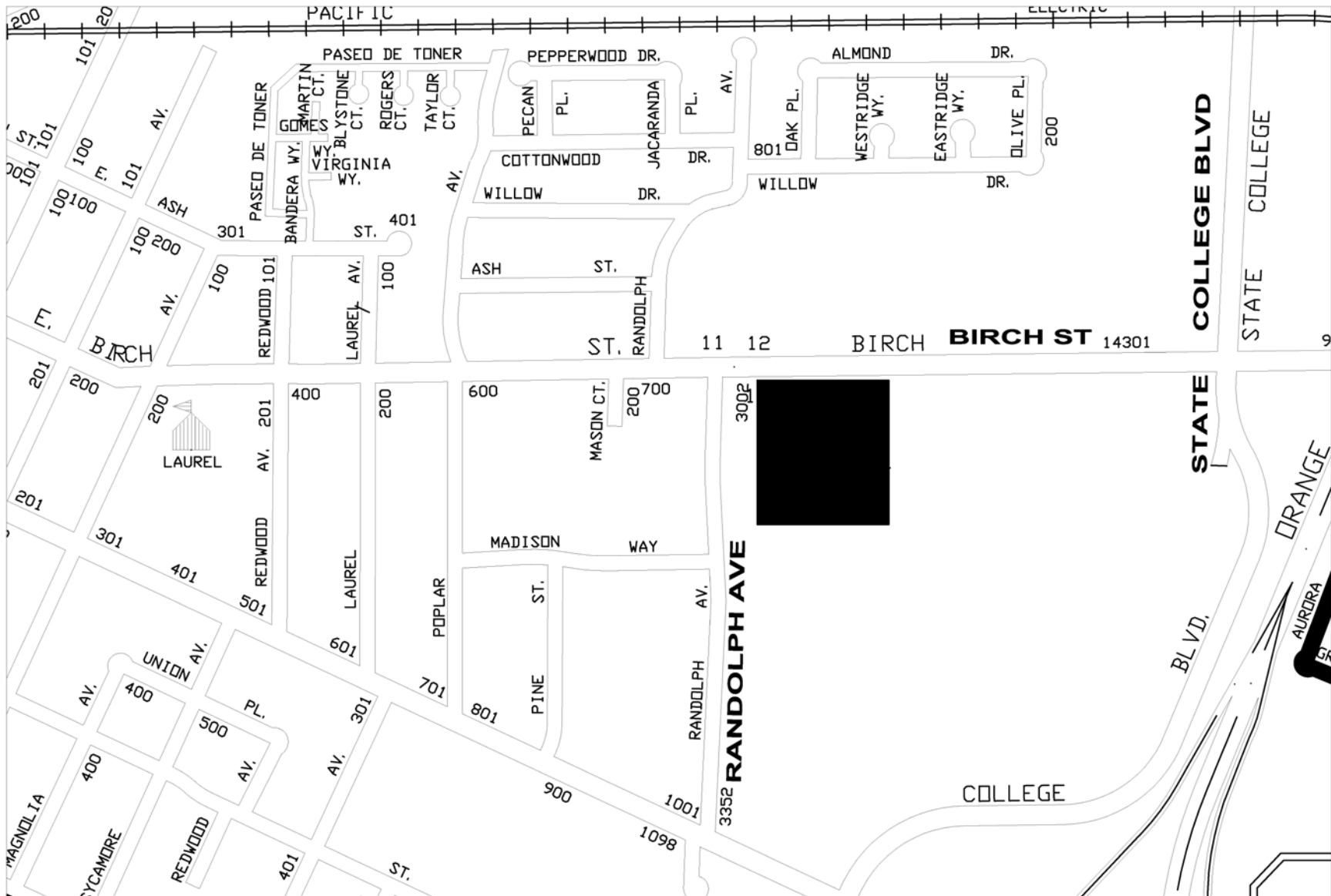
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$57,799

Project Manager Approval:

Bill Bowlus  
\_\_\_\_\_  
(Type Name)

# PROJECT 7954

## FACILITY IMPROVEMENTS CIVIC CENTER SECURITY SYSTEM IMPROVEMENTS



## VICINITY MAP

NOT TO SCALE

## PROJECT 7954

### FACILITY IMPROVEMENTS - CIVIC CENTER SECURITY SYSTEM IMPROVEMENTS

This project will provide and install access control measures between public and staff-only areas of the Civic Center building.

PROJECT 7954	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ 8,506	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,506
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 251,494	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 251,494
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 8,506</b>	<b>\$ 251,494</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 260,000</b>

FUNDING SOURCES										
Fund 182 (FARP)	\$ 8,506	\$ 251,494	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 260,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ 8,506</b>	<b>\$ 251,494</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 260,000</b>

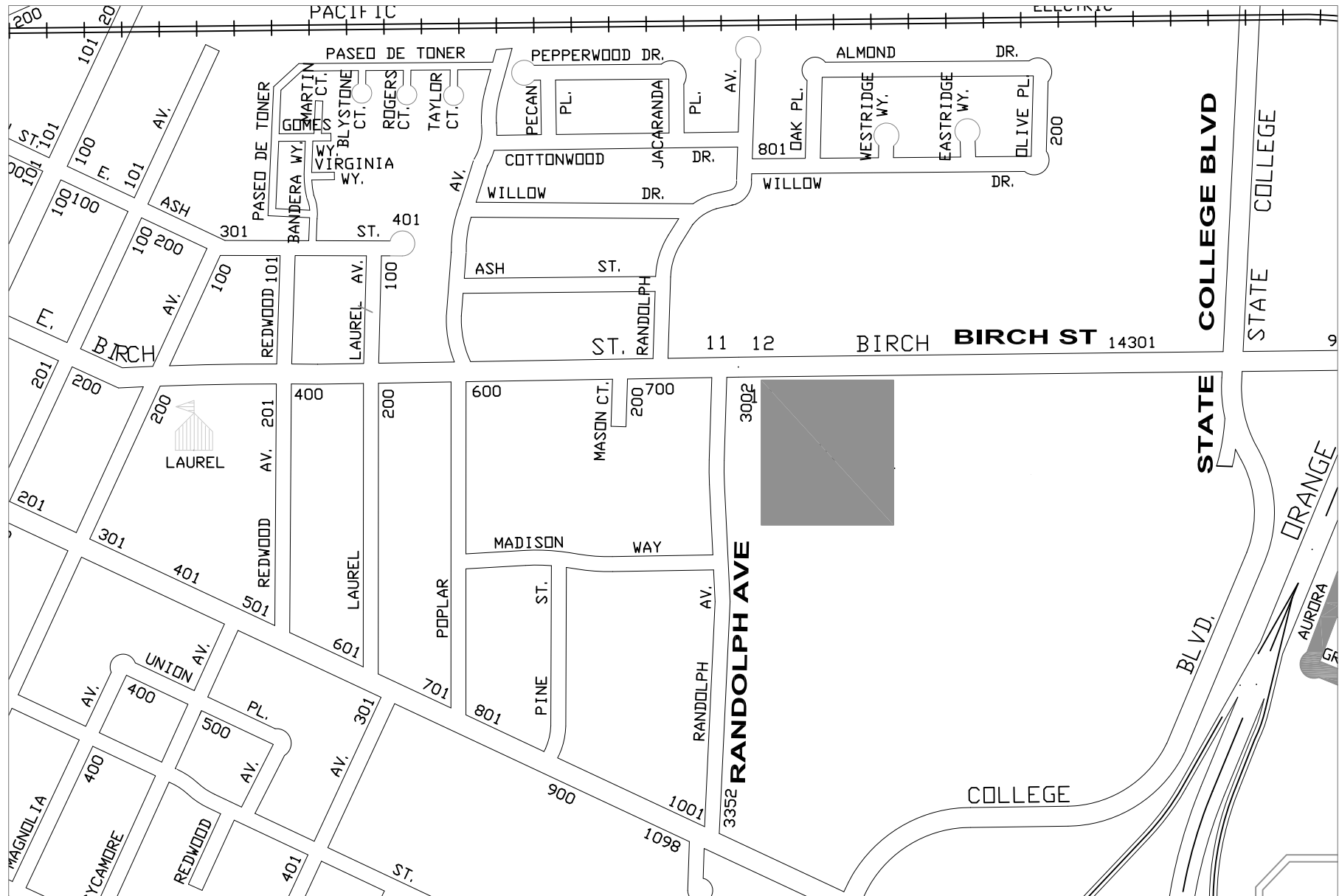
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$15,000	\$236,494

Project Manager Approval:

Eric Aulls  
(Type Name)

# PROJECT 7955

## CCC THIRD FLOOR SPACE PLAN



## VICINITY MAP

NOT TO SCALE

## PROJECT 7955

### FACILITY IMPROVEMENTS - CCC THIRD FLOOR SPACE PLAN IMPROVEMENTS

This project will replace and reconfigure office spaces throughout the third floor of the Brea Civic & Cultural Center.

PROJECT 7955	Actual Prior	Approved 2019-20	Budgeted 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 800,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800,000
CONST. ENGINEERING	\$ -	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,000
TOTAL	\$ -	\$ 835,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 835,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ 835,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 835,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ 835,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 835,000

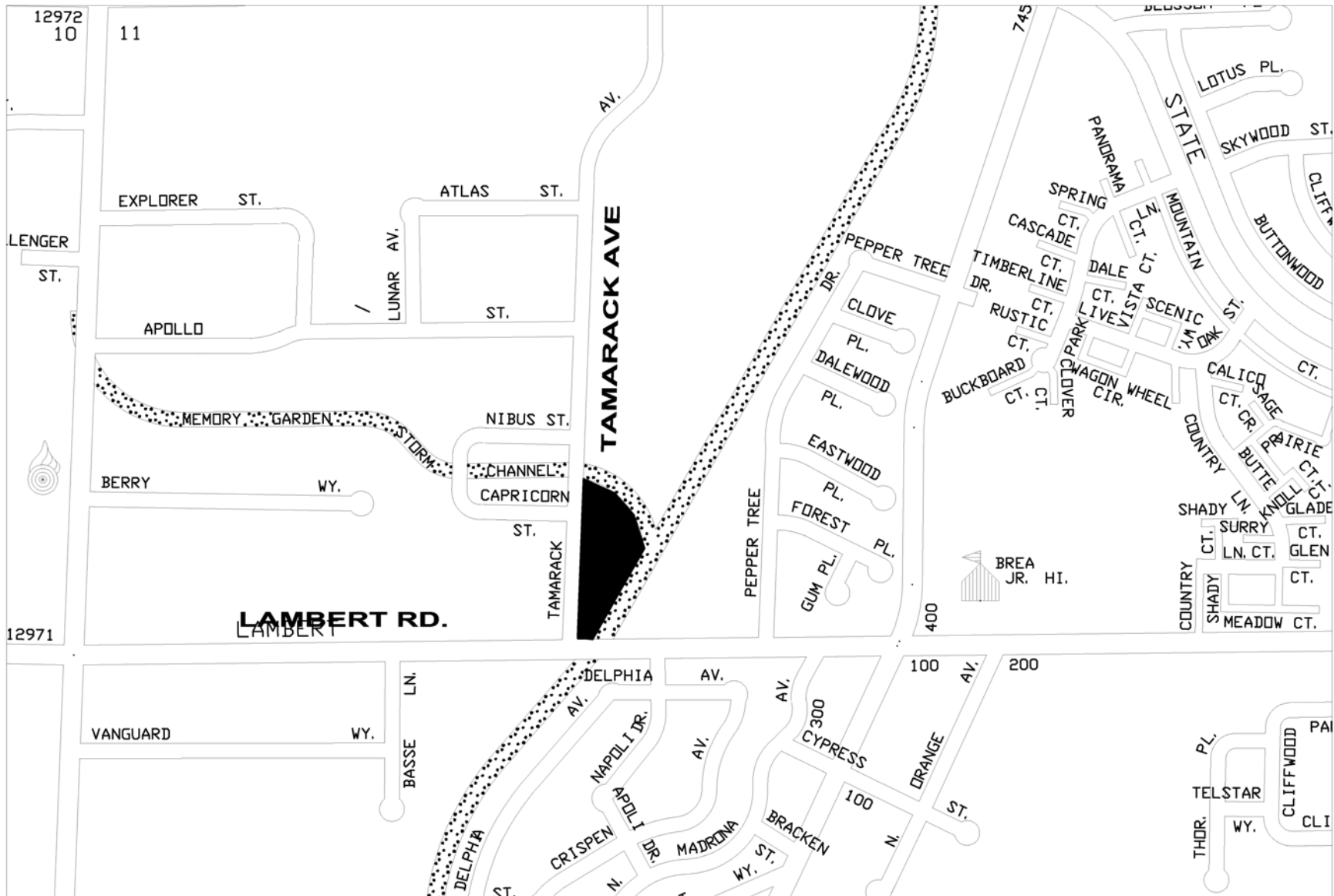
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$75,000	\$760,000

Project Manager Approval:

Eric Aulls  
(Type Name)

# PROJECT 7956

## TAMARACK PARK PARKING LOT ASPHALT REHABILITATION



**VICINITY MAP**

**NOT TO SCALE**

## PROJECT 7956

### FACILITY IMPROVEMENTS - TAMARACK PARKING LOT ASPHALT REHABILITATION

This project will rehabilitate 6,005 square feet of asphalt, add 3 ADA ramps, seal coat and restripe the 25,624 square foot parking lot at Tamarack Park.

PROJECT 7956	Actual Prior	Estimated 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 75,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 75,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 75,000	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 95,000

<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ -	\$ 75,000	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 95,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 75,000	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 95,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$75,000

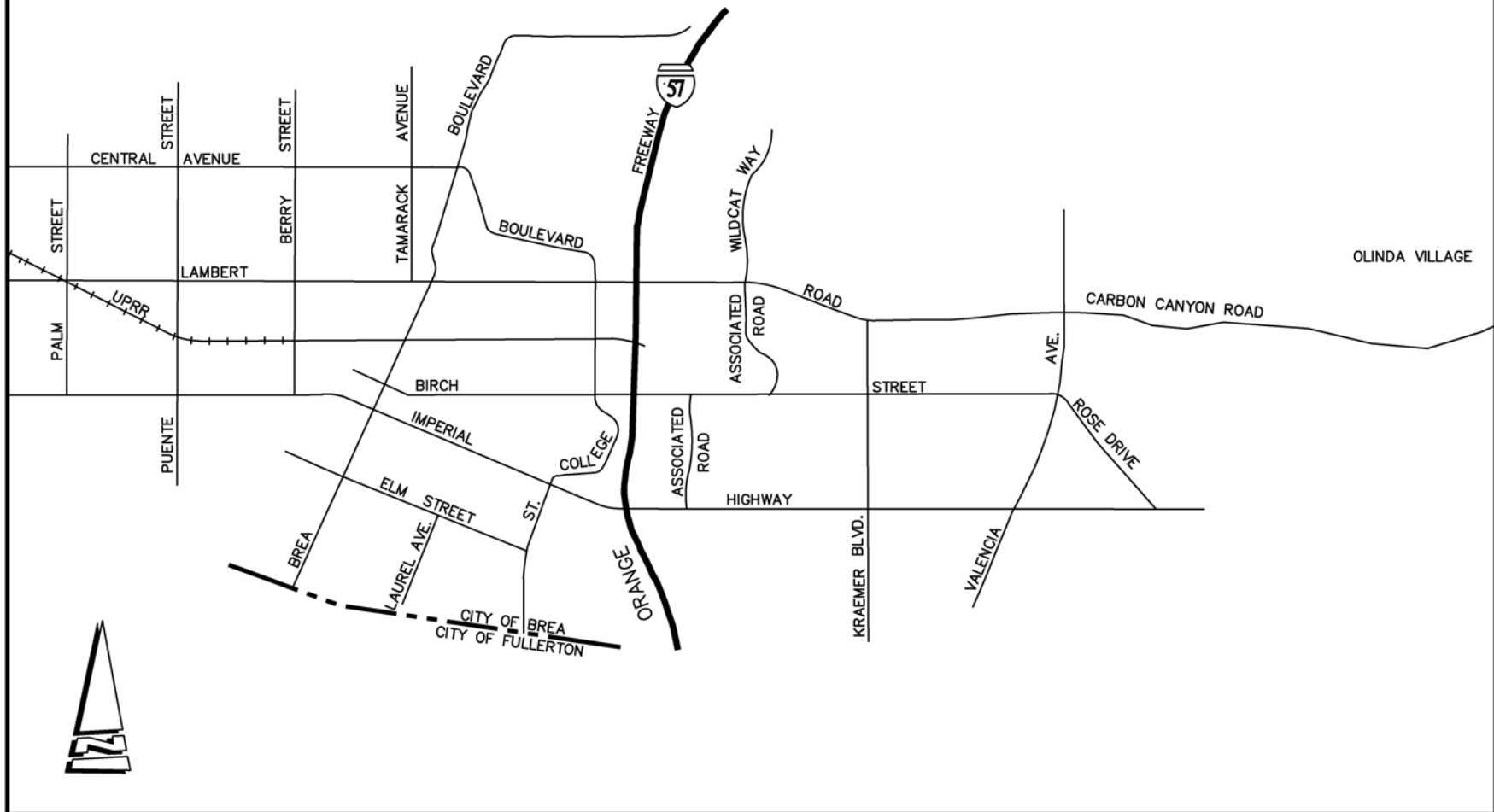
Project Manager Approval:

Will Wenz  
\_\_\_\_\_  
(Type Name)

# PROJECT 7957

FACILITY IMPROVEMENTS - PARK IRRIGATION DESIGN & REPLACEMENT

## CITYWIDE PROJECT



## VICINITY MAP

NOT TO SCALE



## PROJECT 7957

### FACILITY IMPROVEMENTS - PARK IRRIGATION DESIGN & REPLACEMENT

This is a phased irrigation system design & installation starting with design at City Hall Park & Country Hills Park and installation at City Hall Park.

PROJECT 7957	Actual Prior	Estimated 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000

<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$250,000

Project Manager Approval:

Bill Bowlus  
\_\_\_\_\_  
(Type Name)

## NEW SWITCH GEAR BOXES AROVISTA & COUNTRY HILLS PARKS



# VICINITY MAP

NOT TO SCALE

## PROJECT 7960

### FACILITY IMPROVEMENTS - NEW SWITCH GEAR BOXES AT AROVISTA & COUNTRY HILLS PARKS

This project will replace the primary electrical switch gear boxes at Arovista & Country Hills parks. Both existing switch gear boxes are badly rusted and were identified in the Facility Condition Assessment

PROJECT 7960	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ -	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 350,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 25,000	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 375,000

<b>FUNDING SOURCES</b>										
Fund 182 (FARP)	\$ -	\$ -	\$ 25,000	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 375,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 25,000	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 375,000

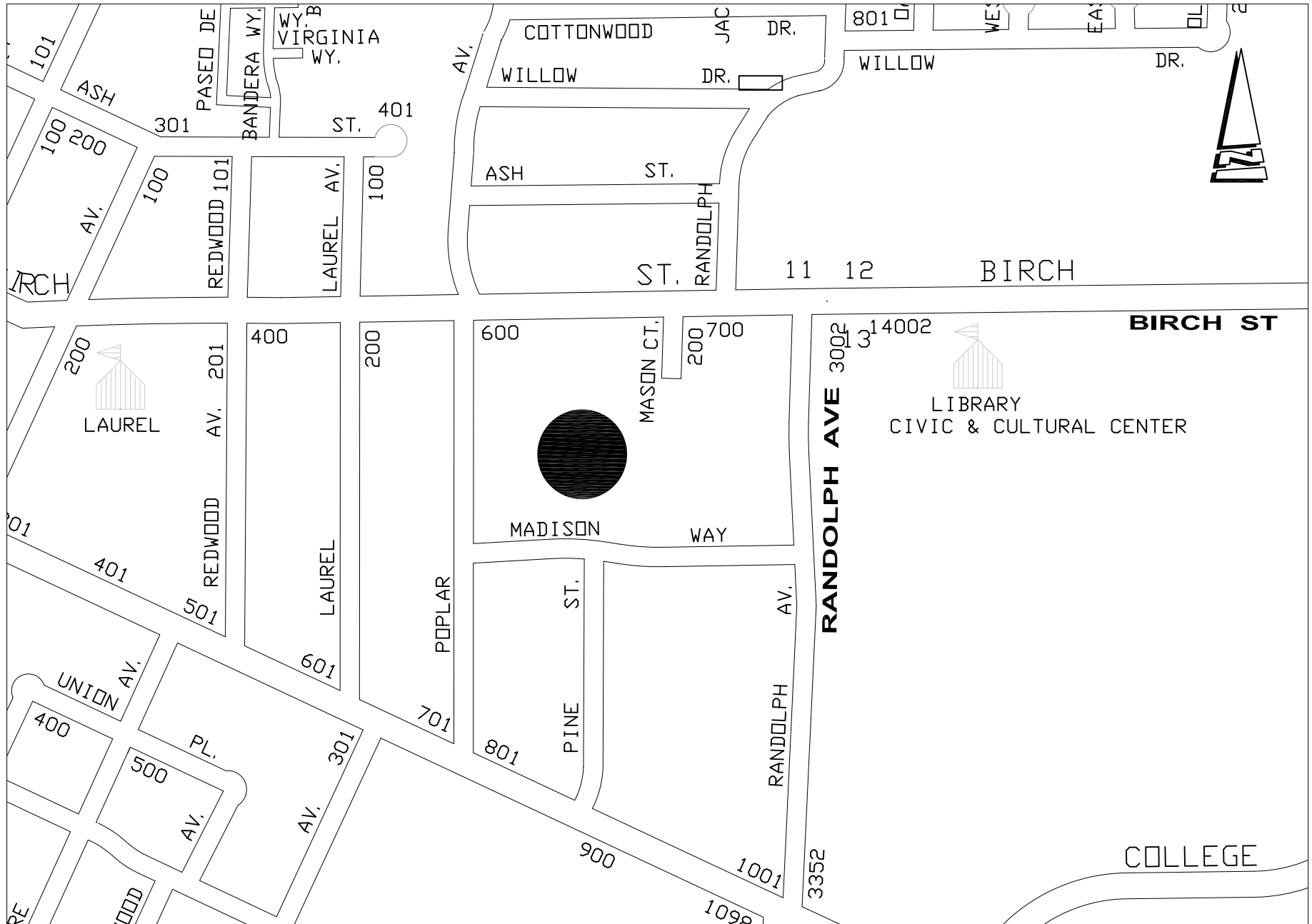
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Chris Beckman  
(Type Name)

# PROJECT 7961

## PARKING LOT REHABILITATION AT BREA COMMUNITY CENTER



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7961

### FACILITY IMPROVEMENTS - PARKING LOT REHABILITATION AT BREA COMMUNITY CENTER

This project will rehabilitate 8,000 square feet of asphalt, upgrade two ADA ramps, seal coat and restripe the 85,900 square feet parking lot at the Community Center. The parking lot currently has low points causing puddling and is in need of asphalt repairs.

PROJECT 7961	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 90,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 90,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 110,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 110,000</b>

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ -	\$ 110,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 110,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 110,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 110,000</b>

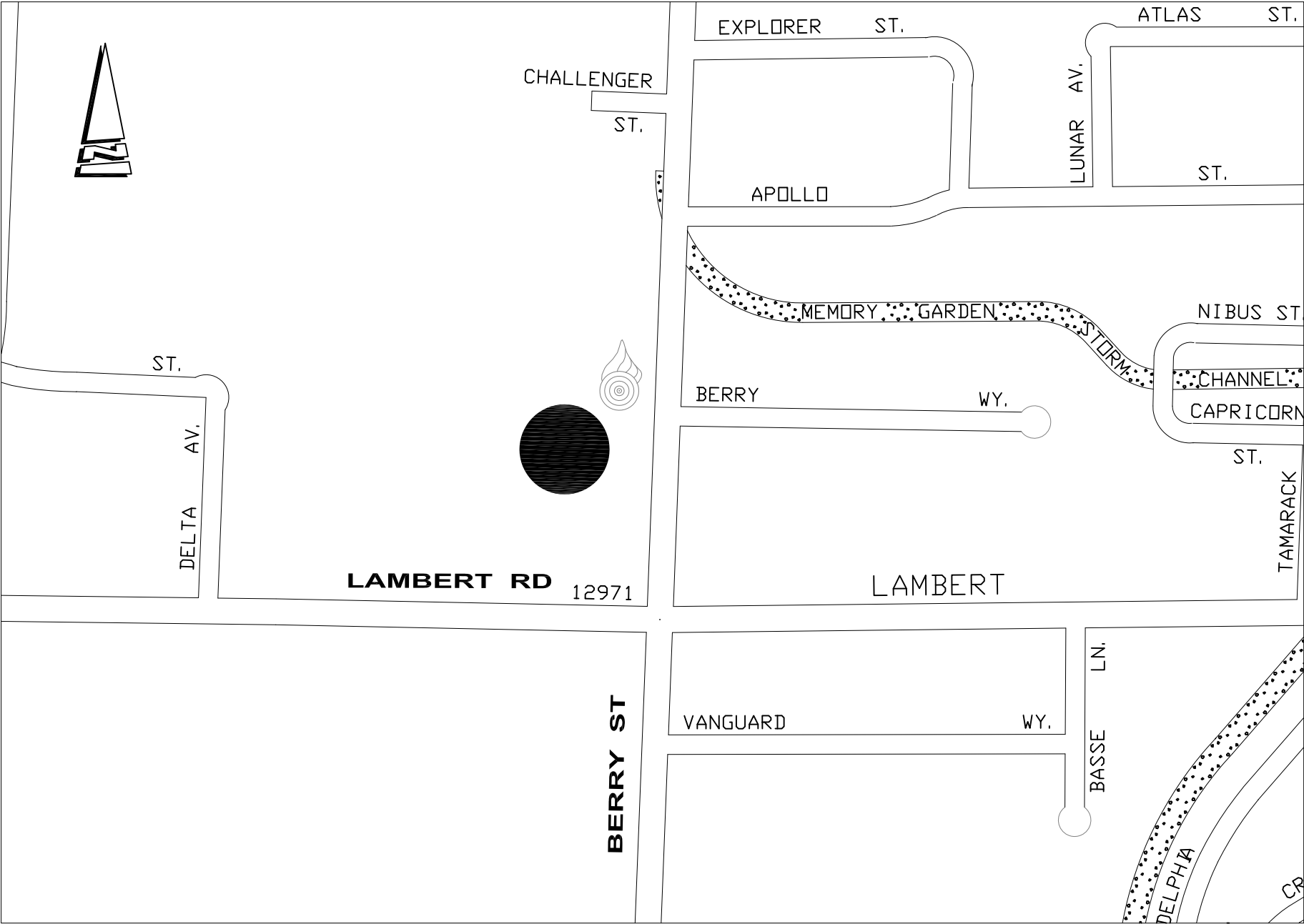
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Will Wenz  
(Type Name)

# PROJECT 7966

## REPLACE FENCING AROUND CITY SERVICE CENTER



### VICINITY MAP

NOT TO SCALE

## PROJECT 7966

### FACILITY IMPROVEMENTS - REPLACE FENCING AROUND CITY SERVICE CENTER

This project will replace the chain link fence surrounding the City Service Center.

PROJECT 7966	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Fund 430 (Sewer)	\$ -	\$ -	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000

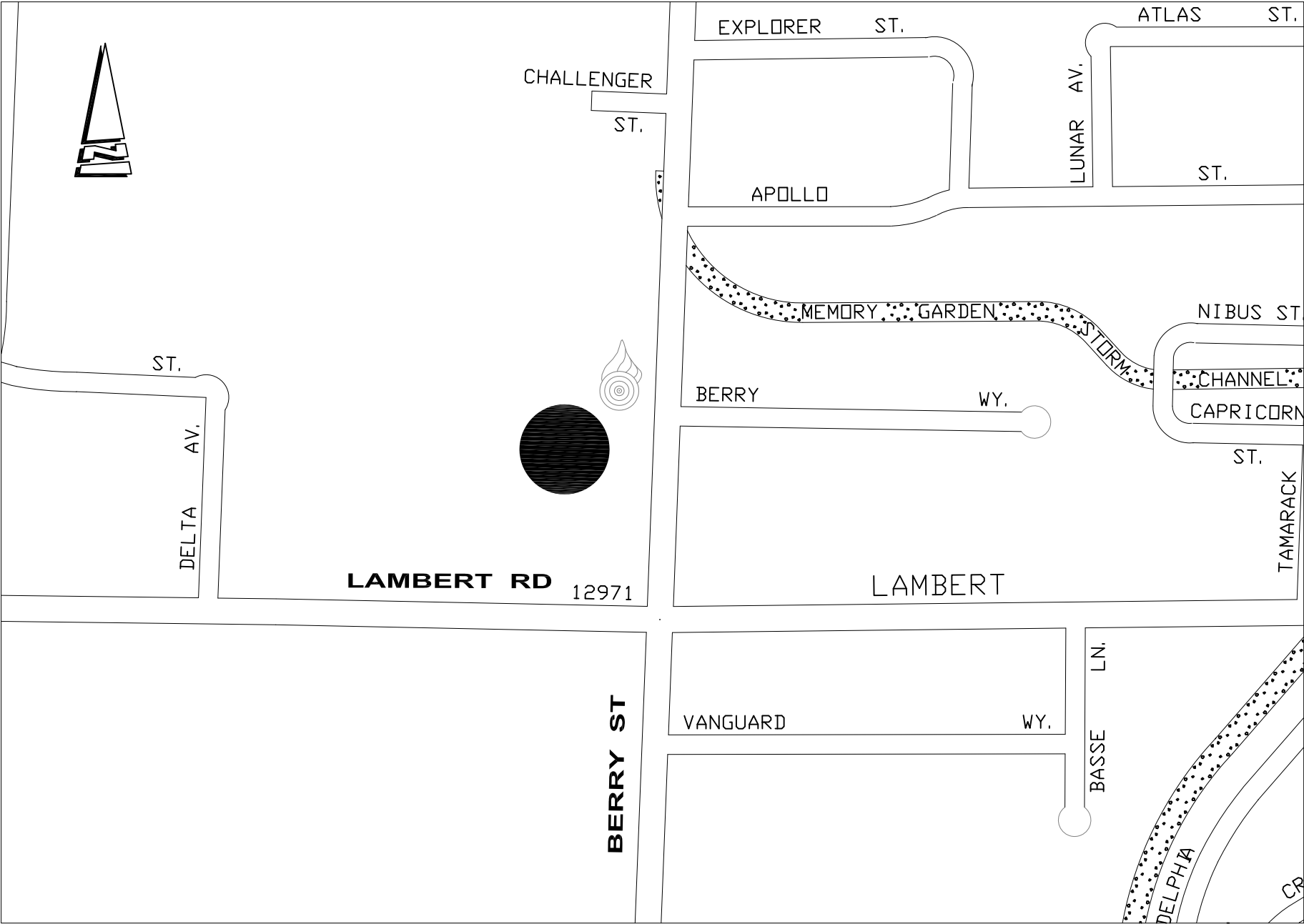
Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)

# PROJECT 7967

## REPLACE SECURITY CAMERAS AT CITY SERVICE CENTER



### VICINITY MAP

NOT TO SCALE



## PROJECT 7967

### FACILITY IMPROVEMENTS - REPLACE SECURITY CAMERAS AT CITY SERVICE CENTER

PROJECT DESCRIPTION: This project will replace the security cameras at the City Service Center Facility.

PROJECT 7967	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 70,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 70,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000

<b>FUNDING SOURCES</b>										
Fund 420 (Water)	\$ -	\$ -	\$ 35,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000
Fund 430 (Sewer)	\$ -	\$ -	\$ 35,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	\$ -	\$ -	\$ 70,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Rudy Correa  
(Type Name)



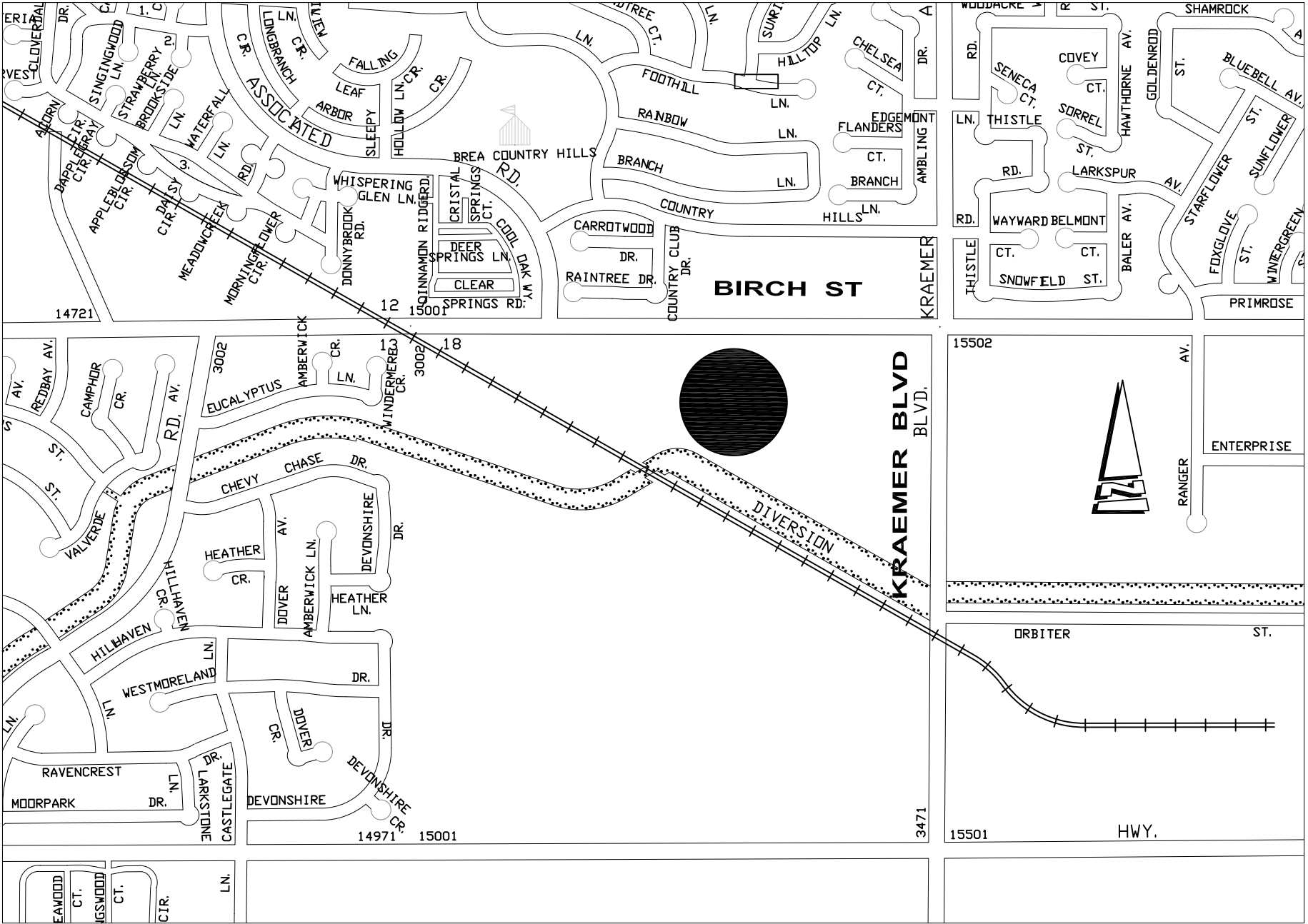
**CITY OF BREA**

**SEVEN-YEAR CAPITAL  
IMPROVEMENT PROGRAM BUDGET**

**FY 2020-21 through FY 2026-27**

**GOLF COURSE IMPROVEMENTS**

**PROJECT 7958**  
**NEW BRIDGE AT BIRCH HILLS GOLF COURSE**



**VICINITY MAP**  
**NOT TO SCALE**

## PROJECT 7958

### GOLF COURSE IMPROVEMENTS - NEW BRIDGE AT BIRCH HILLS GOLF COURSE

Project will replace the existing bridge to allow for re-numbering of holes. Renumbering holes will provide a better golfing experience.

PROJECT 7958	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 110,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 110,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ -	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

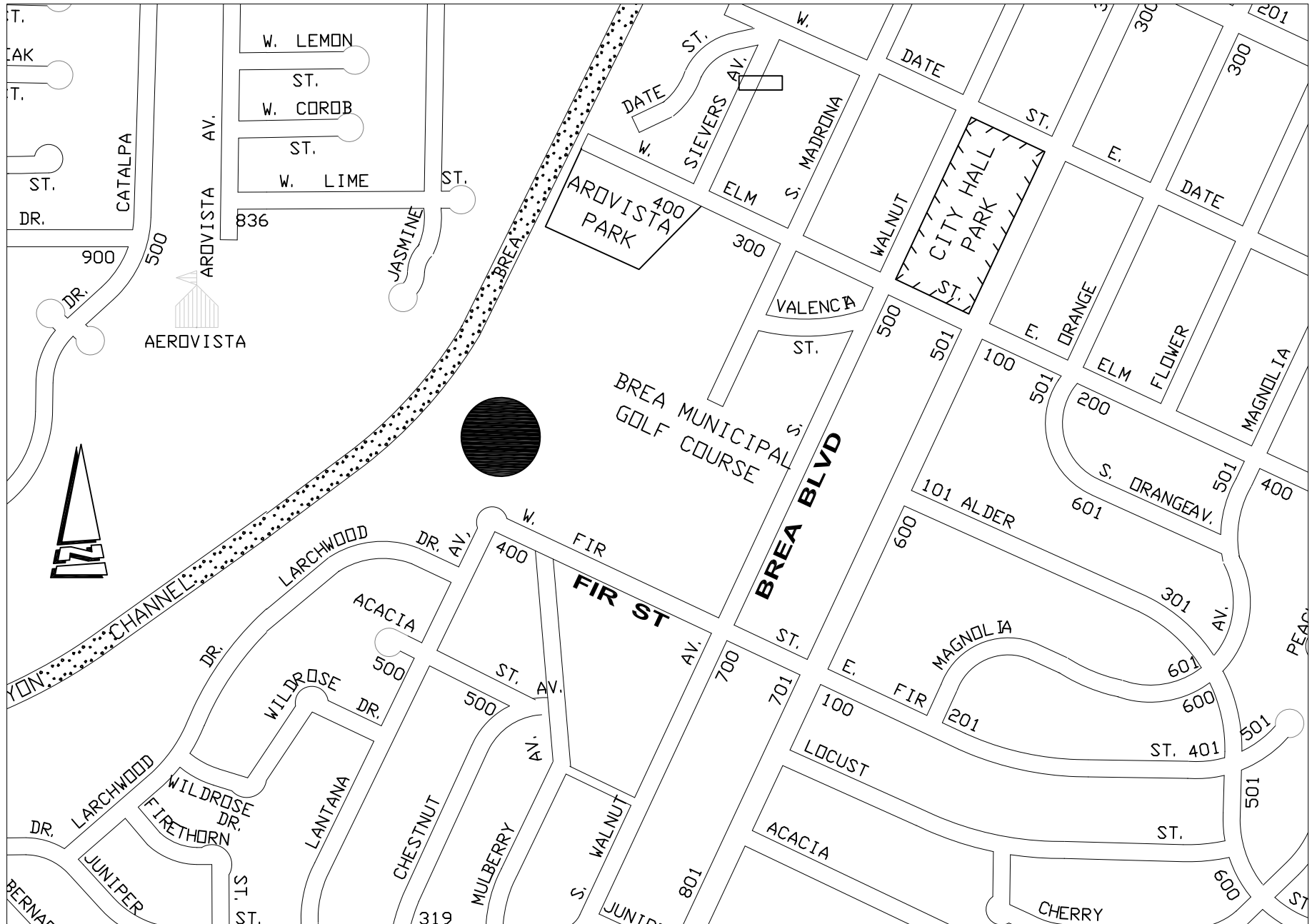
"Other" Funding is Funding Reserved For Birch Hills Golf Course.

Project Manager Approval:

Bill Bowlus  
(Type Name)

# PROJECT 7959

## PARKING LOT IMPROVEMENTS AT BREA CREEK GOLF COURSE



**VICINITY MAP**

NOT TO SCALE

## PROJECT 7959

### GOLF COURSE IMPROVEMENTS - PARKING LOT IMPROVEMENTS AT BREA CREEK GOLF COURSE

This project will grind, overlay, seal and stripe the existing parking lot at this facility. This public parking lot has not had preventative maintenance performed on it.

PROJECT 7959	Actual Prior	Approved 2019-20	Proposed 2020-21	Proposed 2021-22	Proposed 2022-23	Proposed 2023-24	Proposed 2024-25	Proposed 2025-26	Proposed 2026-27	Total Budget
DESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RIGHT OF WAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CONSTRUCTION	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
CONST. ENGINEERING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000

FUNDING SOURCES										
Fund 182 (FARP)	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000

Estimated Expenses 2019-20	Estimated Carryover 2019-20
\$0	\$0

Project Manager Approval:

Will Wenz  
(Type Name)

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Urgency Ordinance No. 1216 for the Extension of Payment Deadlines, Waiver of Delinquency Penalties and Late Fees and the Authorization of Payment Plans.

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**RECOMMENDATION**

Adopt Urgency Ordinance No. 1216, temporarily extending deadlines for Transient Occupancy Tax (TOT), Business License Tax, certain permit fees, and utility bill payments; waiving delinquency penalties and late fees and authorize the City Manager or designee to execute related payment plans. This ordinance requires a four-fifths vote for adoption whereupon it will take effect immediately.

**BACKGROUND/DISCUSSION**

The Covid-19 pandemic has affected both the residential and business communities worldwide. Unemployment rates are high and overall businesses have been closed and or operating at reduced levels. As a result, residents and businesses alike are having difficulty paying their taxes, rent, and fees for services which typically result in fines and penalties.

City staff has been contacted by its customers requesting payment waivers and/or extensions to the payment deadline to avoid the late fees and/or penalties. Listed below are the various categories of payments and suggested guidelines to address these requests.

**TAXES**

**Transient Occupancy Tax**

The stay at home order has affected travel and tourism. Hotel and motels in Brea are operating at reduced capacity or are closed. Upon occupancy, operators collect a 10% Transient Occupancy Tax (TOT) off the gross amount collected for the room charge. This tax is meant to be a pass-through, however, to help manage cash flow, some operators are requesting payment extensions. Depending on the amount of the TOT collected, establishments report and remit the tax collected on a monthly or quarterly basis. Monthly payments are normally due by the end of the following month, and quarterly payments due by the end of the month following the close of each calendar quarter end.

To date, there have been two requests to defer payments and there are payments outstanding from February and March 2020. Staff recommends that payment of TOT collected during the months of February and March 2020, and currently unpaid, may be paid by July 31, 2020 to avoid penalty or interest. Additionally, for establishments required to report and remit monthly, the due date for the payment of TOT collected during the months of April through June 2020, is recommended to be extended to the last day of the third calendar month following the close of



each monthly reporting period. For example, TOT collected in April 2020, and paid monthly would be due on July 31, 2020 and so on. For those establishments required to report and remit on a quarterly basis, the payment for the quarter ending June 30, 2020 would be due no later than September 30, 2020. While payment dates are recommended to be extended, all establishments would still be required to file their reports on a timely basis. All payment dates would return to their regular due dates for tax collected beginning July 1, 2020.

### **Business License Tax**

To date, there are approximately 674 in-City delinquent business licenses. This is approximately 13% of the businesses licenses that were identified for the 2020 renewal process and is typical for this time of year. The City did not charge the delinquent fees in February because of the transition to the third party administrator. Delinquent fees were assessed on March 1 for all outstanding business licenses and the City stopped assessing these fees again in April due to the COVID-19 pandemic.

To date, there have been no requests from City businesses to to waive their business license tax or extend the deadline for the renewal and payment of the tax. The City has lost approximate \$7,350 from not charging a late fee for delinquent accounts for the months of April and May. Since there have been no requests for payment extension, staff recommends that the City continue working alongside with its third party administrator, HDL, with individual businesses on a case to case basis to get their business licenses renewed and pay their business license tax no later than June 30, 2020 with no late fees or penalties assessed. Additionally, staff recommends the City Council ratify the already waived late fees and authorize the waiver of these late fees to continue through June 30, 2020. For new businesses, the City through its third party administrator, HDL will continue to work with them to obtain and pay for their license in a timely manner.

### **LEASES AND RENTS**

The City has several long-term leases in the Civic & Cultural Center as well as other City-owned facilities and properties. There are currently two tenants requesting extensions for their lease payments. These are considered real property negotiations and will be considered separately by the City Council.

### **AGREEMENTS**

Franchise agreements and maintenance/service agreements include utility franchises and pipeline agreements, bus shelter operator, and maintenance and valet agreements for the Downtown for which the City receives payments. Currently, there is one request for relief from payments from the bus shelter operator. The request is to waive the City's revenue sharing agreement through December 2020; this would be a revenue loss of \$15,627. This revenue has a direct impact on the Senior Transportation and Art in Public Places Programs. Staff does not recommend waiving this revenue rather working with the shelter operator to pay within 90 days of the original due date.

### **FEES FOR SERVICE**

This category has been subdivided into two categories: permits and services.

## **Permits**

Permits include: Fats, Oil, and Grease, Engineering, Planning/Building, Parking, Fire Inspections and Alarm Billing. Certain fees are billed when the service is provided (e.g. fire inspections) and are required to be paid within 30 days. If not paid by the due date, a penalty or late fee is assessed on a monthly basis until paid in full. In this category, there have been one request to waive a permit fee, a fire inspection permit. Similar to business tax collections, late fees have not been assessed since April 2020. The City has lost approximately \$2,346 in revenue by not charging late fees for April and May 2020. Staff recommends the City Council ratify the already waived late fees and authorize the waiver of late fees to continue through June 30, 2020 and provide a payment plan on a case to case basis not to exceed three (3) months from the date billed.

## **Utility Billing**

Pursuant to the State Order, the City has suspended service disconnections until further notice. Additionally, the City stopped assessing late fees on delinquent water accounts as of March 20, 2020. Late fees are typically assessed on accounts that exceed a \$10 balance. Through May 20, 2020, the revenue lost to not collecting late fees is approximately \$96,733 to the Water Enterprise Fund. In comparison to the corresponding months last year, delinquent accounts rose by 11% in March, 31% in April and 1% in May. The dollar amount past due increased by \$218,355 or 140% in April and \$131,338 or 57% in May. The percentage increase in delinquent accounts has been seen most in Multi-Family, Manufacturing, and Commercial Accounts. However, the majority of the past due dollar amount is related to residential accounts.

While disconnections and late fees have stopped, there is still a need to work with customers to pay their unpaid balances. It is not recommended that water usage be forgiven as this will place a burden on the other rate payers. Currently, customers are encouraged to pay whatever they can to help address the past due amount. A message to water bill customers was provided on the latest water bill for all customers to contact the City by June 15 to arrange for a payment plan. Under the City's current practices, a payment plan will stop late fees (as it is recommended the City Council resume late fees for Utility Billing in July) from being applied through the term of payment plan.

Staffs' recommendation is to make arrangements with the account holder to pay their July bill (for water usage and other services provided from May 6 to June 4) in full. Any past due amount from March - June would be paid for over the next six (6) months. Additionally, all new bills moving forward would need to be paid on-time. This plan is similar to payment plans that were made prior to the COVID19 pandemic.

Staff conducted a recent survey with local water municipalities. Most cities, like Brea, have not addressed any past due amounts since customers have not been subject to shut-off. There is a concern that if customers can barely pay their current bill, they will have little or no resources to pay any past due amounts. However, the past due amounts need to be addressed at some point because the amounts are simply increasing. Any shutoffs will be screened to ensure they comply with any State or Federal mandates as well as the City's Discontinuation Policy. Again, these dates are subject to change pending on the overall status of this pandemic.

## **FINES**

Thus far, other than parking citations, there have been no requests for waivers or payments for booking fees, traffic and DUI Reimbursements, and Code Enforcement Violations. As mandated

by the Assembly Bill 503, parking ticket recipients are allowed to pay for citation fines via an optional payment plan. There are currently 15 active payment plans for parking citations. Staffs' recommendation is, if needed, to work with individual requests in this category on a case to base basis.

**FISCAL IMPACT/SUMMARY**

Currently, the City has lost \$106,429 in late and delinquent fees not being charged. The impact to the Water Enterprise Fund is \$96,733 related to utility billings. The impact to the General Fund is \$9,696 related to Business Tax and other permits. Transient Occupancy Tax (TOT) payments typically do not generate late fees and penalties. While delayed payments will affect the cash flow of these revenues in the short-term, there is not waiver of of any tax or fees.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Faith Madrazo, Revenue & Budget Manager

Concurrence: Cindy Russell, Administrative Services Director

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**Attachments**

Urgency Ordinance

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## ORDINANCE NO. 1216

### AN URGENCY ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BREA TEMPORARILY EXTENDING DEADLINES FOR TRANSIENT OCCUPANCY TAX, BUSINESS LICENSE TAX, PERMIT FEE, AND UTILITY BILL PAYMENTS, WAIVING DELINQUENCY PENALTIES AND LATE FEES, AUTHORIZING THE CITY MANAGER TO EXECUTE PAYMENT PLANS, AND DECLARING THE URGENCY THEREOF

#### A. Recitals.

(i) International, national, state, and local health and governmental authorities are responding to an outbreak of respiratory disease caused by a novel coronavirus named "SARS-CoV-2," and the disease it causes has been named "coronavirus disease 2019" ("COVID-19").

(ii) On March 4, 2020, the Governor declared a state of emergency to make additional resources available, formalize emergency actions already underway across multiple state agencies and departments, and help the state prepare for broader spread of COVID-19.

(iii) On March 16, 2020, pursuant to Brea City Code Section 8.00.040(B)(1)(a), the City Manager / Director of Emergency Services proclaimed the existence of a local emergency in response to the COVID-19 pandemic.

(iv) On March 19, 2020, the City Council adopted Resolution No. 2020-019 ratifying the COVID-19 pandemic emergency proclamation issued by the City Manager / Director of Emergency Services.

(v) Since its inception, the COVID-19 pandemic has caused severe financial hardship for individuals and businesses, including loss of employment and business income due to "stay-at-home" orders.

(vi) The purpose of this Ordinance is to help alleviate the severe financial hardship being endured by individuals and businesses and to thereby more fully protect and preserve the public health, safety, and welfare.

#### B. Ordinance.

#### THE CITY COUNCIL OF THE CITY OF BREA DOES ORDAIN AS FOLLOWS:

**Section 1. Finding.** The City Council finds that the facts set forth in the Recitals, Part A of this Ordinance, are true and correct.

**Section 2. Extensions / Waivers.** Notwithstanding any contrary provision of the Brea City Code or any uncoded City ordinance, the City Manager is authorized and

ORD. NO. 1216  
June 2, 2020

directed to implement the following temporary payment deadline extensions, delinquency penalty waivers, and late fee waivers:

A. *Transient Occupancy Tax.* Transient occupancy tax collected for February and March 2020 may be paid on or before July 31, 2020. For operators on a monthly reporting period, transient occupancy tax collected for April, May, and June 2020 may be paid on or before the last day of the third calendar month following the close of each monthly reporting period (e.g. transient occupancy tax collected in April 2020 shall be paid no later than July 31, 2020). For operators on a quarterly reporting period, transient occupancy tax collected for the quarter ending June 30, 2020 may be paid on or before September 30, 2020. No delinquency penalty shall be imposed on an operator that remits transient occupancy tax by the deadline. Any operator that fails to remit transient occupancy tax by the deadline shall be subject to a delinquency penalty as specified in Brea City Code Section 3.16.080. This extension applies solely to the deadline for remittance of transient occupancy tax. Operators shall file returns for reporting periods by the deadlines currently in effect.

B. *Business License Tax.* Business license tax owed for calendar year 2020 may be paid on or before June 30, 2020. No delinquency penalty shall be imposed upon any person that pays the business license tax by such deadline; provided, however, that no delinquency penalty received prior to the enactment of this Ordinance for calendar year 2020 business license tax shall be refunded. Any person that fails to pay the business license tax by such deadline shall be subject to a delinquency penalty in accordance with Brea City Code Section 5.12.010.

C. *Permit Fees.* No late fee shall be imposed upon any person that pays the fee for an alarm billing permit, engineering permit, fats, oil, and grease permit, fire inspection permit, parking permit, planning/building permit, or other City permit on or before June 30, 2020.

D. *Utility Billings.* No late fee shall be imposed in connection with water charges billed for March, April, May, and June 2020.

**Section 3.** **Payment Plans.** The City Manager or a designee is authorized and directed to execute payment plans on a case-by-case basis with any person that, due to financial hardship related to COVID-19, is overdue on a permit fee or water account for the March, April, May, or June 2020 billing periods. A payment plan shall not exceed three months for permit fees, and shall not exceed six months for water accounts.

**Section 4.** **Urgency Declaration.** This Ordinance is adopted as an urgency ordinance for the immediate preservation of the public peace, health or safety pursuant to Government Code Section 36937(b) as a result of the COVID-19 pandemic. This urgency declaration is based on this Section, and on the facts set forth above in the Recitals. This Ordinance shall take effect immediately upon adoption.

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**Section 5. CEQA.** The City Council finds and determines that there is no possibility that the adoption of this Ordinance will have a significant effect on the environment. Accordingly, this Ordinance is not subject to the requirements of the California Environmental Quality Act ("CEQA") pursuant to Section 15061(b)(3) of the CEQA Guidelines.

**Section 6. Severability.** If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by a decision of any court of any competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have passed this Ordinance, and each and every section, subsection, sentence, clause, or phrase not declared invalid or unconstitutional without regard to whether any portion of the Ordinance would be subsequently declared invalid or unconstitutional.

**Section 7. Certification.** The City Clerk shall certify to the adoption of this Ordinance.

**APPROVED AND ADOPTED** this 2<sup>nd</sup> day of June, 2020.

\_\_\_\_\_  
Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**ORD. NO. 1216**  
June 2, 2020

I, Lillian Harris-Neal, City Clerk of the City of Brea, do hereby certify that the foregoing urgency Ordinance was adopted at a regular meeting of the City Council of the City of Brea on the 2nd day of June, 2020, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAINED:	COUNCIL MEMBERS:

Dated: \_\_\_\_\_

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**ORD. NO. 1216**  
June 2, 2020

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members  
**FROM:** Bill Gallardo, City Manager  
**DATE:** 06/02/2020  
**SUBJECT:** May 12, 2020 Special City Council Meeting Minutes

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**RECOMMENDATION**

Approve.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager  
Prepared by: Victoria Popescu, Deputy City Clerk  
Concurrence: Lillian Harris-Neal, City Clerk

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**Attachments**

Draft Minutes

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# DRAFT

## BREA CITY COUNCIL SUCCESSOR AGENCY TO THE BREA REDEVELOPMENT AGENCY MEETING

### MINUTES May 12, 2020

#### GENERAL SESSION 7:00 p.m. - Council Chamber Plaza Level

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#### **CALL TO ORDER/ ROLL CALL - COUNCIL**

Mayor Simonoff called the General Session to order at 7:00 p.m., Mayor Simonoff, Mayor Pro Tem Vargas and Councilmembers Hupp and Marick were present in the Council Chambers; and Councilmember Parker was present via teleconference.

Present: Marick, Simonoff, Hupp, Parker, Vargas

**1. Pledge of Allegiance**

City Manager Gallardo led the Pledge of Allegiance.

**2. Invocation**

Steve Chang, Living Hope Community Church, delivered the Invocation.

**3. Matters from the Audience**

Written comments were accepted at [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) in advance of the meeting.

Dwight Manley spoke about the Mercury Project and encouraged the Council to take advantage of the opportunity to be a trailblazer and help those underserved in the community that spend hours commuting to work in the City.

Noah Mondragin indicated he worked in the City for the past 12 years and would like to live in the City he works in, however he is unable to afford to live in the City and commutes to work. He spoke about the importance of making affordable housing available to young professionals and urged the Council to approve the Mercury development.

Geoffrey Etnire requested an extension of speaking time during the Public Hearing and spoke about special meeting notification with regards to the Brown Act.

Matt Swindle spoke in support of the Mercury project and indicated he purchased his first home through the City's low income housing program. He indicated that had it not been for the program, he would not be able to live the City where he grew up and spoke about the importance of affordable housing.

**4. Response to Public Inquiries - Mayor / City Manager**

Mayor Simonoff indicated he would allow Geoffrey Etnire ten (10) minutes to speak during the public hearing.

City Manager Gallardo spoke about the reasons the public hearing was scheduled for a special meeting.

City Attorney Boga spoke about the Brown Act posting requirements.

**PUBLIC HEARING** - *This portion of the meeting is for matters that legally require an opportunity for public input. Audience participation is encouraged and is limited to 5 minutes per speaker.*

**5. Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. DA 19-01, and Final Environmental Impact Report No. FEIR 19-01 for the Mercury Residential Development Proposal at the Southeast corner of Mercury Lane and Berry Street**

Community Development Director Steinkreuger provided a presentation on the staff report and spoke about the project request; project details; architecture; details on workforce housing and affordable rents; updated PC process; project timeline; zone change; Housing Element; Planned Community Master Plan (PCMP) findings; development standards; community benefits; environmental; and Planning Commission recommendation.

Collette Morse, applicant representative, provided a brief presentation and spoke about the surrounding uses; Housing Element; Brea Core Planning site specific analysis; The Mercury vision statement; The Mercury Planned Community Master Plan; and project consideration for adjacent uses. She also indicated that the project makes it possible to live and work in Brea.

Alex Tabrizi, traffic and parking consultant, spoke about the parking analysis and methodology. He also indicated that affordable housing has different parking requirements than typical housing.

Geoffrey Etnire, representative for Pacific Plastics, spoke about the history of Pacific Plastics in the City. He also spoke about the industrial zoning and General Plan; location amenities for the commercial uses, such as the large cul-de-sac at the end of Mercury Lane; and the potential dangers of coexistence of industrial trailer traffic with residential traffic uses. He also spoke about another project the applicant has proposed in the area and referenced a comment letter he submitted to the Council addressing the Conditions of Approval. He expressed concerns with the clarity of the Conditions of Approval; that the Conditions of Approval must be actual requirements, not merely recommendations; traffic; and parking.

**Mayor Simonoff opened the public hearing.**

Deputy City Clerk Popescu summarized the written comments received in advance of the meeting.

Holly Reynolds, Brea resident, wrote in opposition to the project, and cited concerns with existing traffic, congestion, and pollution. She suggested that the City build a park with trees and grass on the site instead. She also expressed concern with the construction on the corner of State College and Birch. She also suggested building parks and areas that reflect values of the City and requested the Council not pass the item.

John Bickel, Brea resident, provided a list of items he feels are benefits to a project of this scope which included the following elements: The project will provide for workforce housing, 114 affordable units, 80% of units will be for individuals that work in Brea, and that the rents are anticipated to be between \$1,000 to \$2,500 a month.

Debbie Saverino, Brea resident, indicated that she feels that the City does not need anymore housing of this kind. Ms. Saverino expressed concerns with existing traffic on Imperial Highway and crowding in the City. She expressed support for a green park or possibly a business that would generate income such as a bowling alley or ice rink on the site. She also indicated she would like the City so slow down on building apartments or condos on empty corners.

Matt Swindle, Teacher for Brea Olinda Unified School District, indicated that he supports the idea of the

Mercury Planned Community and feels it adds value to the community. He also wrote in support of low-cost living options for residents who work in Brea and indicated this arrangement would increase the standard of living.

Manny Muehlberger, Brea resident, indicated he currently lives and works in Downtown Brea, wrote in support of the project and indicated he feels it would be a great addition to the City of Brea. He spoke about the need for more affordable housing options for those who wish to live and work in Downtown Brea, and indicated that, with all the amenities the Mercury Project will offer, he would be interested in making it his home.

John Koos wrote and posed questions to Council and asked if it seems realistic that Mercury Apartment residents would walk nearly 1,100 feet back and forth daily from the west parking structure to their apartment, without ADA improvements to the bridge and sidewalks? He asks if the City Attorney believes doing a General Plan Amendment would have been more defensible from a legal standpoint and would there have been harm in doing so? He also asks why there wasn't robust outreach to the single-family neighborhood south of Berry and Imperial?

Cynthia Guerra, Community Organizer for The Kennedy Commission, indicated that the Commission supports the approval of new affordable housing in the City. She also wrote that the Planned Community Master Plan proposed under this item will provide much needed affordable workforce housing for the City's residents. She indicated that the City has not met its Regional Housing Needs Assessment for lower income households of 426 very low and 325 low income units, and it is important for the City to prioritize the development of new affordable homes and adopt a mixed-income housing ordinance to encourage development of affordable homes for lower income households.

The following speakers provided comments via Zoom teleconference and in person via Community Rooms A/B at the Civic Center.

Dwight Manley, applicant, spoke about the parking code and parking ratios; perspective; location within a job corridor; thoughtfulness of what was proposed on the site; explained the proposal is less dense due to private spaces; the ITE parking study; and spoke about the comment letter received from the Kennedy Commission in support of the project.

Jandro Parducho, COO Pacific Plastics, spoke about longstanding issues with congestion and parking on Mercury and Berry and expressed concerns with the zone change with regards to residential safety.

Manu Abraham, Site Manager, SPX Recold, spoke in opposition to the project and indicated that his business would be impacted the most as a result of this project due the close proximity to the development. He indicated that his company services businesses in the City, spoke against residential housing in industrial areas and expressed concern for safety, noise and parking enforcement. He also requested the Council vote against the project.

Tom Blaine, CEO, Blaine Event Services, indicated the employees on-site were excited to hear about the project, as many employees commute to work in Brea. He spoke about traffic and parking in the area; stated that Pacific Plastics often double park trailers on Mercury and Brea; and indicated that he has complained to the Brea Police Department multiple times.

Noah Mondragin spoke about mixed land uses; coexistence between residential and industrial areas; affordability; and spoke in support of the project.

Don Meyers, local business owner, expressed excitement over the proposed development and encouraged the Council to approve the project. He also indicated that the project would alleviate traffic with people walking to work and spoke about the existing layout and demand of the adjacent downtown cottages.

Jandro reiterated the concerns of Pacific Plastics and that of neighboring business owners. He also spoke about potential for traffic accidents in the area.

Gerardo Traconis, Project Superintendent, SPX, expressed concerns with parking and traffic in the area

and indicated that a residential development will make logistics more difficult for the industrial businesses. He also spoke about safety risks associated with having residential apartments in an industrial zone.

Sylvia Cordova, Brea resident, spoke about UN Agenda 21 regarding sustainability, smart growth, high density, urban mixed use and development, as it relates to the proposed development. She spoke about the history of sustainable development and false perceptions; and urged the Council to not approve this project.

Matt Swindle, Brea resident, spoke about accountability for business owners in the area and spoke about future oversight of parking in the area, should this project be approved. He also requested the Council support the project.

Hans VanLighten, thanked staff for their help in moving the project forward and spoke about documents submitted to Council regarding the work that went into the parking portion of the Master Plan. He also indicated that the Council is being asked to adopt tailored zoning pursuant to the City's code at the specified location, and pointed out that the standard for making the adoption is a reasonable basis that it would be in the City's best interest. He also spoke about the Planning Commission's modified Conditions of Approval and the applicant's suggested changes.

**The City Council recessed at 8:45 p.m.**

**The City Council reconvened at 9:00 p.m.**

Dwight Manley spoke about the minimal return margins on the project, the opposing party's claims, and reiterated the nature of workforce housing. He indicated that businesses within a half-mile radius will be given the first opportunity to reside in the units, thus eliminating traffic in the area. He also spoke about the community benefit of the project being affordability.

Geoffrey Etnire spoke about Pacific Plastic's responses to the Planning Commission report, recommended Conditions of Approval, including the noise study; and as-built noise levels.

Councilmember Marick requested clarification on comments related to Condition of Approval Number 2, regarding minimum noise standards.

Geoffrey Etnire clarified that the maximum allowable interior noise level is 45 dba, and at a minimum the developer needs to be within the maximum level. The maximum level of acceptable interior noise in a residential setting is 45 dba, and indicates that the developer is responsible for achieving that level. He also spoke about noise mitigation measures and indicated that recommendations should be made requirements in the Conditions of Approval. He also spoke about disclosure statements; the Parking Management Plan; reserved spaces; and traffic signals.

Hans VanLighten responded to Mr. Etnire's comments. He spoke about zoning, the inconsistency of requiring noise mitigation and testing once the project is built; the plan check process; indicated that they are not interested in requiring a notarized waiver; street and guest parking; traffic signal; and spoke about the standards the applicants have been asked to meet.

Community Development Director Steinkruger clarified that the Conditions of Approval were put forward in the agenda packet that reflect the conditions as proposed by staff, then subsequently modified by the Planning Commission. She explained that Mr. Etnire submitted correspondence requesting additional modifications to the Conditions and that the attorney on behalf of the applicant also submitted correspondence which challenged requests made by Mr. Etnire and modifications made by the Planning Commission.

Councilmember Marick spoke about the unique nature of the project and noted that as a result, certain conditions have been required of the project that other proposals may not have been required to fulfill. She also spoke about parking and stressed the differentiation between true Affordable Housing and housing that may be more affordable. She expressed concern with making comparisons between Affordable Housing and more affordable housing with regards to parking ratios.

Community Development Director Steinkruger spoke about parking generation, indicating that the applicant put forward 118 parking spaces. Gibson was retained by the City to do an analysis and peer review of what the applicant submitted, and indicated that they put forward a range between 178 - 213 parking spaces, including on-site guest parking. She indicated that the Brea Zoning Code would require 202 spaces and that parking studies incorporate many variables, which make it difficult to compare projects and parking spaces. She also indicated that the number moved forwards was 1.35 parking spaces per unit, which took into consideration other options of travel, transit opportunities and the balance of the Zoning Code and the parking consultant.

Councilmember Marick spoke about utilizing the Downtown Parking Structure.

Mayor Pro Tem Vargas spoke about parking ratios and how the Planning Commission recommended to Council the number of 1.35 parking spaces per unit.

Community Development Director Steinkruger indicated that the number that was recommended was the midpoint between what the applicant was putting forward and the lower end of the range put forward by Gibson, the City's parking consultants.

Councilmember Marick clarified the compromise was made in logic, not just averaging numbers.

Mayor Pro Tem Vargas requested clarification on the Planning Commission resolution presented, as it relates to proposed parking spaces.

Community Development Director Steinkruger reiterated that due to the unique nature of the project, there are no boiler plate for evaluation with regards to traffic and parking; and indicated that staff put forward to the Planning Commission the project as proposed by the applicant.

Councilmember Marick spoke about the Master Plan, Conditions of Approval and the Development Agreement linking together.

Mayor Pro Tem Vargas inquired as to parking spot credits for bicycles as means to an innovative solution to the issue with parking and recommended that for every five (5) bicycle spots, one (1) parking spot credit be granted.

Community Development Director Steinkruger indicated that there is nothing in the Zoning Code which outlines bicycle spot credits and indicated that it would be at the discretion of the Council to set policy with regards to bicycle spot credits. She also indicated that the applicant requested the credit idea to the Planning Commission, however the Planning Commission did not reach the same conclusion.

Councilmember Hupp inquired as to the applicant's plans for multiple cars per unit and if the tenants would be required to rent additional spaces in the Downtown Parking Garage. She also inquired as to any considerations for additional parking across the street at the other proposed development.

Dwight Manley indicated that each tenant would have one (1) parking spot in the building and have the option to rent additional spaces in the Downtown Parking Garage, however there would also be flexibility based on units where tenants may have no parked cars. He also spoke about various factors such as vacancy and flexible work arrangements. He also indicated that they are open to having cross-parking within the Village development.

Councilmember Parker spoke about the affordability and community benefit of the proposed development. He also spoke about the usage of Downtown Parking Structure 2 during peak times, and indicated that there are a significant number of parking spaces available. He also inquired as to the actual comparison of rents in the City.

Councilmember Hupp spoke about the difference between Affordable Housing and Workforce Housing.

Councilmember Parker spoke about affordable housing, parking, public improvements, and indicated that

the City needs affordable and workforce housing. He also spoke about the history of the General Plan and indicated that the General Plan Advisory Committee identified potential housing on Mercury Lane.

Community Development Director Steinkruger spoke about the ranges of comparable square-footage rents in the City. She also clarified the Conditions of Approval with regards to the bike parking requirements and indicated that the Master Plan is subject to the Conditions of Approval. She also spoke about the Regional Housing Needs Assessment process.

Discussion ensued related to Regional Housing Needs Assessment numbers and reporting.

Councilmember Marick spoke about the required findings with regards to the Zone Change and impact on surrounding uses with regards to compatibility. She indicated the Council needs to be mindful of the change to ensure it is not detrimental to the existing uses. She also inquired as to the process for selecting tenants.

Dwight Manley indicated that the first offering will go towards businesses within a half-mile radius, then to the rest of the City. He explained the licensing agreement among the businesses to be able to control the unit to pass on to their employees. He also spoke about the qualities of the development which elevate it above what tenants may be used to for the price. He spoke about the breakdown of how the units will be administered, indicating that 20% of the units will be available to other potential tenants who still may be in the half-mile radius, but without the licensing agreement. He reiterated that the development is geared towards the Brea workforce.

Further discussion ensued related to parking in the Downtown Parking Structure and the Parking Management Plan.

Mayor Simonoff inquired as to occupancy levels.

Dwight Manely indicated that they will have occupancy levels and indicated that the management company will also assign leases based on fit.

Councilmember Parker expressed interest in further discussing the Conditions of Approval.

Councilmember Hupp inquired as to any Conditions of Approval related to enhanced lighting on the Tracks.

Community Development Director Steinkruger indicated that there is no current Condition of Approval or Development Agreement language that provides for enhanced lighting.

Dwight Manley indicated that the leases will not be permitted to split, and that the units are intended for single people or couples. He also indicated that the increases at 3% were negotiated and fall under the Governor's 5% limit. He indicated that property tax, management company and utilities will go up every year.

Police Chief Burks spoke about parking issues, enforcement and collisions in the project area.

Mayor Pro Tem Vargas inquired as to funds related to traffic improvements at Berry and Imperial.

Public Works Director Olmos indicated that the City contributes funds to Caltrans on a project-specific basis for improvements.

Councilmember Marick spoke about additional off-site parking available and requested a hard number for costs related to connect the development to the Downtown Parking Structure as well as the improvements to make the structure ADA compliant. She also indicated that she would like to see the means in which the units will be rented out commemorated in the documents.

City Manager Gallardo indicated that the Public Works Department provided an estimate of \$100,000 for costs of ADA improvements.

Councilmember Parker expressed interest in continuing the item to a future meeting.

Mayor Simonoff concurred that the general consensus of the Council seemed to be continuing the item.

City Attorney Boga suggested that the Council reopen the public hearing and continue the item to a date certain, May 19, 2020.

**Mayor Simonoff reopened the public hearing.**

Motion was made by Council Member Marick, seconded by Council Member Parker to continue the Public Hearing to a date certain, May 19, 2020.

AYES: Council Member Marick, Mayor Simonoff, Council Member Hupp, Council Member Parker,  
Mayor Pro Tem Vargas

Passed

**ADMINISTRATIVE ANNOUNCEMENTS**

**6. City Manager**

None.

**7. City Attorney**

None.

**8. Council Requests**

None.

**COUNCIL ANNOUNCEMENTS**

Councilmember Hupp wished Alberta Curry a Happy 100th Birthday.

**ADJOURNMENT**

Mayor Simonoff adjourned the General Session at 11:00 p.m.

Respectfully submitted,

The foregoing minutes are hereby  
approved this 2nd day of June, 2020.

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Lillian Harris-Neal, City Clerk

---

Marty Simonoff, Mayor

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members  
**FROM:** Bill Gallardo, City Manager  
**DATE:** 06/02/2020  
**SUBJECT:** May 19, 2020 City Council Regular Meeting Minutes

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**RECOMMENDATION**

Approve.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager  
Prepared by: Lillian Harris-Neal, City Clerk

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**Attachments**

Draft Minutes

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# DRAFT

## BREA CITY COUNCIL SUCCESSOR AGENCY TO THE BREA REDEVELOPMENT AGENCY MEETING

### MINUTES May 19, 2020

#### CLOSED SESSION 6:30 p.m. - Council Chamber Plaza Level

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#### CALL TO ORDER / ROLL CALL - COUNCIL

Mayor Simonoff called the Closed Session to order at 6:30 p.m., Mayor Simonoff, Mayor Pro Tem Vargas and Councilmembers Hupp and Marick were present in the Council Chambers; and Councilmember Parker was present via teleconference.

Present: Marick, Simonoff, Hupp, Parker, Vargas

1. **Public Comment**  
None.

Closed Session may convene to consider matters of purchase / sale of real property (G. C. §54956.8), pending litigation [G.C. §54956.9(d)(1)], potential litigation [G.C. §54956.9(d)(2)(3) or (4)], liability claims (G. C. §54961) or personnel items (G.C. §54957.6). Records not available for public inspection.
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2. **Conference with City's Labor Negotiator Pursuant to Government Code §54957.6 Regarding the Brea Management Association (Non-Safety); Brea City Employees' Association (BCEA); Administrative and Professional Employees' Association (APEA); Brea Fire Association (BFA); Brea Fire Management Association (BFMA); Brea Police Association (BPA); and the Brea Police Management Association (BPMA); Executive and Part-Time Employees** - Chris Emeterio, Negotiator, Cindy Russell, Negotiator, and Mario E. Maldonado, Negotiator.

**Mayor Simonoff adjourned the Closed Session at 6:28 p.m.**

#### STUDY SESSION 6:40 p.m. - Council Chamber Plaza Level

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#### CALL TO ORDER / ROLL CALL - COUNCIL

Mayor Simonoff called the Study Session to order at 6:52 p.m., Mayor Simonoff, Mayor Pro Tem Vargas and Councilmembers Hupp and Marick were present in the Council Chambers; and Councilmember Parker was present via teleconference.

3. **Public Comment**  
None.

**4. Clarify Regular Meeting Topics**

Council Member Vargas clarified that he requested the minutes from the May 5, 2020 meeting be amended to reflect clarity on the window size and location for item 12 (Appeal of Planning Commission's Decision of Certificate of Compatibility No. CC 19-02 for property located at 407 South Maple Avenue).

Council Member Parker stated that the sidewalk encroachment on Central 4 foot sidewalk with trees that are against the four feet causing an obstruction. He believed that standards of sidewalk width and the approval for any encroachment should be approved by the Planning Commission/City Council.

In response to Council Member Vargas question about Regional Housing Needs Assessment (RHNA) numbers, City Manager Gallardo stated that he doesn't know what affordability bracket the Mercury Project will fall into, but the project will add to the City's production numbers for RHNA.

**Mayor Simonoff adjourned the Study Session at 6:58 p.m.**

**GENERAL SESSION  
7:00 p.m. - Council Chamber  
Plaza Level**

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**CALL TO ORDER/ ROLL CALL - COUNCIL**

Mayor Simonoff called the General Session to order at 7:00 p.m., Mayor Simonoff, Mayor Pro Tem Vargas and Councilmembers Hupp and Marick were present in the Council Chambers; and Councilmember Parker was present via teleconference.

**5. Pledge of Allegiance**

Council Member Marick led the Pledge of Allegiance.

**6. Invocation**

Associate Pastor Ben Tabbal, Living Hope Community Church, delivered the Invocation.

**7. Matters from the Audience**

City Clerk Harris-Neal read a written comment from Tomasita Mageno. Ms. Mageno expressed concern about housing density in the City of Brea and suggested that the Mercury Project be located at the old Tower Records building.

Lee Squire expressed gratitude to healthcare workers for their hard work and dedication with working with COVID 19 patients. He requested that the City approve letters of hope and encouragement to healthcare workers from the Police and Fire Departments to surrounding hospitals that serve the community.

Heidi Gallegos, CEO, Chamber of Commerce, spoke about the California Recovery Road Map, educating the business community when the mandates are lifted, and encouraged Brea residents to use curbside pick up and shop online.

**8. Response to Public Inquiries - Mayor / City Manager**

None.

**PUBLIC HEARINGS** - *This portion of the meeting is for matters that legally require an opportunity for public input. Audience participation is encouraged and is limited to 5 minutes per speaker.*

**9. General Plan Amendment No. GPA 20-02, Zone Change No. ZC 20-02, Conditional Use Permit No. CUP 20-07, and Certificate Compatibility No. CC 20-01 for the development of a single-family residence with accessory structures and private equestrian facilities at 109 Lilac Lane**

City Planner Lilley presented a PowerPoint that included the project location, zoning map,

neighborhood character, general plan land use, zoning district, site plan, proposed primary residence, proposed secondary residence, and the Planning Commission's recommendation.

In response to Council questions, staff concluded that there are no issues with: ingress and egress, drains for storm water runoff and fire safety. Staff also stated that there is a requirement to mitigate emission resources and clarified that there will be no commercial use for this location.

Council Member Hupp added that it is an excellent use for the site.

Motion was made by Council Member Hupp, seconded by Council Member Parker to adopt Resolution No. 2020-033, A Resolution of the City Council of the City of Brea approving General Plan Amendment No. GPA 20-02 and amending the City of Brea General Plan regarding the same; and approving Certificate of Compatibility No. CC 20-01 and Conditional Use Permit No. CUP 20-07 to permit the development of a single-family home, accessory structures and private equestrian facilities at 109 Lilac Lane; and introduction of Ordinance No. 1215, an Ordinance of the City of Brea approving Zone Change ZC 20-02 and amending the Zoning Map regarding the same; to permit the development of a single-family home, accessory structures and private equestrian facilities at 109 Lilac Lane, and making findings in support thereof.

AYES: Council Member Marick, Mayor Simonoff, Council Member Hupp, Council Member Parker, Mayor Pro Tem Vargas

Passed

**10. Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. DA 19-01, and Final Environmental Impact Report No. FEIR 19-01 for the Mercury Residential Development Proposal at the Southeast corner of Mercury Lane and Berry Street**

Community Development Director Steinkruger presented a PowerPoint that included: project request; changes to conditions of approval and development agreement; community benefits; a map; parking; and rent comparison.

In response to Council questions, staff clarified that the applicant requested the proposed changes to the Conditions of Approval and Development Agreement.

**Mayor Simonoff opened the public hearing**

Barry Friedman expressed support for the Mercury project.

Alex Trabizi, parking consultant for Mercury Project, provided a handout that included project parking required per sources from the parking study and the Urban Land Institute (ULI) Rates.

Geoffrey Etnire expressed concern that changes to the Conditions of Approval and Development Agreement were provided last minute which does not allow the public time to review.

Hans VanLighten, applicant's attorney, discussed the amendments to the Conditions of Approval and Development Agreement.

Dwight Manley, applicant, stated that paperwork for the opposition of the project was also provided last minute.

Geoffrey Etnire stated that he provided a comment letter that has nothing to do with the amendments to the Conditions of Approval or the Development Agreement.

**Hearing no further testimony, Mayor Simonoff closed the public hearing.**

City Attorney Boga clarified that Council can take action to introduce the Ordinance and adopt the Resolution. He noted that the Ordinance will come back for second reading which will give the public an opportunity to express concerns.

Council Members Marick and Parker expressed concern about voting on the Conditions of Approval and Development Agreement because they received amendments shortly before the start of the meeting which does not allow time to review the changes.

Regarding a letter sent by Mr. Etnire on behalf of Pacific Plastics for the EIR, City Attorney Boga stated that the project complies with all requirements.

**Mayor Simonoff recessed the meeting at 8:04 p.m.**

**Mayor Simonoff reconvened the meeting at 8:21 p.m.**

Council Member Marick discussed keeping the requirement of 1.35 parking stalls per unit.

In response to Mayor Pro Tem Vargas question regarding the Urban Land Institute (ULI) Study, Community Development Director Steinkruger, stated that staff hired Gibson Parking and Transportation Consultants to conduct a peer review of the parking. Eugene Tang, Gibson Parking and Transportation Consultant, stated that their peer review was based on what's going on in Brea and existing projects in the City, etc. He also stated that their review resulted with a requirement range of 1.56 - 1.87 parking stalls per unit. He discussed the ULI study and National Parking Association.

Discussion ensued about determining the number of offsite parking stalls needed in advance of creating the Parking Management Plan.

Council Member Hupp stated that the target market for the project is the businesses in the area which are walking and biking distance - not transit. She stated that additional parking can be addressed during the creation of the Parking Management Plan.

Council Members Hupp, Marick and Parker agreed that 1.35 parking stalls per unit should remain in the agreement and noted that the size may change if needed during the Parking Management Plan review and approval.

Mayor Pro Tem Vargas suggested that the Downtown Parking Association review and approve the Parking Management Plan.

Council Member Parker asked that parking spaces be provided for loading and unloading trucks during certain hours and asked that the City keep the turnaround at the end of the cul-de-sac on Mercury Lane.

Council Member Marick suggested that the number of parking spaces to be added to the Development Agreement for the project parking and offsite parking spaces. She also suggested that the offsite parking fee be \$40 instead of \$25 per space.

Council agreed to keep the offsite parking fee at \$25 and they also agreed that the Parking Management Plan be brought back to Council for approval.

Council Member Hupp suggested that staff post "no overnight parking" signs on Mercury Lane.

In response to Council Member Hupp's question, Public Works Director Olmos stated that there is adequate lighting for the pathway to the offsite parking garage and stated that his staff can review the possibility of adding higher wattage to the light fixtures. He also discussed ADA access on the pathway to the offsite parking garage and street lighting.

In response to Council Member Marick's question about the project's zoning, Community Development Director Steinkruger clarified that the zone change can be workforce housing in an industrial and commercial area.

Council Member Marick asked if the employer preference be changed to not tie in to certain employers

with an agreement.

Dwight Manley, applicant, discussed the reason for 1/2 mile radius and explained that employer preference is his 1st preference.

In response to Council Member Parker's question regarding noise attenuation, Community Development Director Steinkruger stated that there's a variety of conditions regarding noise balances and there is also language in Planned Community Master Plan that will be incorporated. City Manager Gallardo added that there are recommendations regarding noise mitigation to this project that are similar to the Central Park Village project, which will be reviewed midpoint.

In response to Council Member Parker's question regarding the adequacy of the signal at Berry and Mercury, Deputy Public Works Director Ho clarified that the traffic signal is adequate for current and future needs.

In response to Council Members Parker and Marick's question regarding annual reporting, staff clarified that the Development Agreement includes an annual compliance reporting for Affordable Housing and Rent Restrictions.

Mayor Simonoff announced that the public hearing will not be re-opened at the May 21, 2020 Special Meeting.

Council Member Parker with agreeance from Council directed the Public Works and Police Departments to bring back at a future Council meeting, a study of commercial vehicle parking and traffic in the project area.

to close the public hearing, and continue the item to a date certain, May 21, 2020 Special City Council Meeting.

AYES: Council Member Marick, Mayor Simonoff, Council Member Hupp, Council Member Parker, Mayor Pro Tem Vargas

Passed

**CONSENT CALENDAR** - *The City Council/Successor Agency approves all Consent Calendar matters with one motion unless Council/Agency or Staff requests further discussion of a particular item. Items of concern regarding Consent Calendar matters should be presented during "Matters from the Audience."*

## **CITY COUNCIL - CONSENT**

- 11. May 5, 2020 City Council Regular Meeting Minutes -**  
The City Council approved the May 5, 2020 City Council Regular Meeting Minutes as amended.
- 12. Acceptance of Contract and Notice of Completion for Contract for Dog Park Surfacing Improvements, CIP Project No. 7950**  
The City Council accepted the project as complete and authorized City Clerk to record Notice of Completion and authorized the City Clerk to release Payment and Performance Bond upon notification from the Public Works Director or authorized designee.
- 13. Encroachment License Agreement with TH Brea Venture, LLC for West Village development in Central Park Village located at Southwest Corner of Central Avenue and Site Drive**  
The City Council approved the Encroachment License Agreement with TH Brea Venture, LLC for West Village development in Central Park Village located at Southwest Corner of Central Avenue and Site Drive .

**14. Professional Services Agreement with Kimley-Horn for Environmental Phase of Imperial Highway (SR-90) at 57 Freeway Southbound On-Ramp Interchange Improvements Project (CIP 7306)**

The City Council approved a Professional Services Agreement (PSA) with Kimley-Horn in the amount of \$290,397.85 plus 15% contingency for Environmental Phase of Imperial Highway (SR-90) at 57 Freeway Southbound On-Ramp Interchange Improvements Project (CIP 7306) .

**15. Pump Replacement and Enclosures at Carbon Canyon Booster Stations 2 & 3 Projects; New CIP Project for Carbon Canyon Booster Pump Station No. 2 and Restroom at Olinda Ranch Park; and Professional Services Agreement with NV5 for Design Services to Complete the Design of Project CIP 7475**

The City Council 1) Revised Scope of Work for CIP No. 7470 Pump Replacement at Carbon Canyon Booster Station Nos. 2 and 3; 2) Revised Scope of Work for CIP No. 7471 Construction of Booster Stations Nos. 2 and 3 Enclosures; 3) Adopted Resolution No. 2020-034 to Add New CIP Project No. 7475 – Carbon Canyon Booster Pump Station No. 2 and Restroom at Olinda Ranch Park to the FY 2019-20 CIP; and 4) Approved Professional Services Agreement with NV5 for the Carbon Canyon Booster Pump Station No. 2 and Restroom at Olinda Ranch Park in the amount of \$300,557.

**16. City Outgoing Payment Log and Disbursement Registers for May 8 and 15, 2020**

The City Council received and filed the City Outgoing Payment Log and Disbursement Registers for May 8 and 15, 2020.

Motion was made by Council Member Parker, seconded by Council Member Hupp to approve Consent Calendar items 11-16.

AYES: Council Member Marick, Mayor Simonoff, Council Member Hupp, Council Member Parker, Mayor Pro Tem Vargas

Passed

## **ADMINISTRATIVE ANNOUNCEMENTS**

**17. City Manager**

None.

**18. City Attorney**

None.

**19. Council Requests**

Council Member Parker requested that Council bring back a discussion regarding the approval process for granting right-of-way encroachments on streets and sidewalks throughout the City. He also requested that Council discuss pushing the County to do more COVID 19 testing and having more discussion about opening the City of Brea.

City Manager Gallardo reported that the Orange County Mayors have a weekly roundtable meeting to discuss next steps regarding COVID 19. He also stated that there is a weekly meeting of Orange County City Managers and Mayors with CEO Frank Kim and other County Health Care Officials. He reported that the County is actively working on retrieving more supplies, explained that testing kits are hard to come by, and noted that there is a push for more information sharing about the number of people (by City) that has tested. He stated that the County will not provide the COVID 19 test information because they believe that the information is protected under HIPPA laws. Lastly, he stated that City Officials are working hard to get things back to normal which is hard because the Counties have different rules and regulations pertaining to COVID 19 which causes confusion.

Mayor Simonoff stated that the County is working to get additional testing sites and agreed that the issue will be discussed as more information is collected.

Mayor Pro Tem Vargas asked if Police staff can lay Memorial Day wreaths at the City's War Memorial site on Memorial Day..

**COUNCIL ANNOUNCEMENTS**

None.

**ADJOURNMENT**

**Mayor Simonoff adjourned the meeting at 9:52 p.m.**

Respectfully submitted,

The foregoing minutes are hereby  
approved this 2nd day of June 2020.

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Lillian Harris-Neal, City Clerk

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Marty Simonoff, Mayor

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members  
**FROM:** Bill Gallardo, City Manager  
**DATE:** 06/02/2020  
**SUBJECT:** May 21, 2020 Special City Council Meeting Minutes

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**RECOMMENDATION**

Approve.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager  
Prepared by: Victoria Popescu, Deputy City Clerk  
Concurrence: Lillian Harris-Neal, City Clerk

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**Attachments**

Draft Minutes

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# DRAFT

## BREA CITY COUNCIL SUCCESSOR AGENCY TO THE BREA REDEVELOPMENT AGENCY MEETING

### MINUTES May 21, 2020

#### GENERAL SESSION 6:00 p.m. - Council Chamber Plaza Level

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#### **CALL TO ORDER/ ROLL CALL - COUNCIL**

Mayor Simonoff called the General Session to order at 6:00 p.m., Mayor Simonoff, Mayor Pro Tem Vargas and Councilmembers Hupp and Marick were present in the Council Chambers; and Councilmember Parker was present via teleconference.

Present: Marick, Simonoff, Hupp, Parker, Vargas

**1. Pledge of Allegiance**

City Manager Gallardo led the Pledge of Allegiance.

**2. Matters from the Audience**

Written comments were sent to the City Clerk's Office at [cityclerksgroup@cityofbrea.net](mailto:cityclerksgroup@cityofbrea.net) in advance of the meeting.

City Clerk Harris-Neal summarized the following comments received via email:

Sheryl Lasley requested that the issue of reopening Brea businesses be discussed in length with the goal of setting a specific date. She stated that not only is reopening soon critical to jobs, businesses, and homes, but that it is also imperative in order for the City of Brea to flourish.

Veronica Isban, SPX, indicated that SPX affirmatively opposes the Project based in part on the concerns raised in our Scoping Comments, which were clearly unresolved, and that the DEIR failed to meet the requirements of the California Environmental Quality Act. They asserted that this residential project is inappropriate for the location, the neighborhood, the proposed zoning or the general plan land use designation.

Diane Swanson and Vanessa Fields Expressed concern that Council is meeting to consider rezoning for new housing in the City. They stated that Council should use this time to meet and discuss steps to reopen the businesses in the City of Brea.

The following individual provided comments via teleconference:

Gerardo Traconis referenced photos he submitted with regards to traffic concerns in the area and expressed concerns for pedestrians, bicycles and large trucks in the area. He indicated that there is limited space to park trucks and expressed concerns with the coexistence between residential and industrial zones.

The following individual provided comments in Community Room A/B:

Dwight Manely spoke about the history of the area, indicating that the area was once a residential area. He also indicated that great achievements take great teamwork.

**3. Response to Public Inquiries - Mayor / City Manager**

City Manager Gallardo indicated that staff is looking into traffic in the project area.

**OLD BUSINESS**

**4. Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, Development Agreement No. DA 19-01, and Final Environmental Impact Report No. FEIR 19-01 for the Mercury Residential Development Proposal at the Southeast corner of Mercury Lane and Berry Street**

Community Development Director Steinkruger provided an update on changes made since the last meeting. She outlined updates to the Conditions of Approval, including addressing the 1.35 parking ratio; 118 on-site parking spaces; parking management plan approval and ratification; and project identification as Workforce Housing in an Industrial and Commercial Area. She also outlined updates to the Development Agreement as it relates to rate for parking spaces in the City owned parking structure and rate reduction if City charges other users less; and the employer enrollment processing fee as \$500 per unit, per year.

Councilmember Parker requested clarification on the process for ensuring that the sound attenuation goal is achieved.

Building and Safety Manager Linares indicated that the applicant provided a noise study and consultant recommendations, which included additional measures. Said measures will be reviewed by plans examiners to verify they meet all conditions and standards. He also indicated that inspectors will ensure that assemblies will be constructed as outlined, and correct any deviations as necessary. He also indicated he is confident in the achievement of sound attenuation goals.

Councilmember Marick requested clarification on sound studies at Central Park Village.

Building and Safety Manager Linares indicated that the same process was set for both developments, Central Park Village and Mercury.

Councilmember Parker spoke about traffic plans which will be developed for the area and indicated current parking restrictions were adopted 40 years ago.

Councilmember Marick spoke about looking at the area holistically and using specific terminology as opposed to the generic term of "trucks."

Councilmember Parker indicated he feels that of all the working elements need to operate in a safe manner so all needs can be accommodated by making terminology comprehensive.

Mayor Simonoff concurred with Councilmember Parker and feels like the term "truck" is appropriate.

Councilmember Hupp requested signs be posted in accordance with Section 8 to the Conditions of Approval to Mercury Lane as well.

City Manager Gallardo indicated that the City can post signs administratively.

Councilmember Marick requested clarification with respect to the rental revenue from those tenants who rent spaces in the parking garage. She inquired if the applicant was agreeable to also use payments towards the maintenance, repair and upkeep of the connectivity area, and not solely the garage. She also inquired if the applicant anticipated all of the workforce housing units be reserved under the licensing plan, or if there would be any units available to those who work in the City, but not with an employer who subscribed to the licensing plan.

Dwight Manely affirmed that he would be agreeable to extending the maintenance to the connectivity

area. He also provided a breakdown on the units, and indicated that a subset of the 103-units would be available outside of the licensing plan.

Mayor Simonoff inquired as to the adherence to the half-mile radius.

Dwight Manley indicated that the half-mile radius is a large component of taking cars off of the road. He also indicated that the radius is still a goal of the program.

Councilmember Marick requested a minimum of ten (10) units be unrestricted to the license model.

Dwight Manley indicated he is agreeable to Councilmember Marick's suggestion and indicated that the provision can be added to the annual report required. He requested clarification on the Certificate of Occupancy as it relates to car and bike share.

Councilmember Parker indicated that he feels the language as written allows for these provisions to be subject to City approval with regards to car and bike share services, should the service not be commercially available.

City Attorney Boga indicated that the language as written includes the flexibility which Councilmember Parker pointed out, however, if the applicant wishes to have clear language which stipulates availability of services, and should the Council be agreeable, he could propose a minor change to the language.

Councilmember Parker expressed interest in leaving the interpretation up to the approval process, in lieu of changing the language to be more open-ended.

Discussion ensued related to appropriate language for car and bike share provisions.

Council came to a consensus to add language related to implementation of bike and car share programs based on availability.

City Attorney Boga outlined proposed updated language as it relates to the ten (10) unit minimum aside from program enrollment requirements; parking fee allocations; and car and bike share program flexibility.

City Attorney Boga introduced Ordinance No. 1215 by title only.

Motion was made by Council Member Hupp, seconded by Council Member Parker to adopt Resolution No. 2020-032, certifying Final Environmental Impact Report No. FEIR 19-01 and introduced Ordinance No. 1214, approving Zone Change No. ZC 19-01, Planned Community Master Plan No. PCMP 19-01, and Development Agreement No. DA 19-01 for the Mercury Residential Development Proposal at the Southeast Corner of Mercury Lane and Berry Street.

AYES: Council Member Marick, Mayor Simonoff, Council Member Hupp, Council Member Parker,  
Mayor Pro Tem Vargas

Passed

## **ADMINISTRATIVE ANNOUNCEMENTS**

**5. City Manager**

None.

**6. City Attorney**

None.

**7. Council Requests**

None.

**COUNCIL ANNOUNCEMENTS**

Mayor Pro Tem Vargas reminded the Community of the upcoming Memorial Day Holiday and invited the community to pay their respects at the City's Veterans Memorial, while practicing social distancing.

**ADJOURNMENT**

Mayor Simonoff adjourned the General Session at 6:36 p.m.

Respectfully submitted,

The foregoing minutes are hereby  
approved this 2nd day of June, 2020.

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Lillian Harris-Neal, City Clerk

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Marty Simonoff, Mayor

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** November 3, 2020 General Municipal Election Authorization and Consolidation Request

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**RECOMMENDATION**

1) Adopt Resolution No. 2020-042 calling and giving notice of the holding of a General Municipal Election on Tuesday, November 3, 2020 for the election of certain officers as required by the provisions of the laws of the State of California relating to General Law cities; and 2) Adopt Resolution No. 2020-043 requesting the Board of Supervisors of the County of Orange to consolidate a General Municipal Election held on November 3, 2020 with the Statewide General Election to be held on that date pursuant to Section 10403 of the Elections Code.

**BACKGROUND/DISCUSSION**

The first procedural step in holding the November 3, 2020, General Municipal Election, is to adopt resolutions to call the election to fill two (2) City Council Member seats, one (1) Treasurer seat and request consolidation with Orange County's Statewide General Election.

The nomination period for candidates begins Monday, July 13, 2020, and ends Friday, August 7, 2020, at 5:00 p. m. If any of the incumbents do not file by the August 7th deadline, the filing period automatically extends for five days to Wednesday, August 12, 2020, at 5:30 p. m. State Elections Code permits General Law cities to request consolidation with the Statewide General Election by resolution adopted at the same time as the resolution calling the election. The consolidation resolution would authorize the Orange County Registrar of Voters to conduct the election on behalf of the City and canvass the results. Consolidation provides the most cost effective and practical solution for conducting Brea's municipal elections.

In 1972, City Ordinance No. 528 established a \$ 10 candidate filing fee, which the City Clerk collects at the time the candidate files his/ her nomination papers. Section 10228 of the Elections Code authorizes the City Council to impose a filing fee proportionate to the costs of processing, but not to exceed \$25. Staff does not recommend increasing the filing fee for the November 2020 election.

**FISCAL IMPACT/SUMMARY**

The Orange County Registrar of Voters provided an election cost estimate of \$42,068 - \$53,540. The November 2020 General Municipal Election will also require translations and posting costs. Staff has included funding for the 2020 Municipal Election costs in the Fiscal Year 2020- 21 Budget.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Lillian Harris-Neal, City Clerk

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**Attachments**

Resolution - Calling Election

Resolution - Consolidation

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## **RESOLUTION NO.2020-042**

### **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA, CALIFORNIA, CALLING AND GIVING NOTICE OF THE HOLDING OF A GENERAL MUNICIPAL ELECTION ON TUESDAY, NOVEMBER 3, 2020 FOR THE ELECTION OF CERTAIN OFFICERS AS REQUIRED BY THE PROVISIONS OF THE LAWS OF THE STATE OF CALIFORNIA RELATING TO GENERAL LAW CITIES AND FOR THE SUBMISSION OF PROPOSED ORDINANCES**

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

(i) Under the provisions of the laws relating to General Law Cities in the State of California, the City of Brea shall hold a General Municipal Election on November 3, 2020, for the election of Municipal Officers; and

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

**NOW THEREFORE**, the City Council of the City of Brea, California does resolve, declare, determine and order as follows:

1. That pursuant to the requirements of the laws of the State of California relating to General Law Cities, the Brea City Council calls and orders a General Municipal Election to be held in the City of Brea, California on Tuesday, November 3, 2020, for the purpose of electing two (2) Members of the City Council and one (1) Treasurer for the full term of four (4) years each.

2. That the ballots used at the election shall comply with form and content as required by law;

3. That this City Clerk is authorized, instructed and directed to, in

**RESO NO. 2020-042**

June 2, 2020

coordination with the County of Orange Registrar of Voters, procure and furnish any and all official ballots, notices, printed matter and all supplies, equipment, and paraphernalia in order to properly and lawfully conduct the election;

4. That the polls shall open at seven o'clock a.m. on the day of the election and shall remain open continuously from that time until eight o'clock p.m. on the same day when the polls shall close, pursuant to Election Code Section 10242, except as provided in Section 14401 of the Elections Code of the State of California;

5. That in all particulars not recited in this resolution, the election shall be held and conducted as provided by law for holding municipal elections;

6. That notice of the time and place of holding the election is given and the City Clerk is authorized, instructed, and directed to give further or additional notice of the election in time, form and manner as required by law;

7. That in the event of a tie vote (if any two (2) or more persons receive an equal and the highest number of votes for an office) as certified by the County of Orange Registrar of Voters, the City Council in accordance with Election Code Section 15651(a) shall set a date, time, and place and summon the candidates who have received the tie votes to appear and will determine the tie vote by lot.

8. The City Council authorizes the City Clerk to administer said election and all reasonable and actual election expenses shall be paid by the City upon presentation of a properly submitted bill.

9. That the City Clerk shall certify to the passage and adoption of this

**RESO NO. 2020-042**

June 2, 2020



resolution and enter it into the book of original resolutions.

**APPROVED AND ADOPTED this 2nd day of June, 2020.**

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

\_\_\_\_\_  
Marty Simonoff, Mayor

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 2nd day of June, 2020, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAINED:	COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-042**  
June 2, 2020

## **RESOLUTION NO.2020-043**

### **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BREA REQUESTING THE BOARD OF SUPERVISORS OF THE COUNTY OF ORANGE TO CONSOLIDATE A GENERAL MUNICIPAL ELECTION HELD ON NOVEMBER 3, 2020 WITH THE STATEWIDE GENERAL ELECTION TO BE HELD ON THAT DATE PURSUANT TO SECTION 10403 OF THE ELECTIONS CODE**

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

(i) The City Council of the City of Brea called a General Municipal Election to be held on November 3, 2020, for the purpose electing of two (2) Members of the City Council and one (1) Treasurer for full terms of four (4) years each.

(ii) The City Council desires to consolidate the General Municipal Election with the Statewide General Election held on the same date so that within the City, the precincts, polling places and election officers of the two elections shall be the same; that the county election department of the County of Orange will canvass the returns of the General Municipal Election; and to have the election be held in all respects as if there were only one election.

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

**NOW, THEREFORE,** the City Council of the City of Brea does resolve, declare, determine and order as follows:

1. That pursuant to the requirements of Section 10403 of the Elections Code, the Brea City Council hereby requests the Board of Supervisors of the County of Orange to consent and agree to the consolidation of a General Municipal Election with the Statewide General Election on Tuesday, November 3, 2020, for the purpose of electing two (2) Members of the City Council and one (1) Treasurer for full terms of four (4) years each.

2. That this resolution authorizes the county election department to canvass the returns of the General Municipal Election. The election shall be held in all respects as if there were only one election and shall use only one form of ballot.

3. That this resolution requests that the Board of Supervisors issue instructions to the county election department to take any and all steps necessary for the holding of the consolidated election.

4. That the City of Brea recognizes that the County will incur additional costs by reason of this consolidation and agrees to reimburse the County for such costs.

5 That the City Council hereby directs the City Clerk to file a certified copy of this resolution with the Board of Supervisors and the county election department of the County of Orange.

6 That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

**APPROVED AND ADOPTED this 2nd day of June, 2020.**

---

Marty Simonoff, Mayor

ATTEST: \_\_\_\_\_  
Lillian Harris-Neal, City Clerk

**RESO NO. 2020-043**  
June 2, 2020

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 2nd day of June, 2020, by the following vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAINED:	COUNCIL MEMBERS:

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

\_\_\_\_\_  
Lillian Harris-Neal, City Clerk

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Maintenance Agreement with the State of California's Department of Transportation for the intersection Overhead Street Name Signs on SR-90 & SR-142.

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**RECOMMENDATION**

Approve Maintenance Agreement

**BACKGROUND/DISCUSSION**

In 2018 the Public Works Maintenance Division removed all City-owned overhead intersection Illuminated Street Name Signs throughout the City and replaced them with Reflectorized Street Name Signs. In an effort to keep a consistent look of the signs throughout the City of Brea, the removal of existing intersection Illuminated Street Name Signs (ISNS) and replacement with Reflectorized Street Name Signs (RSNS) on Imperial Hwy (SR-90) and on Valencia Ave/Carbon Canyon Rd (SR-142) was discussed with Caltrans. Caltrans found it acceptable and City Council approved funds for these signs as part of the FY 19-20 Capital Improvement Program. Staff is in the process of securing a permit for Caltrans for the installation. As part of the process, Caltrans requires a Project Specific Maintenance Agreement between the State of California's Department of Transportation and City of Brea to perform maintenance responsibilities for the new street name signs.

The new overhead street name signs will save the City money on electrical costs and allow for quicker response by City staff for any maintenance issues with the signs. Currently there are several existing Caltrans ISNS that are cracked and faded along the routes shown in Exhibits A. The new RSNS will match the existing intersection signs on City streets and save energy.

**FISCAL IMPACT/SUMMARY**

Funds are available for these new signs as part of approved CIP#7212. There is no impact to the General Fund.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Will Wenz, Street Maintenance Superintendent

Concurrence: Tony Olmos P.E., Public Works Director

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**Attachments**

Agreement

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**PROJECT SPECIFIC MAINTENANCE AGREEMENT  
FOR SR-142 & SR-90 IN THE CITY OF BREA**

THIS AGREEMENT is made effective this 11th day of June 2, 2020, by and between the State of California, acting by and through the Department of Transportation, hereinafter referred to as “STATE” and the CITY of BREA; hereinafter referred to as “CITY” and collectively referred to as “PARTIES”.

**SECTION I**

**RECITALS**

1. WHEREAS, Encroachment Permit Number 12-20-N-SI-0135 was executed between CITY and STATE to construct sign panels on State Route (SR) 142 & 90, hereinafter referred to as “PROJECT”, and
2. PARTIES desire to work together to allocate their respective obligations relative to (a) newly constructed or revised reflective street name sign panels improvements within STATE’s right of way to construct Reflective Street Name Sign Panels on State Route (SR) 142 & 90 as set forth Permit No. 12-20-N-SI-0135.
3. This Agreement addresses CITY responsibilities regarding the sign panels improvements described in Recital 1 (collectively, the “**Sign Panels**”) placed within State Highway right of way in the locations as shown in **Exhibit A** and **Exhibit B** (the “**Maintenance Area**”), which Exhibits are attached to and made part of this Agreement.
4. WHEREAS, in accordance with the said agreement, it was agreed by PARTIES that prior to or upon PROJECT completion, CITY and STATE will enter into a Maintenance Agreement, and
5. WHEREAS there is an existing Freeway Maintenance Agreement with CITY of BREA; dated FEBRUARY 18<sup>TH</sup>, 2009. This agreement is not meant to replace or supersede the earlier agreement(s).

NOW THEREFORE, IT IS AGREED AS FOLLOWS:

**SECTION II**

**AGREEMENT**

6. Exhibit A consists of plan drawings that delineate the areas within STATE right of way which are the responsibility of the CITY to maintain in accordance with this Maintenance Agreement.
7. If there is mutual agreement on the change in the maintenance duties between PARTIES, the PARTIES can revise the Exhibit A by a mutual written-execution of the exhibit

8. CITY must obtain the necessary Encroachment Permits from STATE's District 12 Encroachment Permit Office prior to entering STATE right of way to perform CITY maintenance responsibilities. This permit will be issued at no cost to CITY.

## 9. LEGAL RELATIONS AND RESPONSIBILITIES

- 9.1. Nothing within the provisions of this Agreement is intended to create duties or obligations to or rights in third parties not parties to this Agreement or to affect the legal liability of a PARTY to the Agreement by imposing any standard of care with respect to the operation and maintenance of STATE highways and local facilities different from the standard of care imposed by law.
- 9.2. Neither CITY nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by, under or in connection with any work, authority or jurisdiction conferred upon STATE under this Agreement. It is understood and agreed that STATE shall fully defend, indemnify and save harmless CITY and all of their officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including, but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by STATE under this Agreement.
- 9.3. Neither STATE nor any officer or employee thereof is responsible for any injury, damage or liability occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, authority or jurisdiction conferred upon CITY under this Agreement. It is understood and agreed that CITY shall fully defend, indemnify and save harmless STATE and all of its officers and employees from all claims, suits or actions of every name, kind and description brought forth under, including section but not limited to, tortious, contractual, inverse condemnation or other theories or assertions of liability occurring by reason of anything done or omitted to be done by CITY under this Agreement.

## 10. PREVAILING WAGES:

- 10.1. SELF-INSURED - CITY is self insured. CITY agrees to deliver evidence of self-insured coverage providing general liability insurance, coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate and \$5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement in a form satisfactory to STATE, along with a signed copy of the Agreement.



- 10.2. SELF-INSURED using Contractor - If the work performed on this Project is done under contract CITY shall require its contractors to maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate and \$5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.
11. INSURANCE - CITY and its contractors shall maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate and \$5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.
- 11.1. SELF-INSURED - CITY is self-insured. CITY agrees to deliver evidence of self-insured coverage providing general liability insurance, coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate and \$5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement in a form satisfactory to STATE, along with a signed copy of the Agreement.
- 11.2. SELF-INSURED using Contractor - If the work performed on this Project is done under contract CITY shall require its contractors to maintain in force, during the term of this agreement, a policy of general liability insurance, including coverage of bodily injury liability and property damage liability, naming the STATE, its officers, agents and employees as the additional insured in an amount of \$1 million per occurrence and \$2 million in aggregate and \$5 million in excess. Coverage shall be evidenced by a certificate of insurance in a form satisfactory to the STATE that shall be delivered to the STATE with a signed copy of this Agreement.
12. TERMINATION - This Agreement may be terminated by timely mutual written consent by PARTIES, and CITY's failure to comply with the provisions of this Agreement may be grounds for a Notice of Termination by STATE.
13. TERM OF AGREEMENT - This Agreement shall become effective on the date first shown on its face sheet and shall remain in full force and effect until amended or terminated at any time upon mutual consent of the PARTIES or until terminated by STATE for cause.

PARTIES are empowered by Streets and Highways Code Section 114 and 130 to enter into this Agreement and have delegated to the undersigned the authority to execute this Agreement on behalf of the respective agencies and covenants to have followed all the necessary legal requirements to validly execute this Agreement.

IN WITNESS WHEREOF, the PARTIES hereto have set their hands and seals the day and year first above written.

THE CITY OF BREA

STATE OF CALIFORNIA  
DEPARTMENT OF TRANSPORTATION

By: \_\_\_\_\_  
Mayor/Chairmen

TOKS OMISHAKIN  
Director of Transportation

Initiated and Approved

By: \_\_\_\_\_  
CITY Manager

By: \_\_\_\_\_  
Bobi Hettick  
Deputy District Director  
Maintenance District

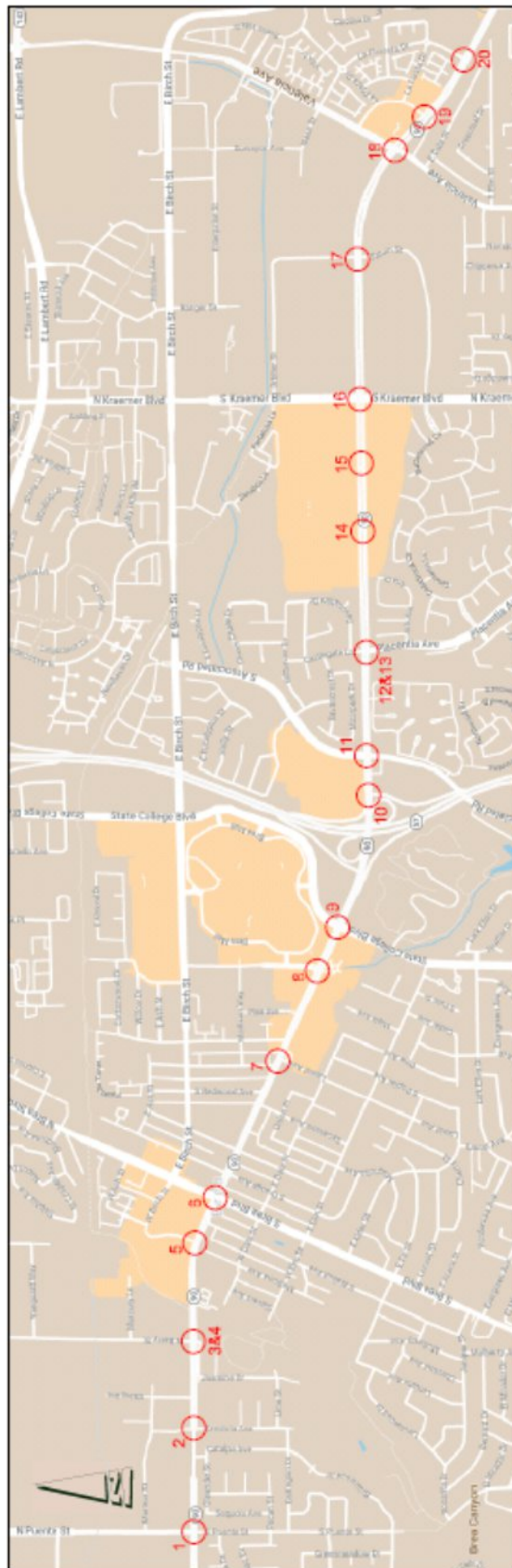
ATTEST:

By: \_\_\_\_\_  
CITY Clerk

By: \_\_\_\_\_  
CITY Attorney

## EXHIBIT "A"

## CIP NO. 7212 ILLUMINATED STREET NAME SIGN REPLACEMENT AT SR-90



## LOCATION MAP

	N/B	E/B	S/B	W/B
1. Puente St (4 signs)	1	1	1	1
2. Arcadia Ave (4 signs)	1	1	1	1
3. Jasmine Dr (2 signs)	0	1	1	0
4. Berry St (2 signs)	1	0	0	1
5. Gateway Ctr (3 signs)	0	1	1	1
6. Brea Blvd (4 signs)	1	1	1	1
7. Laurel Ave (2 signs)	0	1	0	1
8. Randolph Ave (4 signs)	1	1	1	1
9. State College Blvd (4 signs)	1	1	1	1
10. N/B 57 Off Ramp (1 sign)	1	0	0	0

## SCOPE OF WORK

The City will replace 90 Illuminated signs with 90 RNS signs total, 64 signs on Imperial Highway (SR-90) and 26 signs on Canyon Canyon Road/Venice Ave (SR-142). The electrical supply shall be disconnected at the power source and all wires capped and left in place.

## ELECTRICAL OPERATIONS NOTES

- Traffic Signal Safety Lighting shall not be interrupted during construction.
- Caltrans Electrical Operations shall be contacted at (909) 353-6476, seven days prior to lane closures for signal timing adjustments.

## EXISTING ISNS



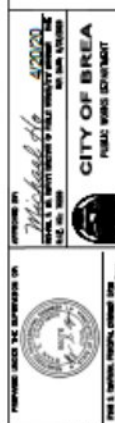
## PROPOSED RNS (SAMPLE)

All signage and reflectivity per California Manual on Uniform Traffic Control Devices (CA MUTCD) latest edition.  
 HWP (High Intensity Prismatic) 3M - type 11 - 4030  
 0.04" aluminum - 5052 H38 alloy  
 Double Sided - Border in traffic blue, white lettering on traffic green background  
 12" Upper case, 8" Lower case  
 96" x 30" (with descending letters) • 96" x 24"  
 72" x 30" (with descending letters) • 72" x 24"



NO.	DATE	BY	REVISIONS
1	05/11/2020	MM	ISSUED FOR BIDDING

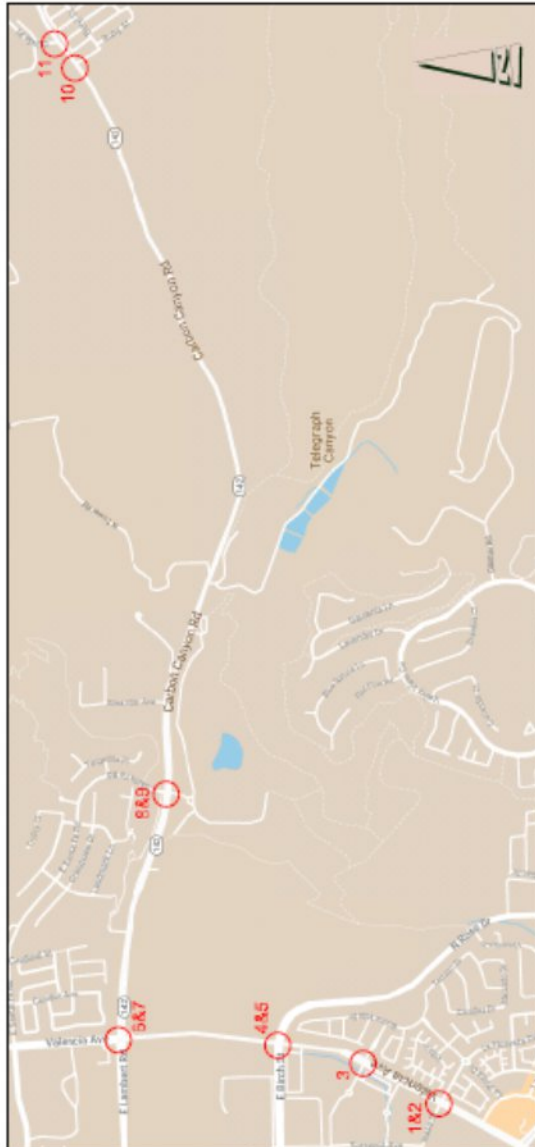
NO.	DATE	BY	REVISIONS
1	05/11/2020	MM	ISSUED FOR BIDDING



CIP NO. 7212  
 ISNS REPLACEMENT  
 SR-90 & SR-142

SHEET  
 1  
 2

**CIP NO. 7212 ILLUMINATED STREET NAME SIGN REPLACEMENT AT SR-142**



LOCATION MAP	N/B	E/B	S/B	W/B
1. La Floresta Dr (2 signs)	1	1	0	0
2. Nasa St (2 signs)	0	0	1	1
3. La Entrada Dr (4 sign)	1	1	1	1
4. Birch St (2 signs)	0	0	1	1
5. Rose Dr (2 signs)	1	1	0	0
6. Lambert Rd (2 signs)	0	0	1	1
7. Valencia Ave (2 signs)	1	1	0	0
8. Santa Fe Rd (2 signs)	1	1	0	0
9. Regional Park (2 signs)	0	0	1	1
10. Ruby St (3 signs)	1	1	0	1
11. Ollinda Pl (3 sign)	0	1	1	1

## SCOPE OF WORK

**SCOPE OF WORK**  
The City will replace 30 biennially illuminated signs with 90 RNSNS signs total, 64 signs on Imperial Highway (SR-90) and 26 signs on Carbon Canyon Rd/Venice Ave (SR-142). The electrical supply shall be disconnected at the power source and all wires capped and left in place.

## ELECTRICAL OPERATIONS NOTES

- Traffic Signal Safety Lighting shall not be interrupted during construction.
- Caltrans Electrical Operations shall be contacted at (909) 383-6476, seven days prior to lane closures for signal timing adjustments.

**EXISTING ISNS**



## PROPOSED RSNS (SAMPLE)

PROPOSED REINS (SAMPLE)  
 All signs and reflectivity per California Manual on  
 Uniform Traffic Control Devices (CA MUTCD) latest  
 edition.  
 H/P (High Intensity Prismatic) 3M - type 4  
 0.04" aluminum - 5052 H38 alloy  
 Double Sided - Border is traffic blue, white lettering on  
 traffic green background

[illegible]

800 N. NEW AVE



Case No. 42020  
CITY OF BREAA  
PUBLIC WORKS DEPARTMENT

CIP NO. 7212  
**ISNS REPLACEMENT**  
SR-90 & SR-142

2/2

TRAFFIC SIGNAL AND LIGHTING  
Caltrans and CITY of Brea  
Effective May 11, 2020

BASIS OF COST DISTRIBUTION  
State-Owned and Maintained  
Billed by the State

<u>Route and PM</u>	<u>Location</u>	<u>Type of Facility</u>	Cost Distribution	
			<u>State</u>	<u>CITY</u>
SR-90 PM 3.50	Puente St & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 3.78	Arovista Ave & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 4.00	Berry St/ Jasmine Dr & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 4.35	Gateway Ctr & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 4.45	Brea Blvd & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 4.79	Laurel Ave & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 5.00	Randolph Ave & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 5.19	St College Blvd. & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM	Imperial Hwy & NB 57 off-ramp	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 5.65	Associated Rd & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 5.93	Placentia Ave/ Castlegate Ln & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%

SR-90 PM 6.0	Shopping Center & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 6.3	Shopping Mall Way & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 6.58	Kraemer Blvd. & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 6.91	Saturn St & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 7.27	Valencia Ave & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 7.38	La Cresenta Dr & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-90 PM 7.56	La Floresta Dr & Imperial Hwy	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM .51	La Floresta Dr/ Nasa St & Valencia Ave	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM .90	La Entrada & Valencia Ave	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM 1.41	Birch St/ Rose Dr & Valencia Ave	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM 1.81	Lambert Rd/ Carbon Canyon Rd & Valencia Ave	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM 2.0	Santa Fe Rd/ Regional Park & Carbon Canyon Rd	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM 4.4	Ruby Rd & Carbon Canyon Rd	Reflectorized Street Name Sign Panels	0	100%
SR-142 PM 4.4	Olinda Pl & Carbon Canyon Rd	Reflectorized Street Name Sign Panels	0	100%

**City of Brea**

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Lease Agreements between the City of Brea and the Tomlinson Families for use of California Domestic Water Company Stock

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**RECOMMENDATION**

Approve lease agreements

**BACKGROUND/DISCUSSION**

For the last 39 years, the City of Brea has leased water shares from the Tomlinson Families, who currently own 188 shares of California Domestic Water Company (Cal Domestic) stock. The lease of these shares allows the City to purchase Cal Domestic water to supplement the water the City of Brea imports from the Municipal Water District of Orange County (MWDOC). The Cal Domestic water is less costly to purchase than the water provided by MWDOC and, as such, the City seeks to secure the rights to purchase this water whenever possible.

There are two agreements for this transaction. One agreement is for eight (8) shares and the other agreement is for one hundred and eighty (180) shares. The individual Tomlinson family members are named within each respective agreement. Both current lease agreements were executed in March 2001 and expire on June 30, 2020. Staff is recommending to enter into agreements with the Tomlinson Families effective July 1, 2020 through June 30, 2035 in order to formalize the use of this water stock and ensure that the water rate payers of the City of Brea receive the best possible value.

**COMMISSION/COMMITTEE RECOMMENDATION**

The Finance Committee reviewed staff's recommendation at their May 26, 2020 meeting and recommended to proceed.

**FISCAL IMPACT/SUMMARY**

Approval of these Lease Agreements will result in long-term savings to the water rate payers of the City of Brea. The savings will vary each year, but will be approximately \$29,000 per year. Payment for leasing of shares will come from the Water Fund and there is no impact to the General Fund. The methodology for calculation of annual lease payment amount is included in Exhibit A of the agreements.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Rudy Correa, Interim Superintendent

Concurrence: Tony Olmos, P.E., Public Works Director

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**Attachments**

Agreement - 8 Shares

Agreement - 180 Shares

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LEASE OF USE OF WATER INCIDENT TO OWNERSHIP OF EIGHT SHARES OF  
CALIFORNIA DOMESTIC WATER COMPANY STOCK

This lease ("Lease") is made and entered into effective July 1, 2020 by and among the City of Brea, a California municipal corporation ("City" hereinafter) and the William M. Tomlinson, II Irrevocable Trust (hereinafter referred to as "Tomlinson").

A. WHEREAS, Tomlinson owns Eight (8) shares of stock in the California Domestic Water Company, a mutual water company ("Water Company" hereinafter), and Tomlinson has historically leased those shares to City on an annual basis; and

B. WHEREAS, the prior lease between the parties dated July 1, 2001 will expire by its terms as of June 30, 2020, and City's final annual rent payment thereunder is to be made to Tomlinson by July 30, 2020; and

C. WHEREAS, the parties desire to enter into a new lease to afford City access to purchase, from Water Company, additional water from the San Gabriel River System.

NOW, THEREFORE, in consideration of the mutual covenants and promises herein, the parties hereto agree as follows:

1. Lease. Tomlinson hereby leases to City, and City leases from Tomlinson, the use of water incident to the ownership of 8 shares of Water Company stock owned by Tomlinson. City shall pay all assessments imposed on those 8 shares during the term hereof.

2. Term. The term of this Lease shall be fifteen (15) years (July 1-June 30) commencing on July 1, 2020 and concluding on June 30, 2035.

3. Rent. City shall pay rent to Tomlinson for the use of the water incident to the shares within thirty (30) days of the conclusion of each fiscal year (July 1-June 30) ("FY" hereinafter) during the term hereof. The amount of rent due and payable for any given FY shall be calculated as follows:

a. There shall be derived the total of City's annual cost items related to its lease of the stock during the FY, as follows:

- (i) All assessments imposed and/or levied on the 8 shares and paid by City; plus
- (ii) Water Company's charges paid by City for the water delivered by Water Company to City incident to the 8 shares; plus
- (iii) City's costs of pumping water so delivered by Water Company for delivery to City's water customers.

b. Determine the amount of water in acre-feet ("AF") that City had available from the 8 shares as per the allocation per share by Water Company for the FY and

determine the cost that the Metropolitan Water District of Southern California ("MWD") would have charged City as of June 30 of the FY for the amount of water available from Water Company based on the 8 shares.

c. The cost derived under 3.a above shall be deducted from the value calculated under 3.b above. The annual rent due under this Lease for the FY shall be seventy-five percent (75%) of the resulting value.

d. The minimum annual rent per share during the term of this Lease is One Hundred Dollars (\$100.00) per share, which is Eight Hundred Dollars (\$800.00) total per year for the 8 shares.

e. The method of calculation of annual rent under this Section 3 is illustrated in Exhibit A attached hereto and incorporated herein by this reference.

4. Payment of Rent. All rent payable hereunder shall be paid to Tomlinson, Post Office Box 759, Brea, California, 92822-0759, or at such other address of which City is made aware in writing by the Tomlinsons pursuant to Section 8 hereof.

5. No Evidence of Fair Market Value. City is leasing the use of the water incident to ownership of the stock for the purpose of providing a supply of water to City from the San Gabriel River. City and Tomlinson agree that this Lease does not reflect market income or value for the substantial assets of Water Company, including its pumping, storage and distribution facilities, real estate, or improvements. City agrees that this lease of the use of water incident to the stock is not a transaction within the meaning of Sections 814 through 819 inclusive of the California Evidence Code. City represents, warrants and agrees that the terms of this transaction shall not be used, for any purpose (including leases of stock from third parties) in calculating the fair market value of either the water or the stock, whether as a comparable transaction or as a part of the income approach to value. City agrees that the terms of this transaction shall not be used as evidence in any proceeding, and that the transaction shall be excluded from evidence under Section 822(a)(1) or (2) of the California Evidence Code.

6. Disposition of Water Company; Early Termination. In the event that over fifty-one percent (51%) of the stock of Water Company is acquired, or Water Company is merged or its assets are sold, this Lease shall terminate early without any liability to either Tomlinson or City. Upon termination, City shall have no claim for compensation as against Tomlinson and City shall not be entitled to any compensation or consideration from the sale, merger, or acquisition. City shall pay a pro rata share of annual rent under Sections 3 and 4 hereof based on how much of the FY has passed when early termination occurs under this Section 6.

7. Title. Tomlinson shall retain all right, title and interest in and to the subject shares of stock, including, but not limited to, the right to vote those shares in reference to the governance of Water Company and any other corporate matter requiring a vote of shareholders. By executing this Lease, City hereby waives any right it may have to assert now or in the future, that the water made available to it pursuant to this Lease has been dedicated to public use either expressly, impliedly, or by operation of law. The parties agree that no water right shall accrue in favor of City by its use of water incident to the shares of stock subject to this Lease.



8. Notices. All notices or other communications required or desired to be given under this Lease shall be in writing and shall be hand-delivered, or sent by the United States Postal Service with tracking or other delivery confirmation. Each such notice or communication shall be deemed to be duly given when delivered. Each such notice or communication shall be addressed as follows, or to such other address as a party may designate by written notice to the other party:

If to City:	William Gallardo, City Manager 1 Civic Center Circle Brea, CA 92821
With a copy to:	Tony Olmos, Public Works Director 1 Civic Center Circle Brea, CA 92821
If to Tomlinson:	William M. Tomlinson Tomlinson Management, Inc. P.O. Box 759 Brea, CA 92822-0759
With a copy to:	Alfred E. Smith, Esq. Nossaman LLP 777 Figueroa St., 34 <sup>th</sup> Floor Los Angeles CA, 90017

9. Entire Agreement. This Lease contains the entire understanding between the parties with respect to its subject matter, and supersedes all prior agreements, oral or written, and all prior or contemporaneous discussions or negotiations. This Lease cannot be amended or modified except in writing signed by both parties.

10. No Waiver. Any failure or delay on the part of either party to exercise any right under this Lease shall not constitute a waiver of the right, and shall not preclude such party from exercising or enforcing the right, or any other provision of this Lease, on any subsequent occasion.

11. Mutual Drafting. Each party has had the opportunity to be represented by counsel of its choice in negotiating this Lease. Therefore, this Lease shall be deemed to have been negotiated and prepared jointly by the parties and shall be construed without regard to any presumption or rule requiring construction or interpretation against the drafting party.

12. Headings; Section References. Captions and headings appearing in this Lease are inserted solely as reference aids for ease and convenience; they shall not be used in construing the intent or effect of such provisions.

13. Binding Effect. This Lease shall be binding on and inure to the benefit of the parties, and their respective successors and assigns.

14. Attorney's Fees. In the event a dispute arises concerning this Lease, the party not prevailing in such dispute shall pay any and all costs and expenses incurred by the other party in enforcing or establishing its rights hereunder, including, without limitation, court costs, attorney's fees and other related expenses.

15. Governing Law. This Lease has been prepared, negotiated and executed in, and shall be construed in accordance with the laws of, the State of California.

16. Execution in Counterparts. This Lease may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute the same agreement.

17. Authority and Signatures. The individuals executing this Lease represent and warrant that they have the right, power, legal capacity and authority to enter into and to execute this Lease on behalf of the respective party.

[SIGNATURES ON FOLLOWING PAGE(S)]

IN WITNESS WHEREOF, the parties have entered into this Lease, effective  
July 1, 2020.

**CITY OF BREA**

\_\_\_\_\_  
By: Marty Simonoff  
Its: Mayor

Dated: \_\_\_\_\_, 2020

\_\_\_\_\_  
Attest: Lillian Harris-Neal  
Its: City Clerk

Dated: \_\_\_\_\_, 2020

**WILLIAM M. TOMLINSON, II  
IRREVOCABLE TRUST**

  
\_\_\_\_\_  
William M. Tomlinson

Dated: May 21, 2020

### Exhibit A

1. Example Calculation. If in a hypothetical FY,

- Assessments are imposed and/or levied and paid by City in the amount of \$25.00/share;
- Water Company's charges paid by City for water delivered by Water Company to City incident to the shares are \$6,000.00;
- City's costs of pumping the water delivered by Water Company to City for delivery to City's customers are \$75.00/AF for 12 AF;
- City had 1.5 AF available per share, or 12 AF total incident to the 8 shares, per the allocation by Water Company; and
- MWD would have charged \$1,078.00/AF as of June 30;<sup>1</sup>

then the calculation of annual rent under the Lease for the hypothetical FY would be as follows:

<u>Calculation under 3.a</u>		
3.a(i)	\$25.00/share x 8 shares =	\$200
3.a(ii)	Total Water Company charges paid by City for water delivered incident to the shares =	\$6,000
3.a(iii)	\$75.00/AF x 12 AF delivered =	<u>\$900</u>
		\$7,100
<u>Calculation under 3.b</u>		
	\$1,078.00/AF x 12 AF available =	\$12,936
<u>Calculation of annual rent under 3.c</u>		
3.b		\$12,936
3.a		<u>(\$7,100)</u>
		\$5,836
<b>Annual rent for the FY = 75% x \$5,836 =</b>		<b>\$4,377.00</b>

2. Accounting. Along with its annual payment of rent under Sections 3 and 4 of this Lease, City shall provide a written annual accounting to the Tomlinsons with the information shown above. Upon request by the Tomlinsons, City shall provide any additional information or documentation necessary to support its calculations.

---

<sup>1</sup> MWD Full-Service Treated Tier 1 rate in effect as of June 30, 2020 is \$1,078/AF.



LEASE OF USE OF WATER INCIDENT TO OWNERSHIP OF 180 SHARES OF  
CALIFORNIA DOMESTIC WATER COMPANY STOCK

This lease ("Lease") is made and entered into effective July 1, 2020 by and among the City of Brea, a California municipal corporation ("City" hereinafter) and FC & MK Tomlinson, LLC (hereinafter referred to as "the Tomlinsons").

A. WHEREAS, the Tomlinsons own One Hundred Eighty (180) shares of stock in the California Domestic Water Company, a mutual water company ("Water Company" hereinafter), and the Tomlinsons have historically leased those shares to City on an annual basis; and

B. WHEREAS, the prior lease between the parties, dated July 1, 2001 will expire by its terms as of June 30, 2020, and City's final annual rent payment thereunder is to be made to the Tomlinsons by July 30, 2020; and

C. WHEREAS, the parties desire to enter into a new lease to afford City access to purchase, from Water Company, additional water from the San Gabriel River System.

NOW, THEREFORE, in consideration of the mutual covenants and promises herein, the parties hereto agree as follows:

1. Lease. The Tomlinsons hereby lease to City, and City leases from the Tomlinsons, the use of water incident to the ownership of 180 shares of Water Company stock owned by the Tomlinsons. City shall pay all assessments imposed on those 180 shares during the term hereof.

2. Term. The term of this Lease shall be fifteen (15) years (July 1-June 30) commencing on July 1, 2020 and concluding on June 30, 2035.

3. Rent. City shall pay rent to the Tomlinsons for the use of the water incident to the shares within thirty (30) days of the conclusion of each fiscal year (July 1-June 30) ("FY" hereinafter) during the term hereof. The amount of rent due and payable for any given FY shall be calculated as follows:

a. There shall be derived the total of City's annual cost items related to its lease of the stock during the FY, as follows:

- (i) All assessments imposed and/or levied on the 180 shares and paid by City; plus
- (ii) Water Company's charges paid by City for the water delivered by Water Company to City incident to the 180 shares; plus

(iii) City's costs of pumping water so delivered by Water Company for delivery to City's water customers.

b. Determine the amount of water in acre-feet ("AF") that City had available from the 180 shares as per the allocation per share by Water Company for the FY and determine the cost that the Metropolitan Water District of Southern California ("MWD") would have charged City as of June 30 of the FY for the amount of water available from Water Company based on the 180 shares.

c. The cost derived under 3.a above shall be deducted from the value calculated under 3.b above. The annual rent due under this Lease for the FY shall be seventy-five percent (75%) of the resulting value.

d. The minimum annual rent per share during the term of this Lease is One Hundred Dollars (\$100.00) per share, which is Eighteen Thousand Dollars (\$18,000.00) total per year for the 180 shares.

e. The method of calculation of annual rent under this Section 3 is illustrated in Exhibit A attached hereto and incorporated herein by this reference.

4. Payment of Rent. All rent payable hereunder shall be paid to the Tomlinsons, Post Office Box 759, Brea, California, 92822-0759, or at such other address of which City is made aware in writing by the Tomlinsons pursuant to Section 8 hereof.

5. No Evidence of Fair Market Value. City is leasing the use of the water incident to ownership of the stock for the purpose of providing a supply of water to City from the San Gabriel River. City and the Tomlinsons agree that this Lease does not reflect market income or value for the substantial assets of Water Company, including its pumping, storage and distribution facilities, real estate, or improvements. City agrees that this lease of the use of water incident to the stock is not a transaction within the meaning of Sections 814 through 819 inclusive of the California Evidence Code. City represents, warrants and agrees that the terms of this transaction shall not be used, for any purpose (including leases of stock from third parties) in calculating the fair market value of either the water or the stock, whether as a comparable transaction or as a part of the income approach to value. City agrees that the terms of this transaction shall not be used as evidence in any proceeding, and that the transaction shall be excluded from evidence under Section 822(a)(1) or (2) of the California Evidence Code.

6. Disposition of Water Company. In the event that over fifty-one percent (51%) of the stock of Water Company is acquired, or Water Company is merged or its assets are sold, this Lease shall terminate without any liability to either the Tomlinsons or City. Upon termination, City shall have no claim for compensation as against the Tomlinsons and City shall not be entitled to any compensation or consideration from the sale, merger, or acquisition. City shall pay a pro rata share of annual rent under Sections 3 and 4 hereof based on how much of the FY has passed when early termination occurs under this Section 6.



7. Title. The Tomlinsons shall retain all right, title and interest in and to the subject shares of stock, including, but not limited to, the right to vote those shares in reference to the governance of Water Company and any other corporate matter requiring a vote of shareholders. By executing this Lease, City hereby waives any right it may have to assert now or in the future, that the water made available to it pursuant to this Lease has been dedicated to public use either expressly, impliedly, or by operation of law. The parties agree that no water right shall accrue in favor of City by its use of water incident to the shares of stock subject to this Lease.

8. Notices. All notices or other communications required or desired to be given under this Lease shall be in writing and shall be hand-delivered, or sent by the United States Postal Service with tracking or other delivery confirmation. Each such notice or communication shall be deemed to be duly given when delivered. Each such notice or communication shall be addressed as follows, or to such other address as a party may designate by written notice to the other party:

If to City: William Gallardo, City Manager  
1 Civic Center Circle  
Brea, CA 92821

With a copy to: Tony Olmos, Public Works Director  
1 Civic Center Circle  
Brea, CA 92821

If to the Tomlinsons: John Tomlinson  
P.O. Box 759  
Brea, CA 92822-0759

With a copy to: Alfred E. Smith, Esq.  
Nossaman LLP  
777 Figueroa St., 34<sup>th</sup> Floor  
Los Angeles CA, 90017

9. Entire Agreement. This Lease contains the entire understanding between the parties with respect to its subject matter, and supersedes all prior agreements, oral or written, and all prior or contemporaneous discussions or negotiations. This Lease cannot be amended or modified except in writing signed by both parties.

10. No Waiver. Any failure or delay on the part of either party to exercise any right under this Lease shall not constitute a waiver of the right, and shall not preclude such party from exercising or enforcing the right, or any other provision of this Lease, on any subsequent occasion.

11. Mutual Drafting. Each party has had the opportunity to be represented by counsel of its choice in negotiating this Lease. Therefore, this Lease shall be deemed to have been

negotiated and prepared jointly by the parties and shall be construed without regard to any presumption or rule requiring construction or interpretation against the drafting party.

12. Headings; Section References. Captions and headings appearing in this Lease are inserted solely as reference aids for ease and convenience; they shall not be used in construing the intent or effect of such provisions.

13. Binding Effect. This Lease shall be binding on and inure to the benefit of the parties, and their respective successors and assigns.

14. Attorney's Fees. In the event a dispute arises concerning this Lease, the party not prevailing in such dispute shall pay any and all costs and expenses incurred by the other party in enforcing or establishing its rights hereunder, including, without limitation, court costs, attorney's fees and other related expenses.

15. Governing Law. This Lease has been prepared, negotiated and executed in, and shall be construed in accordance with the laws of, the State of California.

16. Execution in Counterparts. This Lease may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute the same agreement.

17. Authority and Signatures. The individuals executing this Lease represent and warrant that they have the right, power, legal capacity and authority to enter into and to execute this Lease on behalf of the respective party.

[SIGNATURES ON FOLLOWING PAGE(S)]

IN WITNESS WHEREOF, the parties have entered into this Lease, effective July 1, 2020.

**CITY OF BREA**

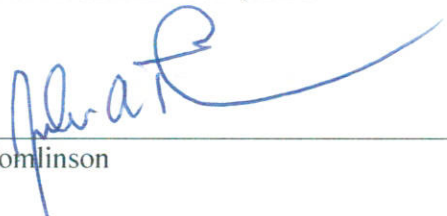
\_\_\_\_\_  
By: Marty Simonoff  
Its: Mayor

Dated: \_\_\_\_\_, 2020

\_\_\_\_\_  
Attest: Lillian Harris-Neal  
Its: City Clerk

Dated: \_\_\_\_\_, 2020

**FC & MK TOMLINSON, LLC**

  
\_\_\_\_\_  
John Tomlinson

Dated: May 21, 2020

### Exhibit A

1. Example Calculation. If in a hypothetical FY,

- Assessments are imposed and/or levied and paid by City in the amount of \$25.00/share;
- Water Company's charges paid by City for water delivered by Water Company to City incident to the shares are \$135,000.00;
- City's costs of pumping the water delivered by Water Company to City for delivery to City's customers are \$75.00/AF for 270 AF;
- City had 1.5 AF available per share, or 270 AF total incident to the 180 shares, per the allocation by Water Company; and
- MWD would have charged \$1,078.00/AF as of June 30;<sup>1</sup>

then the calculation of annual rent under the Lease for the hypothetical FY would be as follows:

<u>Calculation under 3.a</u>		
3.a(i)	\$25.00/share x 180 shares =	\$4,500
3.a(ii)	Total Water Company charges paid by City for water delivered incident to the shares =	\$135,000
3.a(iii)	\$75.00/AF x 270 AF delivered =	<u>\$20,250</u>
		\$159,750
<u>Calculation under 3.b</u>		
	\$1,078.00/AF x 270 AF available =	\$291,060
<u>Calculation of annual rent under 3.c</u>		
3.b		\$291,060
3.a		<u>(\$159,750)</u>
		\$131,310
<b>Annual rent for the FY = 75% x \$131,310 =</b>		<b>\$98,482.50</b>

2. Accounting. Along with its annual payment of rent under Sections 3 and 4 of this Lease, City shall provide a written annual accounting to the Tomlinsons with the information shown above. Upon request by the Tomlinsons, City shall provide any additional information or documentation necessary to support its calculations.

<sup>1</sup> MWD Full-Service Treated Tier 1 rate in effect as of June 30, 2020 is \$1,078/AF.

**City of Brea**

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Monthly Report of Investments for the City of Brea for Period Ending April 30, 2020

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**RECOMMENDATION**

Receive and file.

**BACKGROUND/DISCUSSION**

The Monthly Report of Investments is in accordance with Government Code Section 53607 and contains information on the investment activities for the month of April. Cash for day-to-day activities is deposited in the demand and interest-bearing checking accounts. The Local Agency Investment Fund (LAIF) is used for short term investment and functions like a savings account. The City's managed investment portfolio is for longer-term investments which are managed through Chandler Asset Management. Together, the short and long-term investment accounts represent the City's investment portfolio. Attachment A includes a Portfolio Summary, Holdings Report, Book Value Report and Compliance with Investment Policy Statement prepared by Chandler Asset Management for the invested funds. The book value is the cost plus or minus amortization/accretion.

As of April 30, 2020, the total market value of the managed investment portfolio, including accrued interest, was \$88,971,034.15 as compared to \$88,373,921.27 at March 31, 2020. The weighted average investment yield for April 2020 was 2.00%, which was slightly lower than the prior month. The City's Local Agency Investment Fund (LAIF) had a total market value, including accrued interest of \$12,915,700.38 at April 30, 2020. This brings the total value of the City's investment portfolio as of April 30, 2020 to \$101,886,734.53 as compared to \$101,270,702.55 at March 31, 2020.

Restricted cash and investments are held in the post-employment benefits trust account administered by PARS (PARS account) and managed by HighMark Capital and the City's various bond reserve accounts which are managed by Chandler Asset Management. Attachment A includes a monthly statement from US Bank for the PARS account as well as a portfolio report from Chandler Asset Management for each bond reserve account that is invested. As of April 30, 2020, the market value of the PARS account, including short-term cash and accrued interest was \$8,276,205.27 as compared to \$7,663,519.44 from the prior month. All other restricted cash investments (bond reserve accounts), including short-term cash and accrued interest was \$1,180,960.87 in comparison to \$1,243,263.28 from the prior month.

All City investments are GASB rated No. 1, where the custodian (The Bank of New York Mellon Trust Company, N.A.) acts as an agent of the City, and is not a counter party to the investment transaction, and all securities are held in the name of the City of Brea. The custodial account at Bank of New York and account records with Chandler Asset Management have been reconciled

to par value for the month. The City of Brea has sufficient cash flow to meet its expected expenditures for the next six months.

**FISCAL IMPACT/SUMMARY**

During the month of April, the total value of the City's investment portfolio increased by \$597,112.88 primarily due to sales tax received during the month. The City's PARS account increased by \$612,685.83 due to market rate adjustments. The City's bond reserve accounts decreased by \$62,302.41 primarily due to a debt service payment for the 2010 Lease Revenue Bonds.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager  
Prepared by: Alicia Brenner, Senior Fiscal Analyst  
Concurrence: Cindy Russell, Administrative Services Director

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**Attachments**

Attachment A

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**City of Brea**  
**Cash and Investment Information**  
April 30, 2020

		<b>Cost Value</b>	<b>Market Value*</b>
<b>Demand and Interest-Bearing Checking Accounts</b>	Citizen's Bank	\$ 9,297,779.85	\$ 9,297,779.85
<b>Local Agency Investment Fund</b>	LAIF	\$ 12,898,505.50	\$ 12,915,700.38
<b>Managed Investment Portfolio - CHANDLER</b>	Chandler	\$ 85,560,398.58	\$ 88,971,034.15
<b>PARS Post-Employment Benefits Trust**</b>	US Bank	\$ 8,118,235.33	\$ 8,276,205.27
<b><u>Fiscal Agent Cash &amp; Investments**</u></b>			
2010 Lease Revenue Bonds	Chandler/BNY	\$ 302,614.82	\$ 308,636.68
2014 Downtown Brea Public Improvements CFD Bonds	Chandler/BNY	\$ 164,395.50	\$ 164,395.50
2014 Water Revenue Bonds	Chandler/BNY	\$ 177.38	\$ 177.38
2017 Brea Plaza Public Improvements CFD Bonds (CFD 2008-2)	Chandler/BNY	\$ 666,869.48	\$ 707,688.90
2019 Olinda Ranch Public Improvements Bonds (CFD 1997-1)	Chandler/BNY	\$ 62.41	\$ 62.41
2019 Water Revenue Bonds	Chandler/BNY	\$ -	\$ -
<b>Sub-total - Fiscal Agent Cash &amp; Investments</b>		<b>\$ 1,134,119.59</b>	<b>\$ 1,180,960.87</b>
<b>Report Grand Total</b>		<b>\$ 117,009,038.85</b>	<b>\$ 120,641,680.52</b>

\* Includes accrued interest on invested funds

\*\* Reserve Fund



**City of Brea**  
**Cash and Investment Information**  
 April 30, 2020

<b>Fiscal Agent Cash &amp; Investments Detail</b>		<b>Cost Value</b>	<b>Market Value</b>
10129	2010 Lease Revenue Bonds - <b>CHANDLER</b>	\$ 268,904.73	\$ 274,926.59
	Short-Term Treasury Funds - <b>BNY</b>	\$ 33,710.09	\$ 33,710.09
	<b>Sub-total</b>	<b>\$ 302,614.82</b>	<b>\$ 308,636.68</b>
	2014 Downtown Brea Public Improvements CFD Bonds - <b>CHANDLER</b>	\$ -	\$ -
	Short-Term Treasury Funds - <b>BNY</b>	\$ 164,395.50	\$ 164,395.50
	<b>Sub-total</b>	<b>\$ 164,395.50</b>	<b>\$ 164,395.50</b>
	2014 Water Revenue Bonds - <b>CHANDLER</b>	\$ -	\$ -
	Short-Term Treasury Funds - <b>BNY</b>	\$ 177.38	\$ 177.38
	<b>Sub-total</b>	<b>\$ 177.38</b>	<b>\$ 177.38</b>
10600	2017 Brea Plaza Public Improvements CFD Bonds (CFD 2008-2) - <b>CHANDLER</b>	\$ 655,862.43	\$ 696,681.85
	Short-Term Treasury Funds - <b>BNY</b>	\$ 11,007.05	\$ 11,007.05
	<b>Sub-total</b>	<b>\$ 666,869.48</b>	<b>\$ 707,688.90</b>
	2019 Olinda Ranch Public Improvements Bonds (CFD 1997-1) - <b>CHANDLER</b>	\$ -	\$ -
	Short-Term Treasury Funds - <b>BNY</b>	\$ 62.41	\$ 62.41
	<b>Sub-total</b>	<b>\$ 62.41</b>	<b>\$ 62.41</b>
	2019 Water Revenue Bonds - <b>CHANDLER</b>	\$ -	\$ -
	Short-Term Treasury Funds - <b>BNY</b>	\$ -	\$ -
	<b>Sub-total</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Report Grand Total</b>		<b>\$ 1,134,119.59</b>	<b>\$ 1,180,960.87</b>



## Portfolio Summary

As of April 30, 2020



## PORTFOLIO CHARACTERISTICS

Average Modified Duration	0.00
Average Coupon	1.47%
Average Purchase YTM	1.47%
Average Market YTM	1.47%
Average S&P/Moody Rating	NR/NR
Average Final Maturity	0.00 yrs
Average Life	0.00 yrs

## ACCOUNT SUMMARY

	Beg. Values as of 3/31/20	End Values as of 4/30/20
Market Value	12,817,657	12,898,506
Accrued Interest	79,124	17,195
Total Market Value	12,896,781	12,915,700
Income Earned	27,850	18,919
Cont/WD		0
Par	12,817,657	12,898,506
Book Value	12,817,657	12,898,506
Cost Value	12,817,657	12,898,506

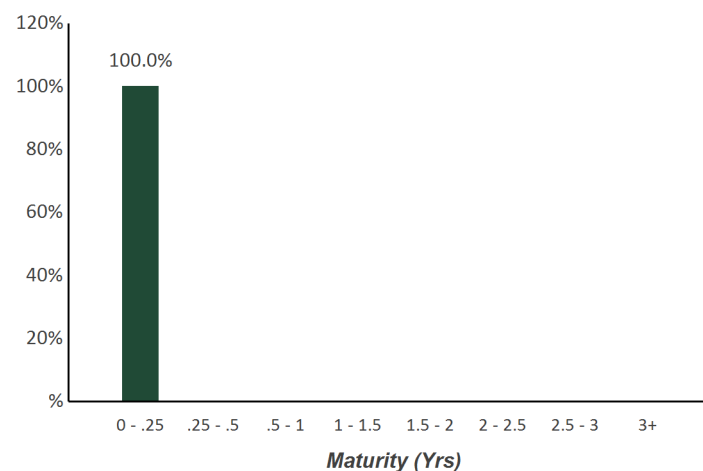
## TOP ISSUERS

Local Agency Investment Fund	100.0%
<b>Total</b>	<b>100.0%</b>

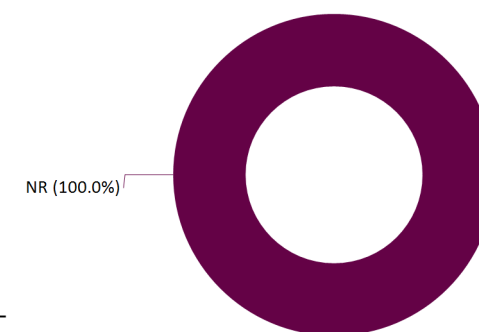
## SECTOR ALLOCATION



## MATURITY DISTRIBUTION



## CREDIT QUALITY (S&amp;P)



## PERFORMANCE REVIEW

TOTAL RATE OF RETURN	1M	3M	YTD	1YR	Annualized				
					2YRS	3YRS	5YRS	10YRS	2/28/2012
City of Brea Laif	0.15%	0.45%	0.65%	2.27%	2.30%	1.94%	1.37%	N/A	N/A

Holdings Report

As of April 30, 2020

CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
LAIF									
90LAIF\$00	Local Agency Investment Fund State Pool	12,898,505.50	Various 1.47%	12,898,505.50 12,898,505.50	1.00 1.47%	12,898,505.50 17,194.88	100.00% 0.00	NR / NR NR	0.00 0.00
Total LAIF		12,898,505.50	1.47%	12,898,505.50	1.47%	12,898,505.50 17,194.88	100.00% 0.00	NR / NR NR	0.00 0.00
TOTAL PORTFOLIO		12,898,505.50	1.47%	12,898,505.50	1.47%	12,898,505.50 17,194.88	100.00% 0.00	NR / NR NR	0.00 0.00
TOTAL MARKET VALUE PLUS ACCRUED						12,915,700.38			

## Portfolio Summary

As of April 30, 2020



## PORTFOLIO CHARACTERISTICS

Average Modified Duration	2.59
Average Coupon	2.13%
Average Purchase YTM	2.00%
Average Market YTM	0.63%
Average S&P/Moody Rating	AA/Aa1
Average Final Maturity	2.82 yrs
Average Life	2.69 yrs

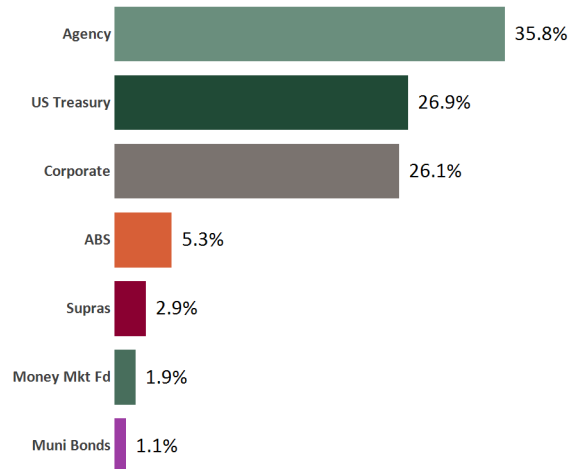
## ACCOUNT SUMMARY

	Beg. Values as of 3/31/20	End Values as of 4/30/20
Market Value	87,974,033	88,567,469
Accrued Interest	399,888	403,565
Total Market Value	<b>88,373,921</b>	<b>88,971,034</b>
Income Earned	148,619	144,436
Cont/WD		0
Par	84,988,603	85,128,702
Book Value	85,457,369	85,598,128
Cost Value	85,411,983	85,560,399

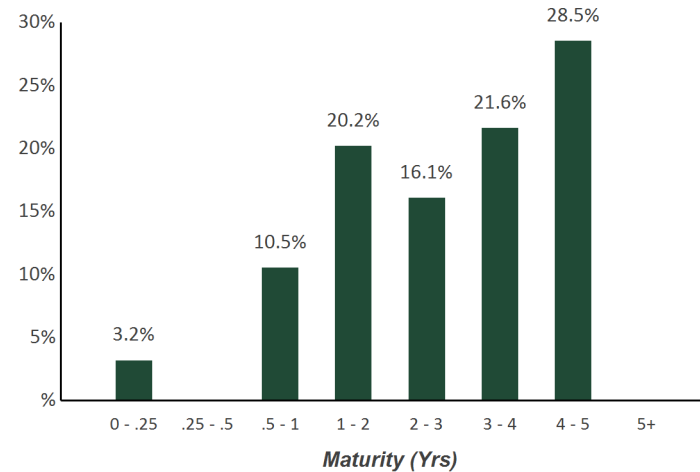
## TOP ISSUERS

Government of United States	26.9%
Federal National Mortgage Assoc	17.5%
Federal Home Loan Bank	13.2%
Federal Home Loan Mortgage Corp	5.1%
Inter-American Dev Bank	2.4%
Fidelity Institutional Treasury	1.9%
John Deere ABS	1.6%
HSBC Holdings PLC	1.3%
<b>Total</b>	<b>70.0%</b>

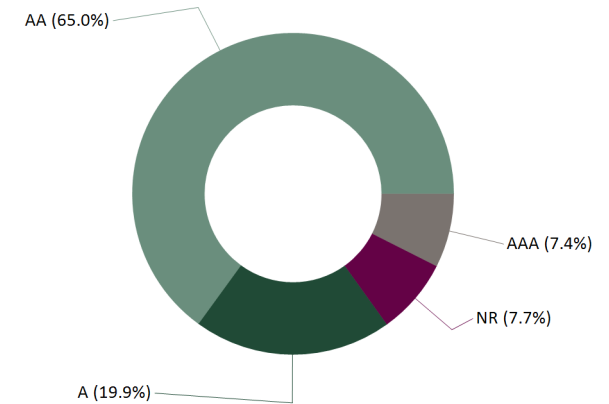
## SECTOR ALLOCATION



## MATURITY DISTRIBUTION



## CREDIT QUALITY (S&amp;P)



## PERFORMANCE REVIEW

TOTAL RATE OF RETURN	1M	3M	YTD	1YR	Annualized				
					2YRS	3YRS	5YRS	10YRS	4/30/1996
City of Brea	0.68%	2.31%	3.10%	6.18%	4.97%	3.17%	2.35%	2.16%	3.92%
ICE BAML 1-5 Yr US Treasury/Agency Index*	0.09%	2.96%	3.84%	6.72%	5.18%	3.17%	2.26%	1.96%	3.58%
ICE BAML 1-5 Yr US Issuers Corp/Govt Rtd AAA-A Idx	0.34%	2.76%	3.65%	6.63%	5.19%	3.21%	2.33%	2.09%	N/A

\*ICE BAML 1-Yr US Treasury Bill Index to 9/30/01,

# Statement of Compliance

As of April 30, 2020

Attachment A



## City of Brea

Assets managed by Chandler Asset Management are in full compliance with state law and with the Client's investment policy

Category	Standard	Comment
Treasury Issues	No limitations	Complies
US Agencies	25% per issuer	Complies
Supranationals	"AA" rated by a NRSRO; 15% maximum; 5% max per issuer	Complies
Municipal Securities	5% max issuer	Complies
Banker's Acceptances	40% maximum; 5% max issuer; 180 days max maturity	Complies
Commercial Paper	A-1/P-1 by S&P and Moody's; 25% maximum; 5% max per issuer; 270 days max maturity	Complies
Certificates of Deposit(CDs)/ Time Deposits (TDs)	5% max issuer; FDIC Insured and/or Collateralized	Complies
Negotiable CDs	30% maximum; 5% max per issuer	Complies
Medium Term Notes	"A" rated or better by a NRSRO; 30% maximum; 5% max per issuer	Complies
Pass Through Securities, Asset-Backed Securities (ABS), CMOs	"AA" or higher by a NRSRO; "A" rated issuer by a NRSRO; 20% maximum (combined), 10% maximum (ABS); 5% max per issuer; CMOs must pass FFIEC test	Complies
Money Market Funds	Highest rating by two NRSROs; 20% maximum; 5% max per fund	Complies
LAIF	40%;<60%, with OCIP	Complies
OCIP	40%;<60%, with LAIF	Complies
Repurchase Agreements	5% max issuer; 1 year max maturity	Complies
Range notes	Prohibited	Complies
Interest-only strips	Prohibited	Complies
Zero interest accruals	Prohibited	Complies
Agency Callable notes	5% maximum	Complies
Max Per Issuer	5% per issuer for all non government issuers and agencies	Complies
Maximum Maturity	5 years	Complies

## Reconciliation Summary

As of April 30, 2020



BOOK VALUE RECONCILIATION		
<b>BEGINNING BOOK VALUE</b>		<b>\$85,457,369.46</b>
<b><u>Acquisition</u></b>		
+ Security Purchases	\$1,911,748.78	
+ Money Market Fund Purchases	\$2,047,778.49	
+ Money Market Contributions	\$0.00	
+ Security Contributions	\$0.00	
+ Security Transfers	\$0.00	
<b>Total Acquisitions</b>		<b>\$3,959,527.27</b>
<b><u>Dispositions</u></b>		
- Security Sales	\$0.00	
- Money Market Fund Sales	\$1,911,898.89	
- MMF Withdrawals	\$0.00	
- Security Withdrawals	\$0.00	
- Security Transfers	\$0.00	
- Other Dispositions	\$0.00	
- Maturities	\$1,743,630.00	
- Calls	\$0.00	
- Principal Paydowns	\$155,780.63	
<b>Total Dispositions</b>		<b>\$3,811,309.52</b>
<b><u>Amortization/Accretion</u></b>		
+/- Net Accretion	(\$7,459.29)	
		(\$7,459.29)
<b><u>Gain/Loss on Dispositions</u></b>		
+/- Realized Gain/Loss	\$0.00	
		\$0.00
<b>ENDING BOOK VALUE</b>		<b>\$85,598,127.92</b>

CASH TRANSACTION SUMMARY		
<b>BEGINNING BALANCE</b>		<b>\$1,584,242.23</b>
<b><u>Acquisition</u></b>		
Contributions	\$0.00	
Security Sale Proceeds	\$0.00	
Accrued Interest Received	\$0.00	
Interest Received	\$141,309.01	
Dividend Received	\$688.85	
Principal on Maturities	\$1,743,630.00	
Interest on Maturities	\$6,370.00	
Calls/Redemption (Principal)	\$0.00	
Interest from Calls/Redemption	\$0.00	
Principal Paydown	\$155,780.63	
<b>Total Acquisitions</b>	<b>\$2,047,778.49</b>	
<b><u>Dispositions</u></b>		
Withdrawals	\$0.00	
Security Purchase	\$1,911,748.78	
Accrued Interest Paid	\$150.11	
<b>Total Dispositions</b>	<b>\$1,911,898.89</b>	
<b>ENDING BOOK VALUE</b>		<b>\$1,720,121.83</b>

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>ABS</b>									
654747AD6	Nissan Auto Receivables Trust 2017-A A3 1.74% Due 8/16/2021	89,609.44	12/27/2017 2.10%	89,038.88 89,406.34	100.11 1.05%	89,708.27 64.97	0.10% 301.93	Aaa / NR AAA	1.30 0.16
43811BAC8	Honda Auto Receivables Trust 2017-2 A3 1.68% Due 8/16/2021	108,457.18	04/27/2018 2.62%	106,771.00 107,796.15	100.26 0.72%	108,741.11 80.98	0.12% 944.96	Aaa / AAA NR	1.30 0.27
47788BAD6	John Deere Owner Trust 2017-B A3 1.82% Due 10/15/2021	27,938.23	07/11/2017 1.83%	27,936.19 27,937.53	100.16 1.04%	27,982.95 22.60	0.03% 45.42	Aaa / NR AAA	1.46 0.20
47788CAC6	John Deere Owner Trust 2018-A A3 2.66% Due 4/18/2022	104,047.95	02/21/2018 2.68%	104,040.47 104,044.40	100.61 1.22%	104,678.99 123.01	0.12% 634.59	Aaa / NR AAA	1.97 0.42
43815HAC1	Honda Auto Receivables Trust 2018-3 A3 2.95% Due 8/22/2022	456,294.56	08/21/2018 2.98%	456,231.96 456,258.29	101.31 1.06%	462,251.39 373.91	0.52% 5,993.10	Aaa / NR AAA	2.31 0.68
89238TAD5	Toyota Auto Receivables Trust 2018-B A3 2.96% Due 9/15/2022	679,085.87	07/25/2019 1.48%	686,274.63 684,533.99	101.36 0.77%	688,347.92 893.38	0.77% 3,813.93	Aaa / AAA NR	2.38 0.62
47788EAC2	John Deere Owner Trust 2018-B A3 3.08% Due 11/15/2022	530,146.46	07/18/2018 3.10%	530,106.28 530,122.77	101.19 1.43%	536,436.57 725.71	0.60% 6,313.80	Aaa / NR AAA	2.55 0.71
43815NAC8	Honda Auto Receivables Trust 2019-3 A3 1.78% Due 8/15/2023	545,000.00	08/20/2019 1.79%	544,995.48 544,996.49	101.12 1.15%	551,123.62 431.16	0.62% 6,127.13	Aaa / AAA NR	3.29 1.76
477870AC3	John Deere Owner Trust 2019-B A3 2.21% Due 12/15/2023	280,000.00	07/16/2019 2.23%	279,940.56 279,951.00	100.74 1.77%	282,060.80 275.02	0.32% 2,109.80	Aaa / NR AAA	3.63 1.64
92348AAA3	Verizon Owner Trust 2019-C A1A 1.94% Due 4/22/2024	370,000.00	10/01/2019 1.95%	369,971.47 369,975.01	101.07 1.38%	373,960.10 219.33	0.42% 3,985.09	NR / AAA AAA	3.98 1.88
65479JAD5	Nissan Auto Receivables Owner 2019-C A3 1.93% Due 7/15/2024	980,000.00	Various 1.70%	984,828.76 984,803.84	101.69 1.10%	996,537.50 840.62	1.12% 11,733.66	Aaa / AAA NR	4.21 2.00
47789KAC7	John Deere Owner Trust 2020-A A3 1.1% Due 8/15/2024	460,000.00	03/04/2020 1.11%	459,971.89 459,972.78	99.97 1.12%	459,868.90 224.89	0.52% (103.88)	Aaa / NR AAA	4.30 2.32
<b>Total ABS</b>		<b>4,630,579.69</b>	<b>2.01%</b>	<b>4,640,107.57</b> <b>4,639,798.59</b>	<b>1.15%</b>	<b>4,681,698.12</b> <b>4,275.58</b>	<b>5.27%</b> <b>41,899.53</b>	<b>Aaa / AAA</b> <b>AAA</b>	<b>3.22</b> <b>1.37</b>

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>AGENCY</b>									
3135G0F73	FNMA Note 1.5% Due 11/30/2020	1,225,000.00	12/16/2015 1.90%	1,201,847.50 1,222,275.42	100.77 0.17%	1,234,488.85 7,707.29	1.40% 12,213.43	Aaa / AA+ AAA	0.59 0.58
3130A7CV5	FHLB Note 1.375% Due 2/18/2021	1,070,000.00	02/17/2016 1.46%	1,065,677.20 1,069,306.74	100.90 0.25%	1,079,594.69 2,983.37	1.22% 10,287.95	Aaa / AA+ AAA	0.81 0.80
3135G0J20	FNMA Note 1.375% Due 2/26/2021	1,275,000.00	Various 1.46%	1,269,953.70 1,274,143.76	100.96 0.20%	1,287,266.78 3,165.36	1.45% 13,123.02	Aaa / AA+ AAA	0.83 0.82
3135G0K69	FNMA Note 1.25% Due 5/6/2021	400,000.00	05/27/2016 1.48%	395,724.00 399,121.53	101.10 0.16%	404,416.80 2,430.56	0.46% 5,295.27	Aaa / AA+ AAA	1.02 1.01
3135G0U35	FNMA Note 2.75% Due 6/22/2021	500,000.00	06/28/2018 2.70%	500,740.00 500,283.36	102.88 0.23%	514,405.00 4,927.08	0.58% 14,121.64	Aaa / AA+ AAA	1.15 1.12
3130A8QS5	FHLB Note 1.125% Due 7/14/2021	1,285,000.00	10/04/2016 1.33%	1,273,126.60 1,282,007.79	101.06 0.25%	1,298,601.73 4,296.72	1.46% 16,593.94	Aaa / AA+ AAA	1.21 1.20
3137EAEC9	FHLMC Note 1.125% Due 8/12/2021	1,250,000.00	08/30/2016 1.33%	1,237,737.50 1,246,824.10	101.12 0.25%	1,263,993.75 3,085.94	1.42% 17,169.65	Aaa / AA+ AAA	1.28 1.27
3135G0N82	FNMA Note 1.25% Due 8/17/2021	1,285,000.00	Various 1.29%	1,282,305.71 1,284,284.20	101.25 0.28%	1,301,103.62 3,301.74	1.47% 16,819.42	Aaa / AA+ AAA	1.30 1.29
3130AF5B9	FHLB Note 3% Due 10/12/2021	1,350,000.00	11/29/2018 2.91%	1,353,402.00 1,351,718.87	103.99 0.24%	1,403,881.20 2,137.50	1.58% 52,162.33	Aaa / AA+ NR	1.45 1.43
3135G0S38	FNMA Note 2% Due 1/5/2022	1,350,000.00	04/25/2017 1.92%	1,354,927.50 1,351,765.16	102.93 0.25%	1,389,617.10 8,700.00	1.57% 37,851.94	Aaa / AA+ AAA	1.68 1.65
3135G0T45	FNMA Note 1.875% Due 4/5/2022	1,315,000.00	06/19/2017 1.88%	1,314,801.44 1,314,920.12	103.15 0.24%	1,356,460.64 1,780.73	1.53% 41,540.52	Aaa / AA+ AAA	1.93 1.90
3130A3KM5	FHLB Note 2.5% Due 12/9/2022	775,000.00	08/28/2018 2.83%	764,808.75 768,792.66	105.55 0.36%	818,048.15 7,642.36	0.93% 49,255.49	Aaa / AA+ NR	2.61 2.52
3135G0T94	FNMA Note 2.375% Due 1/19/2023	1,000,000.00	03/14/2018 2.73%	984,140.00 991,102.27	105.52 0.33%	1,055,179.00 6,729.17	1.19% 64,076.73	Aaa / AA+ AAA	2.72 2.63
3137EAEN5	FHLMC Note 2.75% Due 6/19/2023	1,200,000.00	07/20/2018 2.86%	1,193,976.00 1,196,154.32	107.46 0.35%	1,289,558.40 12,100.00	1.46% 93,404.08	Aaa / AA+ AAA	3.14 3.00
313383YJ4	FHLB Note 3.375% Due 9/8/2023	1,200,000.00	10/29/2018 3.08%	1,215,756.00 1,210,886.13	109.94 0.39%	1,319,250.00 5,962.50	1.49% 108,363.87	Aaa / AA+ NR	3.36 3.19
3135G0U43	FNMA Note 2.875% Due 9/12/2023	1,500,000.00	06/21/2019 1.89%	1,559,805.00 1,547,696.52	108.28 0.40%	1,624,161.00 5,869.79	1.83% 76,464.48	Aaa / AA+ AAA	3.37 3.22

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>AGENCY</b>									
3130A0F70	FHLB Note 3.375% Due 12/8/2023	1,075,000.00	Various 2.74%	1,106,057.50 1,097,841.08	110.70 0.38%	1,190,031.45 14,411.72	1.35% 92,190.37	Aaa / AA+ AAA	3.61 3.39
3130AB3H7	FHLB Note 2.375% Due 3/8/2024	1,500,000.00	04/29/2019 2.37%	1,500,105.00 1,500,083.28	107.07 0.52%	1,606,020.00 5,244.79	1.81% 105,936.72	Aaa / AA+ NR	3.86 3.69
3130A1XJ2	FHLB Note 2.875% Due 6/14/2024	1,500,000.00	06/18/2019 1.96%	1,564,890.20 1,553,600.30	109.47 0.55%	1,642,020.00 16,411.46	1.86% 88,419.70	Aaa / AA+ NR	4.13 3.88
3130A2UW4	FHLB Note 2.875% Due 9/13/2024	1,200,000.00	09/13/2019 1.79%	1,262,028.00 1,254,274.50	109.96 0.56%	1,319,527.20 4,600.00	1.49% 65,252.70	Aaa / AA+ AAA	4.38 4.13
3135G0W66	FNMA Note 1.625% Due 10/15/2024	1,755,000.00	Various 1.49%	1,765,434.95 1,765,081.44	104.68 0.56%	1,837,063.80 1,267.49	2.07% 71,982.36	Aaa / AA+ AAA	4.46 4.31
3135G0X24	FNMA Note 1.625% Due 1/7/2025	1,875,000.00	Various 1.47%	1,888,349.75 1,887,908.15	105.05 0.53%	1,969,618.13 9,394.54	2.22% 81,709.98	Aaa / AA+ AAA	4.69 4.50
3137EAEPO	FHLMC Note 1.5% Due 2/12/2025	1,920,000.00	02/13/2020 1.52%	1,918,521.60 1,918,583.98	104.44 0.56%	2,005,163.52 6,160.00	2.26% 86,579.54	Aaa / NR AAA	4.79 4.61
3135G03U5	FNMA Note 0.625% Due 4/22/2025	1,510,000.00	04/22/2020 0.67%	1,506,889.40 1,506,901.34	100.15 0.59%	1,512,224.23 183.51	1.70% 5,322.89	NR / NR AAA	4.98 4.89
<b>Total Agency</b>		<b>30,315,000.00</b>	<b>1.90%</b>	<b>30,481,005.30</b> <b>30,495,557.02</b>	<b>0.39%</b>	<b>31,721,695.04</b> <b>140,493.62</b>	<b>35.81%</b> <b>1,226,138.02</b>	<b>Aaa / AA+</b> <b>AAA</b>	<b>2.90</b> <b>2.80</b>
<b>CORPORATE</b>									
747525AD5	Qualcomm Inc Note 2.25% Due 5/20/2020	750,000.00	06/11/2015 2.49%	741,693.75 749,912.32	100.07 0.99%	750,520.50 7,546.88	0.85% 608.18	A2 / A- NR	0.05 0.06
437076BQ4	Home Depot Note 1.8% Due 6/5/2020	330,000.00	05/24/2017 1.82%	329,808.60 329,993.89	100.07 1.05%	330,237.60 2,409.00	0.37% 243.71	A2 / A A	0.10 0.10
594918BG8	Microsoft Callable Note Cont. 10/3/2020 2% Due 11/3/2020	325,000.00	10/29/2015 2.02%	324,740.00 324,973.53	100.75 0.24%	327,427.10 3,213.89	0.37% 2,453.57	Aaa / AAA AA+	0.51 0.42
00440EAT4	Chubb INA Holdings Inc Callable Note Cont 10/3/2020 2.3% Due 11/3/2020	800,000.00	02/06/2017 2.16%	803,768.00 800,438.47	100.52 1.06%	804,184.00 9,097.78	0.91% 3,745.53	A3 / A A	0.51 0.42
30231GAV4	Exxon Mobil Corp Callable Note Cont 2/1/2021 2.222% Due 3/1/2021	875,000.00	Various 1.97%	884,992.10 876,738.75	100.89 1.15%	882,767.38 3,240.42	1.00% 6,028.63	Aa1 / AA NR	0.84 0.83



## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>CORPORATE</b>									
24422ESL4	John Deere Capital Corp Note 2.8% Due 3/4/2021	315,000.00	05/24/2017 2.12%	322,663.95 316,712.40	101.59 0.91%	319,994.33 1,396.50	0.36% 3,281.93	A2 / A A	0.84 0.83
369550BE7	General Dynamics Corp Note 3% Due 5/11/2021	410,000.00	05/08/2018 3.24%	407,150.50 409,025.03	102.04 1.01%	418,354.98 5,808.33	0.48% 9,329.95	A2 / A NR	1.03 1.00
857477AV5	State Street Bank Note 1.95% Due 5/19/2021	940,000.00	Various 2.32%	932,971.20 936,470.19	101.00 0.99%	949,397.18 8,248.50	1.08% 12,926.99	A1 / A AA-	1.05 1.03
594918BP8	Microsoft Callable Note Cont 7/8/2021 1.55% Due 8/8/2021	590,000.00	Various 1.57%	589,298.90 589,821.85	101.22 0.52%	597,189.74 2,108.43	0.67% 7,367.89	Aaa / AAA AA+	1.27 1.18
68389XBK0	Oracle Corp Callable Note Cont 8/15/2021 1.9% Due 9/15/2021	804,000.00	11/29/2016 2.40%	785,998.44 798,830.22	101.31 0.87%	814,570.99 1,951.93	0.92% 15,740.77	A3 / A+ A-	1.38 1.27
89236TDP7	Toyota Motor Credit Corp Note 2.6% Due 1/11/2022	750,000.00	Various 3.16%	736,272.75 743,313.91	102.20 1.28%	766,533.75 5,958.33	0.87% 23,219.84	A1 / AA- A+	1.70 1.65
69353RFE3	PNC Bank Callable Note Cont 6/28/2022 2.45% Due 7/28/2022	890,000.00	07/25/2017 2.45%	889,919.90 889,964.12	102.34 1.35%	910,840.24 5,632.96	1.03% 20,876.12	A2 / A A+	2.24 2.09
44932HAC7	IBM Credit Corp Note 2.2% Due 9/8/2022	950,000.00	Various 2.65%	932,933.50 940,422.43	103.04 0.89%	978,897.10 3,076.94	1.10% 38,474.67	A2 / A NR	2.36 2.29
48128BAB7	JP Morgan Chase & Co Callable Note 1X 1/15/2022 2.972% Due 1/15/2023	925,000.00	Various 3.11%	919,202.75 921,827.82	102.87 1.27%	951,554.90 8,094.58	1.08% 29,727.08	A2 / A- AA-	2.71 1.66
808513AT2	Charles Schwab Corp Callable Note Cont 12/25/2022 2.65% Due 1/25/2023	750,000.00	05/20/2019 2.73%	748,027.50 748,533.83	104.38 0.97%	782,857.50 5,300.00	0.89% 34,323.67	A2 / A A	2.74 2.55
24422ETG4	John Deere Capital Corp Note 2.8% Due 3/6/2023	650,000.00	Various 3.23%	637,699.50 642,620.31	104.73 1.11%	680,712.50 2,780.56	0.77% 38,092.19	A2 / A A	2.85 2.74
06406RAG2	Bank of NY Mellon Corp Note 3.5% Due 4/28/2023	800,000.00	05/16/2019 2.78%	821,248.00 816,124.26	106.85 1.17%	854,765.60 233.33	0.96% 38,641.34	A1 / A AA-	2.99 2.86
037833AK6	Apple Inc Note 2.4% Due 5/3/2023	900,000.00	Various 3.18%	871,569.25 880,428.40	104.83 0.77%	943,432.20 10,680.00	1.07% 63,003.80	Aa1 / AA+ NR	3.01 2.88
931142EK5	Wal-Mart Stores Callable Note Cont 5/26/2023 3.4% Due 6/26/2023	904,000.00	04/26/2019 2.68%	928,769.60 922,656.32	107.97 0.77%	976,029.82 10,672.22	1.11% 53,373.50	Aa2 / AA AA	3.16 2.91
02665WCJ8	American Honda Finance Note 3.45% Due 7/14/2023	225,000.00	07/11/2018 3.49%	224,610.75 224,750.53	103.54 2.30%	232,955.33 2,307.19	0.26% 8,204.80	A3 / A NR	3.21 3.00

## Holdings Report

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CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>CORPORATE</b>									
69371RP59	Paccar Financial Corp Note 3.4% Due 8/9/2023	760,000.00	Various 3.28%	763,588.40 762,808.57	105.74 1.59%	803,620.20 5,885.78	0.91% 40,811.63	A1 / A+ NR	3.28 3.09
06406RAJ6	Bank of NY Mellon Corp Note 3.45% Due 8/11/2023	250,000.00	05/16/2019 2.79%	256,575.00 255,097.33	106.62 1.38%	266,550.50 1,916.67	0.30% 11,453.17	A1 / A AA-	3.28 3.09
02665WCQ2	American Honda Finance Note 3.625% Due 10/10/2023	750,000.00	Various 3.38%	757,259.00 755,735.37	104.97 2.12%	787,266.75 1,585.94	0.89% 31,531.38	A3 / A NR	3.45 3.23
06051GHF9	Bank of America Corp Callable Note 1X 3/5/2023 3.55% Due 3/5/2024	1,100,000.00	Various 2.85%	1,114,320.00 1,112,568.79	105.17 1.67%	1,156,896.40 6,074.44	1.31% 44,327.61	A2 / A- A+	3.85 3.59
89114QCB2	Toronto Dominion Bank Note 3.25% Due 3/11/2024	1,100,000.00	Various 2.79%	1,121,362.00 1,118,017.10	106.20 1.59%	1,168,227.50 4,965.28	1.32% 50,210.40	Aa3 / A AA-	3.87 3.63
404280BS7	HSBC Holdings PLC Callable Note 1X 5/18/2023 3.95% Due 5/18/2024	1,100,000.00	Various 2.21%	1,156,826.00 1,149,671.09	106.16 1.86%	1,167,794.10 19,673.19	1.33% 18,123.01	A2 / A A+	4.05 2.83
69371RQ25	Paccar Financial Corp Note 2.15% Due 8/15/2024	195,000.00	08/08/2019 2.20%	194,569.05 194,630.38	101.44 1.80%	197,810.54 885.08	0.22% 3,180.16	A1 / A+ NR	4.30 4.07
78015K7C2	Royal Bank of Canada Note 2.25% Due 11/1/2024	1,100,000.00	Various 2.21%	1,102,086.00 1,101,988.40	102.38 1.70%	1,126,233.90 12,856.25	1.28% 24,245.50	A2 / A AA	4.51 4.23
14913Q3B3	Caterpillar Finl Service Note 2.15% Due 11/8/2024	1,100,000.00	01/28/2020 1.91%	1,111,770.00 1,111,149.11	103.71 1.30%	1,140,770.40 11,365.14	1.29% 29,621.29	A3 / A A	4.53 4.27
90331HPL1	US Bank NA Callable Note Cont 12/21/2024 2.05% Due 1/21/2025	955,000.00	01/16/2020 2.10%	952,965.85 953,078.30	102.48 1.50%	978,667.77 5,438.19	1.11% 25,589.47	A1 / AA- AA-	4.73 4.40
<b>Total Corporate</b>		<b>22,293,000.00</b>	<b>2.57%</b>	<b>22,364,660.24</b> <b>22,378,303.02</b>	<b>1.26%</b>	<b>23,067,060.80</b> <b>170,403.73</b>	<b>26.12%</b> <b>688,757.78</b>	<b>A1 / A+ A+</b>	<b>2.70</b> <b>2.45</b>
<b>MONEY MARKET FUND FI</b>									
316175884	Fidelity Institutional Money Market Fund 696	1,720,121.83	Various 0.01%	1,720,121.83 1,720,121.83	1.00 0.01%	1,720,121.83 0.00	1.93% 0.00	Aaa / AAA NR	0.00 0.00
<b>Total Money Market Fund FI</b>		<b>1,720,121.83</b>	<b>0.01%</b>	<b>1,720,121.83</b> <b>1,720,121.83</b>	<b>0.01%</b>	<b>1,720,121.83</b> <b>0.00</b>	<b>1.93%</b> <b>0.00</b>	<b>Aaa / AAA</b> <b>NR</b>	<b>0.00</b> <b>0.00</b>

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>MUNICIPAL BONDS</b>									
13063DRK6	California St Taxable GO 2.4% Due 10/1/2024	900,000.00	10/16/2019 1.91%	920,673.00 918,495.69	103.88 1.49%	934,956.00 1,800.00	1.05% 16,460.31	Aa2 / AA- AA	4.42 4.19
<b>Total Municipal Bonds</b>		<b>900,000.00</b>	<b>1.91%</b>	<b>920,673.00 918,495.69</b>	<b>1.49%</b>	<b>934,956.00 1,800.00</b>	<b>1.05% 16,460.31</b>	<b>Aa2 / AA- AA</b>	<b>4.42 4.19</b>
<b>SUPRANATIONAL</b>									
45950KCM0	International Finance Corp Note 2.25% Due 1/25/2021	410,000.00	01/18/2018 2.35%	408,794.60 409,704.15	101.27 0.52%	415,202.90 2,460.00	0.47% 5,498.75	Aaa / AAA NR	0.74 0.73
4581X0CW6	Inter-American Dev Bank Note 2.125% Due 1/18/2022	1,275,000.00	01/10/2017 2.15%	1,273,431.75 1,274,461.50	102.86 0.45%	1,311,516.00 7,751.82	1.48% 37,054.50	Aaa / NR AAA	1.72 1.68
4581X0CZ9	Inter-American Dev Bank Note 1.75% Due 9/14/2022	800,000.00	Various 2.40%	777,732.00 788,444.17	103.03 0.46%	824,264.00 1,827.78	0.93% 35,819.83	Aaa / AAA AAA	2.38 2.32
<b>Total Supranational</b>		<b>2,485,000.00</b>	<b>2.26%</b>	<b>2,459,958.35 2,472,609.82</b>	<b>0.46%</b>	<b>2,550,982.90 12,039.60</b>	<b>2.88% 78,373.08</b>	<b>Aaa / AAA AAA</b>	<b>1.77 1.73</b>
<b>US TREASURY</b>									
912828N89	US Treasury Note 1.375% Due 1/31/2021	1,285,000.00	03/09/2016 1.40%	1,283,749.42 1,284,807.55	100.94 0.13%	1,297,046.88 4,417.19	1.46% 12,239.33	Aaa / AA+ AAA	0.76 0.75
912828B90	US Treasury Note 2% Due 2/28/2021	1,250,000.00	04/26/2016 1.40%	1,285,111.61 1,256,020.84	101.53 0.16%	1,269,140.00 4,211.96	1.43% 13,119.16	Aaa / AA+ AAA	0.83 0.83
912828Q37	US Treasury Note 1.25% Due 3/31/2021	375,000.00	12/13/2016 1.81%	366,314.73 373,149.95	101.01 0.15%	378,779.25 397.03	0.43% 5,629.30	Aaa / AA+ AAA	0.92 0.91
912828T34	US Treasury Note 1.125% Due 9/30/2021	1,300,000.00	11/09/2016 1.48%	1,278,016.07 1,293,632.67	101.36 0.16%	1,317,672.20 1,238.73	1.48% 24,039.53	Aaa / AA+ AAA	1.42 1.41
912828F96	US Treasury Note 2% Due 10/31/2021	1,025,000.00	01/27/2017 1.94%	1,027,686.05 1,025,848.39	102.68 0.21%	1,052,426.95 55.71	1.18% 26,578.56	Aaa / AA+ AAA	1.50 1.48
912828J43	US Treasury Note 1.75% Due 2/28/2022	1,360,000.00	03/13/2017 2.14%	1,335,407.68 1,350,928.95	102.83 0.20%	1,398,462.16 4,009.78	1.58% 47,533.21	Aaa / AA+ AAA	1.83 1.81

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>US TREASURY</b>									
912828XG0	US Treasury Note 2.125% Due 6/30/2022	1,100,000.00	08/15/2017 1.82%	1,115,601.34 1,106,931.98	104.15 0.21%	1,145,632.40 7,834.48	1.30% 38,700.42	Aaa / AA+ AAA	2.17 2.11
912828L24	US Treasury Note 1.875% Due 8/31/2022	1,000,000.00	09/26/2017 1.87%	1,000,433.04 1,000,205.09	103.86 0.22%	1,038,555.00 3,158.97	1.17% 38,349.91	Aaa / AA+ AAA	2.34 2.29
912828L57	US Treasury Note 1.75% Due 9/30/2022	1,240,000.00	10/17/2017 1.99%	1,226,243.75 1,233,289.26	103.68 0.22%	1,285,676.64 1,837.98	1.45% 52,387.38	Aaa / AA+ AAA	2.42 2.37
912828N30	US Treasury Note 2.125% Due 12/31/2022	1,150,000.00	01/25/2018 2.46%	1,132,121.09 1,140,325.52	105.02 0.23%	1,207,769.10 8,190.59	1.37% 67,443.58	Aaa / AA+ AAA	2.67 2.59
912828T91	US Treasury Note 1.625% Due 10/31/2023	1,500,000.00	05/29/2019 2.05%	1,472,988.28 1,478,624.78	104.68 0.28%	1,570,254.00 66.24	1.76% 91,629.22	Aaa / AA+ AAA	3.50 3.41
912828V23	US Treasury Note 2.25% Due 12/31/2023	1,250,000.00	06/21/2019 1.80%	1,274,560.55 1,269,919.19	107.13 0.30%	1,339,062.50 9,426.51	1.52% 69,143.31	Aaa / AA+ AAA	3.67 3.52
912828B66	US Treasury Note 2.75% Due 2/15/2024	1,500,000.00	04/29/2019 2.31%	1,529,648.44 1,523,437.84	109.21 0.31%	1,638,222.00 8,612.64	1.85% 114,784.16	Aaa / AA+ AAA	3.80 3.61
912828X70	US Treasury Note 2% Due 4/30/2024	1,000,000.00	06/10/2019 1.92%	1,003,515.63 1,002,875.53	106.72 0.31%	1,067,188.00 54.35	1.20% 64,312.47	Aaa / AA+ AAA	4.00 3.86
912828XX3	US Treasury Note 2% Due 6/30/2024	1,450,000.00	12/12/2019 1.74%	1,466,595.70 1,465,196.91	106.94 0.32%	1,550,593.75 9,719.78	1.75% 85,396.84	Aaa / AA+ AAA	4.17 3.99
912828D56	US Treasury Note 2.375% Due 8/15/2024	1,500,000.00	03/05/2020 0.68%	1,611,093.75 1,607,260.57	108.71 0.33%	1,630,663.50 7,438.19	1.84% 23,402.93	Aaa / AA+ AAA	4.30 4.09
9128283D0	US Treasury Note 2.25% Due 10/31/2024	1,500,000.00	11/07/2019 1.77%	1,533,925.78 1,530,661.89	108.54 0.34%	1,628,028.00 91.71	1.83% 97,366.11	Aaa / AA+ AAA	4.51 4.31
912828ZC7	US Treasury Note 1.125% Due 2/28/2025	2,000,000.00	03/18/2020 0.81%	2,030,859.38 2,030,125.04	103.79 0.33%	2,075,782.00 3,790.76	2.34% 45,656.96	Aaa / AA+ AAA	4.84 4.71
<b>Total US Treasury</b>		<b>22,785,000.00</b>	<b>1.69%</b>	<b>22,973,872.29</b> <b>22,973,241.95</b>	<b>0.26%</b>	<b>23,890,954.33</b> <b>74,552.60</b>	<b>26.94%</b> <b>917,712.38</b>	<b>Aaa / AA+</b> <b>AAA</b>	<b>2.99</b> <b>2.89</b>
<b>TOTAL PORTFOLIO</b>		<b>85,128,701.52</b>	<b>2.00%</b>	<b>85,560,398.58</b> <b>85,598,127.92</b>	<b>0.63%</b>	<b>88,567,469.02</b> <b>403,565.13</b>	<b>100.00%</b> <b>2,969,341.10</b>	<b>Aa1 / AA</b> <b>AAA</b>	<b>2.82</b> <b>2.59</b>
<b>TOTAL MARKET VALUE PLUS ACCRUED</b>						<b>88,971,034.15</b>			

## Book Value Report

As of April 30, 2020



MIG	Book Value	12 Months or Less	13 to 24 Months	25 to 60 Months	Total Holdings
ABS	\$4,639,798.59	\$1,365,932.30	\$1,459,114.66	\$1,814,751.63	\$4,639,798.59
Agency	\$30,495,557.02	\$3,565,725.92	\$8,730,925.13	\$18,198,905.97	\$30,495,557.02
Corporate	\$22,378,303.02	\$3,398,769.36	\$4,399,289.02	\$14,580,244.64	\$22,378,303.02
Money Market Fund FI	\$1,720,121.83	\$1,720,121.83	\$0.00	\$0.00	\$1,720,121.83
Municipal Bonds	\$918,495.69	\$0.00	\$0.00	\$918,495.69	\$918,495.69
Supranational	\$2,472,609.82	\$409,704.15	\$1,274,461.50	\$788,444.17	\$2,472,609.82
US Treasury	\$22,973,241.95	\$2,913,978.34	\$3,670,410.01	\$16,388,853.60	\$22,973,241.95
<b>TOTAL</b>	<b>\$85,598,127.92</b>	<b>\$13,374,231.90</b>	<b>\$19,534,200.32</b>	<b>\$52,689,695.70</b>	<b>\$85,598,127.92</b>

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Attachment A



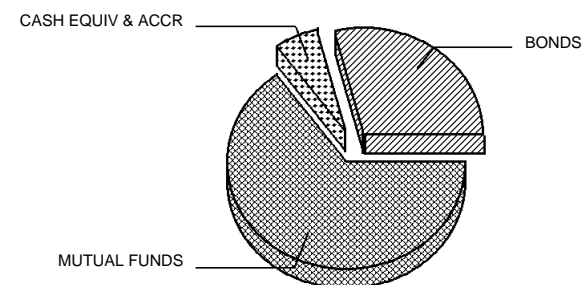
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## ASSET SUMMARY

ASSETS	04/30/2020 MARKET	04/30/2020 BOOK VALUE	% OF MARKET
Cash And Equivalents	398,215.38	398,215.38	4.81
Corporate Issues	2,415,578.10	2,372,901.50	29.19
Mutual Funds-Equity	4,850,513.33	4,760,208.55	58.61
Mutual Funds-Fixed Income	594,493.09	586,909.90	7.18
<b>Total Assets</b>	<b>8,258,799.90</b>	<b>8,118,235.33</b>	<b>99.79</b>
Accrued Income	17,405.37	17,405.37	0.21
<b>Grand Total</b>	<b>8,276,205.27</b>	<b>8,135,640.70</b>	<b>100.00</b>

Estimated Annual Income                      180,795.74



## ASSET SUMMARY MESSAGES

Estimated Annual Income is an estimate provided for informational purposes only and should not be relied on for making investment, trading, or tax decisions. The estimates may not represent the actual value earned by your investments and they provide no guarantee of what your investments may earn in the future.

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## ASSET DETAIL

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
<b>Cash And Equivalents</b>						
<b>Money Markets</b>						
First Am Govt Ob Fd Cl Z 31846V567 Asset Minor Code 1	397,064.250	397,064.25 1.0000	397,064.25	.00 .00	82.25	0.15
<b>Total Money Markets</b>	<b>397,064.250</b>	<b>397,064.25</b>	<b>397,064.25</b>	<b>.00 .00</b>	<b>82.25</b>	<b>0.15</b>
<b>Cash</b>						
Cash		1,151.13	1,151.13			
<b>Total Cash</b>	<b>.000</b>	<b>1,151.13</b>	<b>1,151.13</b>	<b>.00 .00</b>	<b>.00</b>	<b>0.00</b>
<b>Total Cash And Equivalents</b>	<b>397,064.250</b>	<b>398,215.38</b>	<b>398,215.38</b>	<b>.00 .00</b>	<b>82.25</b>	<b>0.15</b>
<b>Corporate Issues</b>						
At T Inc 4.250% 3/01/27 Standard & Poors Rating: BBB Moody's Rating: Baa2 00206RDQ2 Asset Minor Code 28	150,000.000	165,306.00 110.2040	165,376.50	- 70.50 5,980.50	1,062.50	3.86
Apple Inc 2.850% 2/23/23 Standard & Poors Rating: AA+ Moody's Rating: Aa1 037833BU3 Asset Minor Code 28	150,000.000	158,329.50 105.5530	158,403.00	- 73.50 1,827.00	807.50	2.70

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**ASSET DETAIL (continued)**

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
Cisco Systems Inc 2.900% 3/04/21 Standard & Poors Rating: AA- Moody's Rating: A1 17275RAP7 Asset Minor Code 28	200,000.000	203,678.00 101.8390	207,884.00	- 4,206.00 2,582.00	918.33	2.85
Coca Cola Co The 2.250% 9/01/26 Standard & Poors Rating: A+ Moody's Rating: A1 191216BZ2 Asset Minor Code 28	150,000.000	159,298.50 106.1990	152,353.50	6,945.00 4,990.50	562.50	2.12
Exxon Mobil Corp 2.709% 3/06/25 Standard & Poors Rating: AA Moody's Rating: Aa1 30231GAF9 Asset Minor Code 28	100,000.000	104,879.00 104.8790	102,857.00	2,022.00 1,400.00	413.88	2.58
Huntington 2.625% 8/06/24 Standard & Poors Rating: BBB+ Moody's Rating: Baa1 446150AQ7 Asset Minor Code 28	50,000.000	51,306.00 102.6120	50,542.50	763.50 - 431.00	309.90	2.56
Intercontinental 3.750% 12/01/25 Standard & Poors Rating: A Moody's Rating: A2 45866FAD6 Asset Minor Code 28 Date Last Priced: 03/17/20	100,000.000	102,275.60 102.2756 @	104,231.00	- 1,955.40 .00	1,562.50	3.67
Jp Morgan Chase Co 2.700% 5/18/23 Standard & Poors Rating: A- Moody's Rating: A2 46625HRL6 Asset Minor Code 28	75,000.000	77,636.25 103.5150	74,970.75	2,665.50 663.75	916.88	2.61



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**ASSET DETAIL (continued)**

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
Kimberly Clark Corp 2.750% 2/15/26 Standard & Poors Rating: A Moody's Rating: A2 494368BU6 Asset Minor Code 28	100,000.000	106,905.00 106.9050	103,111.00	3,794.00 4,640.00	580.56	2.57
Mondelez Int 4.000% 2/01/24 Standard & Poors Rating: BBB Moody's Rating: Baa1 609207AB1 Asset Minor Code 28	100,000.000	107,050.00 107.0500	109,303.00	- 2,253.00 - 2,037.00	1,000.00	3.74
Mondelez 3.625% 2/13/26 Standard & Poors Rating: BBB Moody's Rating: Baa1 609207AR6 Asset Minor Code 28	75,000.000	82,875.00 110.5000	80,224.50	2,650.50 4,254.00	589.06	3.28
Nike Inc 2.375% 11/01/26 Standard & Poors Rating: AA- Moody's Rating: A1 654106AF0 Asset Minor Code 28	150,000.000	160,552.50 107.0350	144,841.00	15,711.50 7,999.50	1,781.25	2.22
Pnc Financial 3.500% 1/23/24 Standard & Poors Rating: A- Moody's Rating: A3 693475AV7 Asset Minor Code 28	100,000.000	106,763.00 106.7630	105,422.00	1,341.00 6,195.00	952.78	3.28
Pepsico Inc 2.750% 4/30/25 Standard & Poors Rating: A+ Moody's Rating: A1 713448CT3 Asset Minor Code 28	75,000.000	80,907.75 107.8770	73,932.75	6,975.00 2,889.75	5.73	2.55
Stryker Corp 3.375% 11/01/25 Standard & Poors Rating: A- Moody's Rating: Baa1 863667AH4 Asset Minor Code 28	100,000.000	110,438.00 110.4380	100,401.00	10,037.00 4,692.00	1,687.50	3.06

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## ASSET DETAIL (continued)

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
Suntrust Banks Inc 2.700% 1/27/22 Standard & Poors Rating: A- Moody's Rating: A3 867914BM4 Asset Minor Code 28	100,000.000	102,199.00 102.1990	100,346.00	1,853.00 1,660.00	705.00	2.64
Verizon 5.150% 9/15/23 Standard & Poors Rating: BBB+ Moody's Rating: Baa1 92343VBR4 Asset Minor Code 28	200,000.000	227,256.00 113.6280	230,048.00	- 2,792.00 5,114.00	1,316.11	4.53
Visa Inc 2.200% 12/14/20 Standard & Poors Rating: AA- Moody's Rating: Aa3 92826CAB8 Asset Minor Code 28	200,000.000	201,602.00 100.8010	204,764.00	- 3,162.00 820.00	1,674.44	2.18
Wells Fargo Mtn 3.300% 9/09/24 Standard & Poors Rating: A- Moody's Rating: A2 94974BGA2 Asset Minor Code 28	100,000.000	106,321.00 106.3210	103,890.00	2,431.00 2,202.00	476.67	3.10
<b>Total Corporate Issues</b>	<b>2,275,000.000</b>	<b>2,415,578.10</b>	<b>2,372,901.50</b>	<b>42,676.60</b> <b>55,442.00</b>	<b>17,323.09</b>	<b>2.99</b>

## Mutual Funds

### Mutual Funds-Equity

Columbia Contrarian Core Fund 19766M709 Asset Minor Code 98	18,774.303	477,055.04 25.4100	421,411.61	55,643.43 53,821.05	.00	1.28
Dfa Large Cap Intl Port. 233203868 Asset Minor Code 98	13,314.957	255,114.58 19.1600	272,050.37	- 16,935.79 19,725.87	.00	3.56

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**ASSET DETAIL (continued)**

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
Dodge & Cox International Stock Fund 256206103 Asset Minor Code 98	5,070.666	165,253.00 32.5900	178,004.04	- 12,751.04 12,566.11	.00	5.25
Dodge & Cox Stock Fund 256219106 Asset Minor Code 98	2,739.163	420,516.30 153.5200	462,591.75	- 42,075.45 75,527.36	.00	2.40
Harbor Capital Appreciaton CI R 411512528 Asset Minor Code 98	4,056.617	311,629.32 76.8200	260,406.69	51,222.63 37,959.14	.00	0.15
Hartford Schroders Emerging Markets 41665X859 Asset Minor Code 98	24,281.665	334,115.71 13.7600	327,743.07	6,372.64 25,307.94	.00	2.81
Ishares S P 500 Value Etf 464287408 Asset Minor Code 94	1,580.000	168,254.20 106.4900	197,799.48	- 29,545.28 16,903.99	.00	2.74
Ishares Russell Mid Cap Etf 464287499 Asset Minor Code 94	7,030.000	346,860.20 49.3400	320,270.40	26,589.80 43,377.71	.00	1.89
Mfs International Growth R6 552746356 Asset Minor Code 98	5,110.346	166,443.97 32.5700	142,472.47	23,971.50 11,823.18	.00	1.17
Price T Rowe Growth Stk Fd Inc 741479406 Asset Minor Code 98	4,283.200	306,848.45 71.6400	251,020.47	55,827.98 35,479.06	.00	0.34
Undiscovered Mgrs Behavioral Value 904504479 Asset Minor Code 98	5,278.438	224,386.40 42.5100	314,463.26	- 90,076.86 67,341.11	.00	1.32
Vanguard Growth & Income Adm Shs#593 921913208 Asset Minor Code 98	16,669.062	1,273,516.34 76.4000	1,176,387.06	97,129.28 141,198.77	.00	1.86

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**ASSET DETAIL (continued)**

DESCRIPTION	SHARES/ FACE AMOUNT	MARKET PRICE/UNIT	BOOK VALUE	UNREALIZED GAIN (LOSS) SINCE INCEPTION/ CURRENT PERIOD	ENDING ACCRUAL	YIELD ON MARKET
Vanguard Real Estate Etf 922908553 Asset Minor Code 94	2,138.000	162,723.18 76.1100	179,189.98	- 16,466.80 35,052.85	.00	4.17
Victory Rs Small Cap Growth Fund 92647Q363 Asset Minor Code 98	3,332.819	237,796.64 71.3500	256,397.90	- 18,601.26 46,862.92	.00	0.00
<b>Total Mutual Funds-Equity</b>	<b>113,659.236</b>	<b>4,850,513.33</b>	<b>4,760,208.55</b>	<b>90,304.78</b> <b>622,947.06</b>	<b>.00</b>	<b>1.88</b>
<b>Mutual Funds-Fixed Income</b>						
Vanguard Short Term Invst Grade #539 922031836 Asset Minor Code 99	55,404.761	594,493.09 10.7300	586,909.90	7,583.19 12,331.64	.03	2.81
<b>Total Mutual Funds-Fixed Income</b>	<b>55,404.761</b>	<b>594,493.09</b>	<b>586,909.90</b>	<b>7,583.19</b> <b>12,331.64</b>	<b>.03</b>	<b>2.81</b>
<b>Total Mutual Funds</b>	<b>169,063.997</b>	<b>5,445,006.42</b>	<b>5,347,118.45</b>	<b>97,887.97</b> <b>635,278.70</b>	<b>.03</b>	<b>1.98</b>
<b>Total Assets</b>	<b>2,841,128.247</b>	<b>8,258,799.90</b>	<b>8,118,235.33</b>	<b>140,564.57</b> <b>690,720.70</b>	<b>17,405.37</b>	<b>2.19</b>
<b>Accrued Income</b>	<b>.000</b>	<b>17,405.37</b>	<b>17,405.37</b>			
<b>Grand Total</b>	<b>2,841,128.247</b>	<b>8,276,205.27</b>	<b>8,135,640.70</b>			

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40- -01-B -62 -127-04  
0102 -19-02877-04

Attachment A



PARS/CITY OF BREA 115P  
ACCOUNT 6746050800

Page 12 of 33  
Period from April 1, 2020 to April 30, 2020

## ASSET DETAIL MESSAGES

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

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

For further information, please contact your account manager or relationship manager.

Yield on Market and Accrued Income are estimates provided for informational purposes only and should not be relied on for making investment, trading, or tax decisions. The estimates may not represent the actual value earned by your investments and they provide no guarantee of what your investments may earn in the future.

@ No current price is available.



## PORTFOLIO CHARACTERISTICS

Average Modified Duration	1.79
Average Coupon	2.01%
Average Purchase YTM	1.67%
Average Market YTM	0.20%
Average S&P/Moody Rating	AA+/Aaa
Average Final Maturity	1.84 yrs
Average Life	1.84 yrs

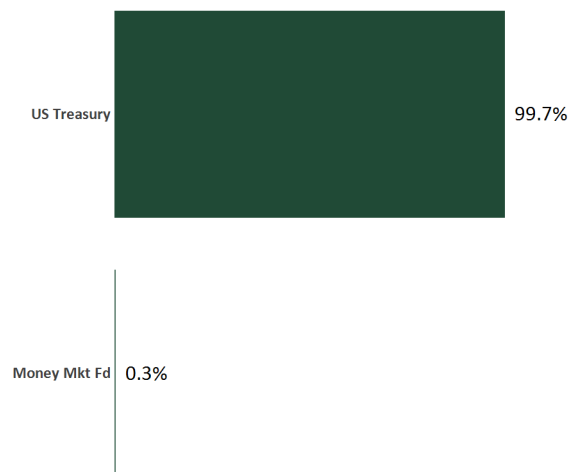
## ACCOUNT SUMMARY

	Beg. Values as of 3/31/20	End Values as of 4/30/20
Market Value	273,727	273,788
Accrued Interest	1,056	1,139
Total Market Value	<b>274,783</b>	<b>274,927</b>
Income Earned	379	366
Cont/WD		0
Par	264,541	264,897
Book Value	265,142	265,425
Cost Value	268,549	268,905

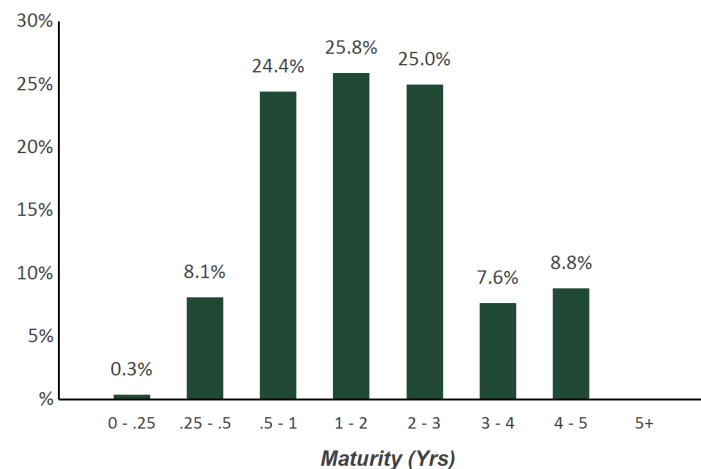
## TOP ISSUERS

Government of United States	99.7%
Invesco Treasury Portfolio MMF	0.3%
<b>Total</b>	<b>100.0%</b>

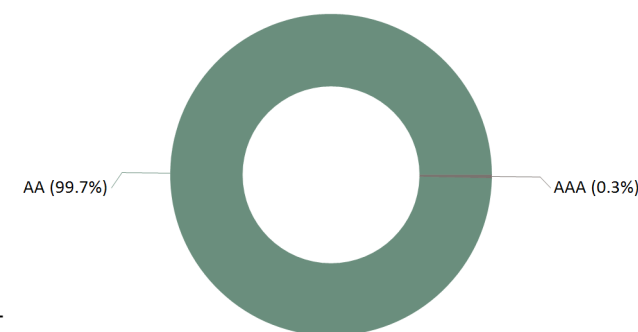
## SECTOR ALLOCATION



## MATURITY DISTRIBUTION



## CREDIT QUALITY (S&amp;P)



## PERFORMANCE REVIEW

TOTAL RATE OF RETURN	1M	3M	YTD	1YR	Annualized				
					2YRS	3YRS	5YRS	10YRS	5/31/2010
Brea Lease Revenue Bonds, Reserve Account	0.05%	2.34%	3.02%	5.81%	4.70%	2.76%	2.09%	N/A	2.30%
ICE BAML 3-Month US Treasury Bill Index	0.01%	0.45%	0.58%	2.07%	2.13%	1.81%	1.19%	N/A	0.64%



BOOK VALUE RECONCILIATION		
BEGINNING BOOK VALUE		\$265,141.63
<b><u>Acquisition</u></b>		
+ Security Purchases	\$0.00	
+ Money Market Fund Purchases	\$356.16	
+ Money Market Contributions	\$0.00	
+ Security Contributions	\$0.00	
+ Security Transfers	\$0.00	
<b>Total Acquisitions</b>		<b>\$356.16</b>
<b><u>Dispositions</u></b>		
- Security Sales	\$0.00	
- Money Market Fund Sales	\$0.00	
- MMF Withdrawals	\$0.00	
- Security Withdrawals	\$0.00	
- Security Transfers	\$0.00	
- Other Dispositions	\$0.00	
- Maturities	\$0.00	
- Calls	\$0.00	
- Principal Paydowns	\$0.00	
<b>Total Dispositions</b>		<b>\$0.00</b>
<b><u>Amortization/Accretion</u></b>		
+/- Net Accretion	(\$72.86)	
		(\$72.86)
<b><u>Gain/Loss on Dispositions</u></b>		
+/- Realized Gain/Loss	\$0.00	
		\$0.00
ENDING BOOK VALUE		\$265,424.93

CASH TRANSACTION SUMMARY		
BEGINNING BALANCE		\$540.63
<b><u>Acquisition</u></b>		
Contributions	\$0.00	
Security Sale Proceeds	\$0.00	
Accrued Interest Received	\$0.00	
Interest Received	\$355.00	
Dividend Received	\$1.16	
Principal on Maturities	\$0.00	
Interest on Maturities	\$0.00	
Calls/Redemption (Principal)	\$0.00	
Interest from Calls/Redemption	\$0.00	
Principal Paydown	\$0.00	
<b>Total Acquisitions</b>	<b>\$356.16</b>	
<b><u>Dispositions</u></b>		
Withdrawals	\$0.00	
Security Purchase	\$0.00	
Accrued Interest Paid	\$0.00	
<b>Total Dispositions</b>	<b>\$0.00</b>	
ENDING BOOK VALUE		\$896.79



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>MONEY MARKET FUND FI</b>									
825252109	Invesco Treasury MMFD Private Class	896.79	Various 0.01%	896.79 896.79	1.00 0.01%	896.79 0.00	0.33% 0.00	Aaa / AAA AAA	0.00 0.00
<b>Total Money Market Fund FI</b>		<b>896.79</b>	<b>0.01%</b>	<b>896.79</b> <b>896.79</b>	<b>0.01%</b>	<b>896.79</b> <b>0.00</b>	<b>0.33%</b> <b>0.00</b>	<b>Aaa / AAA</b> <b>AAA</b>	<b>0.00</b> <b>0.00</b>
<b>US TREASURY</b>									
912828XM7	US Treasury Note 1.625% Due 7/31/2020	22,000.00	08/24/2016 1.03%	22,506.25 22,032.08	100.38 0.12%	22,083.84 89.38	8.07% 51.76	Aaa / AA+ AAA	0.25 0.25
912828WC0	US Treasury Note 1.75% Due 10/31/2020	22,000.00	Various 1.45%	22,276.59 22,031.52	100.80 0.15%	22,176.18 1.04	8.07% 144.66	Aaa / AA+ AAA	0.50 0.50
912828A83	US Treasury Note 2.375% Due 12/31/2020	22,000.00	08/24/2016 1.08%	23,208.35 22,185.55	101.48 0.15%	22,326.57 175.12	8.18% 141.02	Aaa / AA+ AAA	0.67 0.66
912828B90	US Treasury Note 2% Due 2/28/2021	22,000.00	08/24/2016 1.10%	22,868.90 22,159.76	101.53 0.16%	22,336.86 74.13	8.15% 177.10	Aaa / AA+ AAA	0.83 0.83
912828WN6	US Treasury Note 2% Due 5/31/2021	20,000.00	07/11/2016 1.01%	20,937.57 20,207.59	101.99 0.16%	20,397.66 167.21	7.48% 190.07	Aaa / AA+ AAA	1.08 1.07
912828F21	US Treasury Note 2.125% Due 9/30/2021	25,000.00	10/27/2016 1.38%	25,879.97 25,253.03	102.77 0.17%	25,691.40 45.00	9.36% 438.37	Aaa / AA+ AAA	1.42 1.40
912828J43	US Treasury Note 1.75% Due 2/28/2022	24,000.00	04/24/2017 1.84%	23,905.39 23,964.27	102.83 0.20%	24,678.74 70.76	9.00% 714.47	Aaa / AA+ AAA	1.83 1.81
912828L24	US Treasury Note 1.875% Due 8/31/2022	23,000.00	09/18/2017 1.84%	23,039.61 23,018.68	103.86 0.22%	23,886.77 72.66	8.71% 868.09	Aaa / AA+ AAA	2.34 2.29
912828N30	US Treasury Note 2.125% Due 12/31/2022	20,000.00	01/09/2018 2.31%	19,825.00 19,906.14	105.02 0.23%	21,004.68 142.45	7.69% 1,098.54	Aaa / AA+ AAA	2.67 2.59
9128284D9	US Treasury Note 2.5% Due 3/31/2023	22,000.00	06/13/2018 2.84%	21,669.14 21,798.95	106.55 0.24%	23,442.03 46.58	8.54% 1,643.08	Aaa / AA+ AAA	2.92 2.83
912828T91	US Treasury Note 1.625% Due 10/31/2023	20,000.00	02/21/2019 2.52%	19,214.84 19,413.88	104.68 0.28%	20,936.72 0.88	7.62% 1,522.84	Aaa / AA+ AAA	3.50 3.41



Holdings Report

As of April 30, 2020

CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
US TREASURY									
912828WJ5	US Treasury Note 2.5% Due 5/15/2024	22,000.00	06/18/2019 1.84%	22,676.33 22,556.69	108.77 0.31%	23,929.29 253.85	8.80% 1,372.60	Aaa / AA+ AAA	4.04 3.83
Total US Treasury		264,000.00	1.67%	268,007.94 264,528.14	0.20%	272,890.74 1,139.06	99.67% 8,362.60	Aaa / AA+ AAA	1.85 1.80
TOTAL PORTFOLIO		264,896.79	1.67%	268,904.73 265,424.93	0.20%	273,787.53 1,139.06	100.00% 8,362.60	Aaa / AA+ AAA	1.84 1.79
TOTAL MARKET VALUE PLUS ACCRUED						274,926.59			

## Portfolio Summary

As of April 30, 2020



## PORTFOLIO CHARACTERISTICS

Average Modified Duration	2.15
Average Coupon	2.17%
Average Purchase YTM	2.56%
Average Market YTM	0.22%
Average S&P/Moody Rating	AA+/Aaa
Average Final Maturity	2.22 yrs
Average Life	2.22 yrs

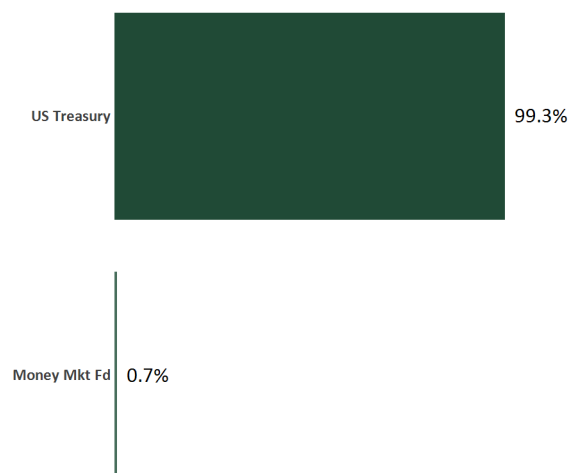
## ACCOUNT SUMMARY

	Beg. Values as of 3/31/20	End Values as of 4/30/20
Market Value	694,095	693,434
Accrued Interest	2,064	3,248
Total Market Value	696,158	696,682
Income Earned	1,445	1,388
Cont/WD		0
Par	664,549	664,551
Book Value	660,964	661,168
Cost Value	655,861	655,862

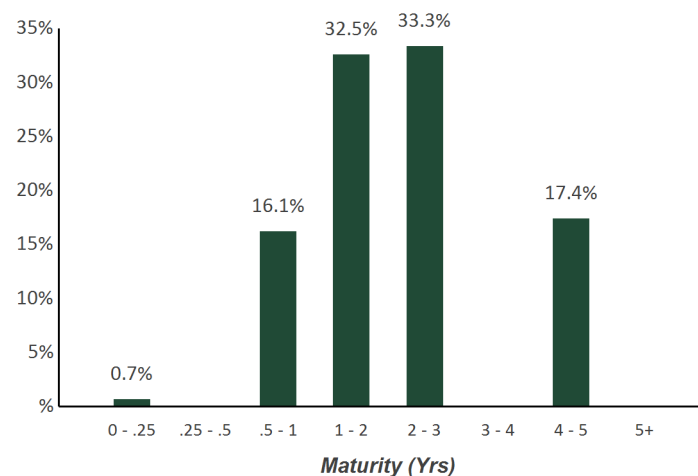
## TOP ISSUERS

Government of United States	99.3%
Invesco Treasury Portfolio MMF	0.7%
<b>Total</b>	<b>100.0%</b>

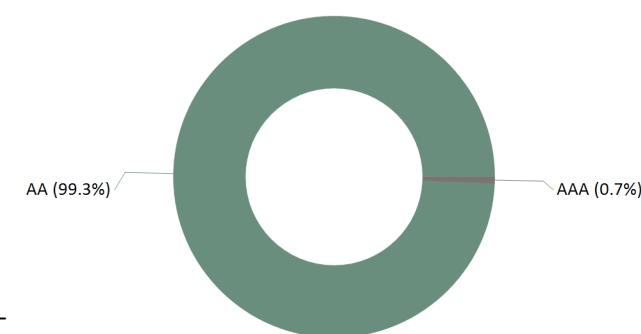
## SECTOR ALLOCATION



## MATURITY DISTRIBUTION



## CREDIT QUALITY (S&amp;P)



## PERFORMANCE REVIEW

TOTAL RATE OF RETURN	1M	3M	YTD	1YR	Annualized				
					2YRS	3YRS	5YRS	10YRS	6/30/2018
Brea CFD 2008 2 17 Reserve Fund	0.08%	2.70%	3.51%	6.38%	N/A	N/A	N/A	N/A	5.25%
ICE BAML 3-5 Yr US Treasury/Agency Index	0.15%	4.02%	5.46%	9.13%	N/A	N/A	N/A	N/A	7.10%



BOOK VALUE RECONCILIATION		
<b>BEGINNING BOOK VALUE</b>		<b>\$660,964.04</b>
<b><u>Acquisition</u></b>		
+ Security Purchases	\$0.00	
+ Money Market Fund Purchases	\$1.25	
+ Money Market Contributions	\$0.00	
+ Security Contributions	\$0.00	
+ Security Transfers	\$0.00	
<b>Total Acquisitions</b>		<b>\$1.25</b>
<b><u>Dispositions</u></b>		
- Security Sales	\$0.00	
- Money Market Fund Sales	\$0.00	
- MMF Withdrawals	\$0.00	
- Security Withdrawals	\$0.00	
- Security Transfers	\$0.00	
- Other Dispositions	\$0.00	
- Maturities	\$0.00	
- Calls	\$0.00	
- Principal Paydowns	\$0.00	
<b>Total Dispositions</b>		<b>\$0.00</b>
<b><u>Amortization/Accretion</u></b>		
+/- Net Accretion	\$202.54	
		\$202.54
<b><u>Gain/Loss on Dispositions</u></b>		
+/- Realized Gain/Loss	\$0.00	
		\$0.00
<b>ENDING BOOK VALUE</b>		<b>\$661,167.83</b>

CASH TRANSACTION SUMMARY		
<b>BEGINNING BALANCE</b>		<b>\$4,549.46</b>
<b><u>Acquisition</u></b>		
Contributions	\$0.00	
Security Sale Proceeds	\$0.00	
Accrued Interest Received	\$0.00	
Interest Received	\$0.00	
Dividend Received	\$1.25	
Principal on Maturities	\$0.00	
Interest on Maturities	\$0.00	
Calls/Redemption (Principal)	\$0.00	
Interest from Calls/Redemption	\$0.00	
Principal Paydown	\$0.00	
<b>Total Acquisitions</b>	<b>\$1.25</b>	
<b><u>Dispositions</u></b>		
Withdrawals	\$0.00	
Security Purchase	\$0.00	
Accrued Interest Paid	\$0.00	
<b>Total Dispositions</b>	<b>\$0.00</b>	
<b>ENDING BOOK VALUE</b>		<b>\$4,550.71</b>

## Holdings Report

As of April 30, 2020



CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
<b>MONEY MARKET FUND FI</b>									
825252109	Invesco Treasury MMFD Private Class	4,550.71	Various 0.01%	4,550.71 4,550.71	1.00 0.01%	4,550.71 0.00	0.65% 0.00	Aaa / AAA AAA	0.00 0.00
<b>Total Money Market Fund FI</b>		<b>4,550.71</b>	<b>0.01%</b>	<b>4,550.71</b> <b>4,550.71</b>	<b>0.01%</b>	<b>4,550.71</b> <b>0.00</b>	<b>0.65%</b> <b>0.00</b>	<b>Aaa / AAA</b> <b>AAA</b>	<b>0.00</b> <b>0.00</b>
<b>US TREASURY</b>									
912828A83	US Treasury Note 2.375% Due 12/31/2020	110,000.00	06/28/2018 2.58%	109,467.19 109,858.07	101.48 0.15%	111,632.84 875.62	16.15% 1,774.77	Aaa / AA+ AAA	0.67 0.66
912828F21	US Treasury Note 2.125% Due 9/30/2021	110,000.00	06/28/2018 2.64%	108,242.58 109,235.84	102.77 0.17%	113,042.16 197.98	16.25% 3,806.32	Aaa / AA+ AAA	1.42 1.40
912828J43	US Treasury Note 1.75% Due 2/28/2022	110,000.00	06/13/2018 2.79%	105,986.72 108,021.50	102.83 0.20%	113,110.91 324.32	16.28% 5,089.41	Aaa / AA+ AAA	1.83 1.81
912828L24	US Treasury Note 1.875% Due 8/31/2022	110,000.00	06/13/2018 2.82%	105,887.89 107,723.51	103.86 0.22%	114,241.05 347.49	16.45% 6,517.54	Aaa / AA+ AAA	2.34 2.29
9128284D9	US Treasury Note 2.5% Due 3/31/2023	110,000.00	06/13/2018 2.84%	108,345.70 108,994.76	106.55 0.24%	117,210.17 232.92	16.86% 8,215.41	Aaa / AA+ AAA	2.92 2.83
912828WJ5	US Treasury Note 2.5% Due 5/15/2024	110,000.00	06/18/2019 1.84%	113,381.64 112,783.44	108.77 0.31%	119,646.45 1,269.23	17.36% 6,863.01	Aaa / AA+ AAA	4.04 3.83
<b>Total US Treasury</b>		<b>660,000.00</b>	<b>2.58%</b>	<b>651,311.72</b> <b>656,617.12</b>	<b>0.22%</b>	<b>688,883.58</b> <b>3,247.56</b>	<b>99.35%</b> <b>32,266.46</b>	<b>Aaa / AA+</b> <b>AAA</b>	<b>2.23</b> <b>2.16</b>
<b>TOTAL PORTFOLIO</b>		<b>664,550.71</b>	<b>2.56%</b>	<b>655,862.43</b> <b>661,167.83</b>	<b>0.22%</b>	<b>693,434.29</b> <b>3,247.56</b>	<b>100.00%</b> <b>32,266.46</b>	<b>Aaa / AA+</b> <b>AAA</b>	<b>2.22</b> <b>2.15</b>
<b>TOTAL MARKET VALUE PLUS ACCRUED</b>						<b>696,681.85</b>			

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members  
**FROM:** Bill Gallardo, City Manager  
**DATE:** 06/02/2020  
**SUBJECT:** City Disbursement Registers for May 22 and 29, 2020

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**RECOMMENDATION**

Recieve and file.

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**Attachments**

05-22-2020 City Disbursement Register  
05-29-2020 City Disbursement Register

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# City Disbursement Register

Between May 18, 2020 12:00 AM and May 22, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
184017	ARDURRA GROUP, INC.	05/22/2020	29147	110000000	BREA 265 PLNCHK	\$2,282.50
		05/22/2020	29147	110000000	MALL EXPANSION PLNCHK	\$1,912.50
<b>ARDURRA GROUP, INC.</b>					<b>Total Check Amount:</b>	<b>\$4,195.00</b>
184018	ERNEST BALDERAS	05/22/2020	28665	110000000	COST CENTER REFUND	\$666.38
<b>ERNEST BALDERAS</b>					<b>Total Check Amount:</b>	<b>\$666.38</b>
184019	RUPALI BATTISH	05/22/2020	29677	110	REFUND DUE TO COVID19	\$621.80
<b>RUPALI BATTISH</b>					<b>Total Check Amount:</b>	<b>\$621.80</b>
184020	BEST CONTRACTING SERVICES, INC.	05/22/2020	29171	510707941	FS3 ROOF REPL:RETENTN	\$13,407.10
		05/22/2020	29171	510707941	FS3 ROOF REPLACEMENT	\$12,369.00
<b>BEST CONTRACTING SERVICES, INC.</b>					<b>Total Check Amount:</b>	<b>\$25,776.10</b>
184021	BREA ROTARY CLUB	05/22/2020	1338	110222211	QTRLY DUES JUN20	\$124.00
<b>BREA ROTARY CLUB</b>					<b>Total Check Amount:</b>	<b>\$124.00</b>
184022	BEN BROUMAND	05/22/2020	27875	420000000	CLOSED WATER ACCOUNT	\$119.00
<b>BEN BROUMAND</b>					<b>Total Check Amount:</b>	<b>\$119.00</b>
184023	CALATLANTIC GROUP INC	05/22/2020	27560	420000000	CLOSED WATER ACCOUNT	\$964.06
<b>CALATLANTIC GROUP INC</b>					<b>Total Check Amount:</b>	<b>\$964.06</b>
184024	CALIF BUILDING STANDARDS COMMISSION	05/22/2020	20578	110	GRNBLDG FEES 19/20 Q3	\$706.00
		05/22/2020	20578	110000000	10% AGNCY GBF 1920 Q3	(\$70.60)
<b>CALIF BUILDING STANDARDS COMMISSION</b>					<b>Total Check Amount:</b>	<b>\$635.40</b>
184025	ANNIE CHEN	05/22/2020	29850	110	CANCEL DUE TO COVID19	\$110.00
<b>ANNIE CHEN</b>					<b>Total Check Amount:</b>	<b>\$110.00</b>
184026	DAVID CHEUNG	05/22/2020	29847	110	CANCEL DUE TO COVID19	\$110.00
<b>DAVID CHEUNG</b>					<b>Total Check Amount:</b>	<b>\$110.00</b>
184027	JUSTIN CHOI	05/22/2020	29676	110	REFUND DUE TO COVID19	\$1,000.00
<b>JUSTIN CHOI</b>					<b>Total Check Amount:</b>	<b>\$1,000.00</b>
184028	MARIA CHORNG	05/22/2020	19837	420000000	CLOSED WATER ACCOUNT	\$47.53
<b>MARIA CHORNG</b>					<b>Total Check Amount:</b>	<b>\$47.53</b>
184029	THERESA CONDON	05/22/2020	20600	110	REFUND DUE TO COVID19	\$80.00
<b>THERESA CONDON</b>					<b>Total Check Amount:</b>	<b>\$80.00</b>
184030	COUNTY OF ORANGE	05/22/2020	4799	110212122	PRKNG CITATIONS APR20	\$2,249.00
<b>COUNTY OF ORANGE</b>					<b>Total Check Amount:</b>	<b>\$2,249.00</b>
184031	COUNTY OF ORANGE	05/22/2020	4799	110222223	COMM CHGS BR2 APR20	\$88.00
<b>COUNTY OF ORANGE</b>					<b>Total Check Amount:</b>	<b>\$88.00</b>
184032	COUNTY OF ORANGE	05/22/2020	4799	110212122	FINGERPRINT ID APR20	\$2,120.00
<b>COUNTY OF ORANGE</b>					<b>Total Check Amount:</b>	<b>\$2,120.00</b>
184033	CPSI - PROPERTY SPECIALISTS, INC.	05/22/2020	26951	510707251	57/LAMBERT INT MAR20	\$922.50
<b>CPSI - PROPERTY SPECIALISTS, INC.</b>					<b>Total Check Amount:</b>	<b>\$922.50</b>
184034	KAREN DE LOS RIOS	05/22/2020	29844	110	CANCEL DUE TO COVID19	\$55.00

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<b>KAREN DE LOS RIOS</b>					<b>Total Check Amount:</b>	<b>\$55.00</b>
184035	DELTA T HVAC, INC.	05/22/2020	28265	490515151	BCC ALERTON REPAIR	\$605.00
<b>DELTA T HVAC, INC.</b>					<b>Total Check Amount:</b>	<b>\$605.00</b>
184036	DEPARTMENT OF CONSERVATION	05/22/2020	2278	110	STRONG MOTION 1920 Q3	\$2,805.52
		05/22/2020	2278	110000000	5% 19/20 Q3 SM FEES	(\$140.28)
<b>DEPARTMENT OF CONSERVATION</b>					<b>Total Check Amount:</b>	<b>\$2,665.24</b>
184037	DEPARTMENT OF JUSTICE	05/22/2020	13406	110141481	FINGERPRNT APPS MAR20	\$503.00
<b>DEPARTMENT OF JUSTICE</b>					<b>Total Check Amount:</b>	<b>\$503.00</b>
184038	DEPARTMENT OF TRANSPORTATION	05/22/2020	13722	510707251	HWY CONST/MNT MAR20	\$132,610.08
		05/22/2020	13722	510707251	HWY CONST//MNT FEB20	\$66,624.93
<b>DEPARTMENT OF TRANSPORTATION</b>					<b>Total Check Amount:</b>	<b>\$199,235.01</b>
184039	SOUTHERN CALIFORNIA EDISON	05/22/2020	3343	361515148	ELECTRICITY APR-MAY20	\$13.22
		05/22/2020	3343	110515121	ELECTRICITY APR-MAY20	\$1,676.27
		05/22/2020	3343	110515148	ELECTRICITY APR-MAY20	\$34.73
		05/22/2020	3343	490515151	ELECTRICITY APR-MAY20	\$22,596.24
<b>SOUTHERN CALIFORNIA EDISON</b>					<b>Total Check Amount:</b>	<b>\$24,320.46</b>
184040	FACILITY PROCESS SOLUTIONS	05/22/2020	28887	430515123	LF SWR LIFT MNT APR20	\$1,841.00
<b>FACILITY PROCESS SOLUTIONS</b>					<b>Total Check Amount:</b>	<b>\$1,841.00</b>
184041	FRONTIER COMMUNICATIONS	05/22/2020	26183	420515131	5621821023 5/7-6/6	\$62.36
<b>FRONTIER COMMUNICATIONS</b>					<b>Total Check Amount:</b>	<b>\$62.36</b>
184042	THE GAS COMPANY	05/22/2020	3749	420515131	GAS APR-MAY20	\$20.13
		05/22/2020	3749	490515151	GAS APR-MAY20	\$1,616.24
<b>THE GAS COMPANY</b>					<b>Total Check Amount:</b>	<b>\$1,636.37</b>
184043	GMC ELECTRICAL, INC.	05/22/2020	14517	420515131	RECTIFIER INSTALLATN	\$2,384.72
<b>GMC ELECTRICAL, INC.</b>					<b>Total Check Amount:</b>	<b>\$2,384.72</b>
184044	GMS ELEVATOR SERVICES, INC.	05/22/2020	29109	490515151	MO.SVC:11 ELEV MAY20	\$1,345.00
		05/22/2020	29109	110515125	MO.SVC:11 ELEV MAY20	\$1,110.00
<b>GMS ELEVATOR SERVICES, INC.</b>					<b>Total Check Amount:</b>	<b>\$2,455.00</b>
184045	CLIFF HATTAR	05/22/2020	29678	110	REFUND DUE TO COVID19	\$464.00
<b>CLIFF HATTAR</b>					<b>Total Check Amount:</b>	<b>\$464.00</b>
184046	HEIGHTS CHRISTIAN SCHOOLS	05/22/2020	27924	110	REFUND DUE TO COVID19	\$500.00
<b>HEIGHTS CHRISTIAN SCHOOLS</b>					<b>Total Check Amount:</b>	<b>\$500.00</b>
184047	MIKE JONES	05/22/2020	29839	420000000	CLOSED WATER ACCOUNT	\$114.11
<b>MIKE JONES</b>					<b>Total Check Amount:</b>	<b>\$114.11</b>
184048	SARAH JUNCAJ	05/22/2020	29852	110	CANCEL DUE TO COVID19	\$60.00
<b>SARAH JUNCAJ</b>					<b>Total Check Amount:</b>	<b>\$60.00</b>
184049	TOM KELLY	05/22/2020	29849	110	CANCEL DUE TO COVID19	\$55.00
<b>TOM KELLY</b>					<b>Total Check Amount:</b>	<b>\$55.00</b>

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184050	STEVE KIM	05/22/2020	29846	110	CANCEL DUE TO COVID19	\$110.00
STEVE KIM					Total Check Amount:	\$110.00
184051	DAVID AND/OR CAROL KNOBBE	05/22/2020	20191	110	REFUND DUE TO COVID19	\$310.90
DAVID AND/OR CAROL KNOBBE					Total Check Amount:	\$310.90
184052	DARRYL LENORE	05/22/2020	29857	110	CANCEL DUE TO COVID19	\$55.00
DARRYL LENORE					Total Check Amount:	\$55.00
184053	LIFE-ASSIST, INC.	05/22/2020	10530	174222222	PM SUPPLIES FS3	\$769.79
		05/22/2020	10530	174222222	PM SUPPLIES FS1	\$640.84
LIFE-ASSIST, INC.					Total Check Amount:	\$1,410.63
184054	LINSCOTT, LAW & GREENSPAN ENGINEERS	05/22/2020	29408	110515171	TFC ENG'G SVCS MAR20	\$660.00
		05/22/2020	29408	110000000	TFC ENG'G SVCS MAR20	\$1,320.00
LINSCOTT, LAW & GREENSPAN ENGINEERS					Total Check Amount:	\$1,980.00
184055	PAT MERENDA	05/22/2020	29889	110	REFUND DUE TO COVID19	\$150.00
PAT MERENDA					Total Check Amount:	\$150.00
184056	NATIONAL TESTING NETWORK, INC	05/22/2020	25909	110141481	NTN ANNUAL MEMB 19/20	\$750.00
NATIONAL TESTING NETWORK, INC					Total Check Amount:	\$750.00
184057	NDS, LLC	05/22/2020	25312	110141441	MISC:FLATS FEB/MAR20	\$16.10
NDS, LLC					Total Check Amount:	\$16.10
184058	JANE NGUYEN	05/22/2020	29843	110	CANCEL DUE TO COVID19	\$120.00
JANE NGUYEN					Total Check Amount:	\$120.00
184059	ROSA NORTHCOTT	05/22/2020	29856	110	CANCEL DUE TO COVID19	\$110.00
ROSA NORTHCOTT					Total Check Amount:	\$110.00
184060	ORANGE COUNTY WINWATER WORKS	05/22/2020	28030	420515131	METER GASKETS	\$134.69
		05/22/2020	28030	420515131	PLUMBING SUPPLIES	\$2,132.59
ORANGE COUNTY WINWATER WORKS					Total Check Amount:	\$2,267.28
184061	OFFICE DEPOT, INC	05/22/2020	4743	110212122	OFFICE SUPPLIES	\$65.62
		05/22/2020	4743	110212111	OFFICE SUPPLIES	\$62.86
		05/22/2020	4743	110141441	OFFICE SUPPLIES	\$7.15
OFFICE DEPOT, INC					Total Check Amount:	\$135.63
184062	PACDENT INTERNATIONAL, INC.	05/22/2020	26235	911	HAND SANITIZER S.TAX	(\$31.00)
		05/22/2020	26235	911212131	HAND SANITIZER	\$431.00
PACDENT INTERNATIONAL, INC.					Total Check Amount:	\$400.00
184063	PERFORMANCE TRUCK REPAIR, INC.	05/22/2020	29371	480515161	E304 ENGINE OIL LEAK REPA	\$4,868.21
PERFORMANCE TRUCK REPAIR, INC.					Total Check Amount:	\$4,868.21
184064	STEVEN PHAM	05/22/2020	29837	420000000	CLOSED WATER ACCOUNT	\$14.26
STEVEN PHAM					Total Check Amount:	\$14.26
184065	QUAN PHAN	05/22/2020	29854	110	CANCEL DUE TO COVID19	\$110.00



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<b>QUAN PHAN</b>						<b>Total Check Amount: \$110.00</b>
184066	PLUMBING WHOLESALE OUTLET, INC.	05/22/2020	18392	911515151	NITRLE GLOVES COVID19	\$75.00
<b>PLUMBING WHOLESALE OUTLET, INC.</b>						<b>Total Check Amount: \$75.00</b>
184067	PROFORCE LAW ENFORCEMENT	05/22/2020	25486	110212131	AMMUNITION	\$4,600.93
		05/22/2020	25486	110212131	GLOCK M22+AMMUNITION	\$1,033.10
<b>PROFORCE LAW ENFORCEMENT</b>						<b>Total Check Amount: \$5,634.03</b>
184068	PUENTE HILLS FORD	05/22/2020	25742	480515161	LEFT MIRROR ASSEMBLY	\$244.34
		05/22/2020	25742	480515161	STEERING WHEEL	\$216.05
		05/22/2020	25742	480515161	TURN SIGNAL SWITCH	\$268.80
<b>PUENTE HILLS FORD</b>						<b>Total Check Amount: \$729.19</b>
184069	ANDRE QUAN	05/22/2020	29851	110	CANCEL DUE TO COVID19	\$110.00
<b>ANDRE QUAN</b>						<b>Total Check Amount: \$110.00</b>
184070	LYNETTE QUIGLEY	05/22/2020	29838	420000000	CLOSED WATER ACCOUNT	\$17.35
<b>LYNETTE QUIGLEY</b>						<b>Total Check Amount: \$17.35</b>
184071	RENNE SLOAN HOTLZMAN SAKAI, LLP	05/22/2020	27580	110141481	PROF LEGAL SVCS APR20	\$268.00
<b>RENNE SLOAN HOTLZMAN SAKAI, LLP</b>						<b>Total Check Amount: \$268.00</b>
184072	GENEVIEVE RESNIK	05/22/2020	29848	110	CANCEL DUE TO COVID19	\$110.00
<b>GENEVIEVE RESNIK</b>						<b>Total Check Amount: \$110.00</b>
184073	TERRY RUMMELL	05/22/2020	29865	110	CANCELED SHOW-COVID19	\$232.00
<b>TERRY RUMMELL</b>						<b>Total Check Amount: \$232.00</b>
184074	ROBERT SCHOONMAKER	05/22/2020	29840	420000000	CLOSED WATER ACCOUNT	\$64.93
<b>ROBERT SCHOONMAKER</b>						<b>Total Check Amount: \$64.93</b>
184075	ROSHAN SHAH	05/22/2020	29841	420000000	CLOSED WATER ACCOUNT	\$53.75
<b>ROSHAN SHAH</b>						<b>Total Check Amount: \$53.75</b>
184076	TAMI SHAVER	05/22/2020	29842	110	CANCEL DUE TO COVID19	\$110.00
<b>TAMI SHAVER</b>						<b>Total Check Amount: \$110.00</b>
184077	SOUTHWEST SCHOOL & OFFICE SUPPLY	05/22/2020	25945	490515151	SOAP	\$212.74
		05/22/2020	25945	911515151	GLOVES	\$248.09
		05/22/2020	25945	911515151	GLOVES COVID19	\$198.91
<b>SOUTHWEST SCHOOL &amp; OFFICE SUPPLY</b>						<b>Total Check Amount: \$659.74</b>
184078	SPARKLETTS	05/22/2020	3001	490515151	CCC FOUNTN WTR MAY20	\$15.07
<b>SPARKLETTS</b>						<b>Total Check Amount: \$15.07</b>
184079	STANDARD PACIFIC HOMES	05/22/2020	23020	420000000	CLOSED WATER ACCOUNT	\$2,050.51
<b>STANDARD PACIFIC HOMES</b>						<b>Total Check Amount: \$2,050.51</b>
184080	JAZMIN TABORGA	05/22/2020	29845	110	CANCEL DUE TO COVID19	\$55.00
<b>JAZMIN TABORGA</b>						<b>Total Check Amount: \$55.00</b>
184081	ERIC TAUTOLO	05/22/2020	29855	110	CANCEL DUE TO COVID19	\$110.00
<b>ERIC TAUTOLO</b>						<b>Total Check Amount: \$110.00</b>

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184082	DJ TRAUGOTT	05/22/2020	29864	110	CANCELED SHOW-COVID19	\$44.00
<b>DJ TRAUGOTT</b>					<b>Total Check Amount:</b>	<b>\$44.00</b>
184083	U.S. POSTAL SERVICE	05/22/2020	19260	110141441	#08056 19/20 MAY20	\$2,000.00
<b>U.S. POSTAL SERVICE</b>					<b>Total Check Amount:</b>	<b>\$2,000.00</b>
184084	UNIFIRST CORPORATION	05/22/2020	27988	110515141	UNIFORM SVCS APR20	\$82.24
		05/22/2020	27988	110515144	UNIFORM SVCS APR20	\$57.51
		05/22/2020	27988	360515145	UNIFORM SVCS APR20	\$41.80
		05/22/2020	27988	110515143	UNIFORM SVCS APR20	\$12.80
		05/22/2020	27988	110515121	UNIFORM SVCS APR20	\$47.85
		05/22/2020	27988	420515131	UNIFORM SVCS APR20	\$112.68
		05/22/2020	27988	430515123	UNIFORM SVCS APR20	\$41.16
		05/22/2020	27988	490515151	UNIFORM SVCS APR20	\$200.16
		05/22/2020	27988	110515125	UNIFORM SVCS APR20	\$24.60
		05/22/2020	27988	440515126	UNIFORM SVCS APR20	\$11.52
		05/22/2020	27988	480515161	UNIFORM SVCS APR20	\$134.96
<b>UNIFIRST CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$767.28</b>
184085	UNITED PARCEL SERVICE	05/22/2020	3174	110141441	SHIPPING CHGS APR20	\$57.87
<b>UNITED PARCEL SERVICE</b>					<b>Total Check Amount:</b>	<b>\$57.87</b>
184086	JEANNE VARNEY	05/22/2020	25581	110	REFUND DUE TO COVID19	\$80.00
<b>JEANNE VARNEY</b>					<b>Total Check Amount:</b>	<b>\$80.00</b>
184087	TONY & MELISSA VASQUEZ	05/22/2020	28642	110	REFUND DUE TO COVID19	\$310.00
<b>TONY &amp; MELISSA VASQUEZ</b>					<b>Total Check Amount:</b>	<b>\$310.00</b>
184089	VERIZON WIRELESS	05/22/2020	21122	110111143	9853076145 0323-0422	\$137.32
		05/22/2020	21122	110222223	9853076145 0323-0422	\$1,307.00
		05/22/2020	21122	110323212	9853076145 0323-0422	\$3.65
		05/22/2020	21122	410515124	9853076145 0323-0422	\$30.02
		05/22/2020	21122	460141474	9853076145 0323-0422	\$268.25
		05/22/2020	21122	475141471	9853076145 0323-0422	\$565.60
		05/22/2020	21122	110141411	9853076145 0323-0422	\$30.02
		05/22/2020	21122	110141441	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110515171	9853076145 0323-0422	\$185.67
		05/22/2020	21122	174222222	9853076145 0323-0422	\$775.84
		05/22/2020	21122	110111151	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110111161	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110141424	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110212121	9853076145 0323-0422	\$3,707.80
		05/22/2020	21122	110323231	9853076145 0323-0422	\$53.65

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184089	VERIZON WIRELESS	05/22/2020	21122	110323241	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110323243	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110404311	9853076145 0323-0422	\$574.63
		05/22/2020	21122	420515131	9853076145 0323-0422	\$803.48
		05/22/2020	21122	110111111	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110141481	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110323242	9853076145 0323-0422	\$53.65
		05/22/2020	21122	110404525	9853076145 0323-0422	\$107.30
		05/22/2020	21122	430515123	9853076145 0323-0422	\$714.98
<b>VERIZON WIRELESS</b>					<b>Total Check Amount:</b>	<b>\$9,748.06</b>
184090	VERIZON WIRELESS	05/22/2020	21122	110212121	9853839036 4/4-5/3	\$54.11
<b>VERIZON WIRELESS</b>					<b>Total Check Amount:</b>	<b>\$54.11</b>
184091	JENNIFER YOO	05/22/2020	29853	110	CANCEL DUE TO COVID19	\$55.00
<b>JENNIFER YOO</b>					<b>Total Check Amount:</b>	<b>\$55.00</b>
<b>Check Subtotal</b>						<b>\$313,003.94</b>
V41484	ACTIVE NETWORK, LLC.	05/22/2020	14295	110	COVID19REFUND 3/23-29	\$24,378.19
		05/22/2020	14295	110	A/NET FEES 3/23-3/29	\$100.10
<b>ACTIVE NETWORK, LLC.</b>					<b>Total Check Amount:</b>	<b>\$24,478.29</b>
V41485	THE ADVANTAGE GROUP	05/22/2020	24539	110141481	FLEX ADM FEE APR 2020	\$360.50
<b>THE ADVANTAGE GROUP</b>					<b>Total Check Amount:</b>	<b>\$360.50</b>
V41486	ALTERNATIVE HOSE, INC.	05/22/2020	18488	480515161	SILICONE HOSES	\$198.81
		05/22/2020	18488	480515161	TANK PLUG KIT	\$83.75
<b>ALTERNATIVE HOSE, INC.</b>					<b>Total Check Amount:</b>	<b>\$282.56</b>
V41487	AVCOGAS PROPANE SALES & SERVICES	05/22/2020	22047	480515161	PROPANE 688.9 GALS	\$1,424.30
<b>AVCOGAS PROPANE SALES &amp; SERVICES</b>					<b>Total Check Amount:</b>	<b>\$1,424.30</b>
V41488	GYURIN BAE	05/22/2020	29655	110404145	JUMP ROPE DANCE	\$60.00
<b>GYURIN BAE</b>					<b>Total Check Amount:</b>	<b>\$60.00</b>
V41489	BEST LAWN MOWER SERVICE	05/22/2020	16230	480515161	BLOWER STRAP	\$73.59
<b>BEST LAWN MOWER SERVICE</b>					<b>Total Check Amount:</b>	<b>\$73.59</b>
V41490	BILL'S AUTO UPHOLSTERY	05/22/2020	10510	480515161	FIRETRUCK SEAT REPAIR	\$120.00
<b>BILL'S AUTO UPHOLSTERY</b>					<b>Total Check Amount:</b>	<b>\$120.00</b>
V41491	BREA DISPOSAL, INC	05/22/2020	3330	440515122	MAR 2020 RES TONNAGE	\$69,219.81
		05/22/2020	3330	440515122	REFUSE COLLECTN APR20	\$166,892.11
<b>BREA DISPOSAL, INC</b>					<b>Total Check Amount:</b>	<b>\$236,111.92</b>
V41492	C. WELLS PIPELINE MATERIALS INC	05/22/2020	13055	420515131	PLUMBING SUPPLIES	\$1,421.23
<b>C. WELLS PIPELINE MATERIALS INC</b>					<b>Total Check Amount:</b>	<b>\$1,421.23</b>
V41493	CANNINGS ACE HARDWARE	05/22/2020	15828	480515161	SHOP SUPPLIES	\$30.30

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V41493	CANNINGS ACE HARDWARE	05/22/2020	15828	480515161	BOLTS	\$38.67
<b>CANNINGS ACE HARDWARE</b>					<b>Total Check Amount:</b>	<b>\$68.97</b>
V41494	CANON SOLUTIONS AMERICA, INC	05/22/2020	15260	110141441	3054 PW APR/MAY	\$95.53
		05/22/2020	15260	110141441	3142 MGMTSVCS APR/MAY	\$115.88
		05/22/2020	15260	110141441	5154 FIREDEPT APR/MAY	\$100.02
		05/22/2020	15260	110141441	3056 BCC APR/MAY	\$94.03
		05/22/2020	15260	110141441	3112 COM/MKTG APR/MAY	\$65.57
		05/22/2020	15260	110141441	3124 PD INV APR/MAY	\$81.71
		05/22/2020	15260	110141441	3110 PD REC 1 APR/MAY	\$86.86
		05/22/2020	15260	110141441	3118 PD REC 2 APR/MAY	\$97.92
		05/22/2020	15260	110141441	2714 PAC RM APR/MAY	\$134.20
		05/22/2020	15260	110141441	3035 PD DISP APR/MAY	\$86.68
		05/22/2020	15260	110141441	3047 SR CTR APR/MAY	\$88.97
		05/22/2020	15260	110141441	5327 FIRE ADM APR/MAY	\$170.75
		05/22/2020	15260	110141441	6569 COMM DEV APR/MAY	\$203.88
<b>CANON SOLUTIONS AMERICA, INC</b>					<b>Total Check Amount:</b>	<b>\$1,422.00</b>
V41495	CI TECHNOLOGIES INC	05/22/2020	22893	110212111	IAPRO/BLUETEAM SW MNT	\$1,910.17
<b>CI TECHNOLOGIES INC</b>					<b>Total Check Amount:</b>	<b>\$1,910.17</b>
V41496	CLINICAL LABORATORY OF	05/22/2020	3390	420515131	WATER SAMPLING APR20	\$1,662.00
<b>CLINICAL LABORATORY OF</b>					<b>Total Check Amount:</b>	<b>\$1,662.00</b>
V41497	CORE & MAIN LP	05/22/2020	27049	420515131	WATER METER ENCODERS	\$8,769.15
<b>CORE &amp; MAIN LP</b>					<b>Total Check Amount:</b>	<b>\$8,769.15</b>
V41498	DOTY BROTHERS EQUIPMENT CO.	05/22/2020	26695	510707251	FH LATERALRUN/ABANDON	\$48,725.53
<b>DOTY BROTHERS EQUIPMENT CO.</b>					<b>Total Check Amount:</b>	<b>\$48,725.53</b>
V41499	ECONOLITE SYSTEMS, INC.	05/22/2020	27147	110515121	MO. SIGNAL PM APR20	\$3,116.25
		05/22/2020	27147	110515121	E/O SIGNAL MNT APR20	\$3,966.57
<b>ECONOLITE SYSTEMS, INC.</b>					<b>Total Check Amount:</b>	<b>\$7,082.82</b>
V41500	EQUIPMENT DIRECT INC	05/22/2020	4522	420515131	SAFETY SUPPLIES	\$19.40
		05/22/2020	4522	911515151	HAND SANITIZR COVID19	\$29.22
<b>EQUIPMENT DIRECT INC</b>					<b>Total Check Amount:</b>	<b>\$48.62</b>
V41501	EXTERMINETICS OF SO CALIF INC	05/22/2020	3298	490515151	BAIT STATIONS	\$60.00
<b>EXTERMINETICS OF SO CALIF INC</b>					<b>Total Check Amount:</b>	<b>\$60.00</b>
V41502	FACTORY MOTOR PARTS COMPANY	05/22/2020	3504	480515161	BLOWER MOTOR	\$86.64
		05/22/2020	3504	480515161	BATTERIES	\$351.99
		05/22/2020	3504	480515161	MTR OIL/TRANS OIL/DEF	\$90.50
		05/22/2020	3504	480515161	BATTERY CORE (RETURN)	(\$134.69)
<b>FACTORY MOTOR PARTS COMPANY</b>					<b>Total Check Amount:</b>	<b>\$394.44</b>
V41503	FLEET SERVICES	05/22/2020	5658	480515161	FUEL FILTER ASSEMBLY	\$384.25

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V41503	FLEET SERVICES	05/22/2020	5658	480515161	AIR SYSTEM FITTINGS	\$154.77
<b>FLEET SERVICES</b>					<b>Total Check Amount:</b>	<b>\$539.02</b>
V41504	GENERAL PUMP COMPANY	05/22/2020	16281	510707442	BOOSTER #3 REHAB	\$1,890.00
<b>GENERAL PUMP COMPANY</b>					<b>Total Check Amount:</b>	<b>\$1,890.00</b>
V41505	GLASBY MAINTENANCE SUPPLY CO	05/22/2020	6802	911515151	SANITIZER WIPES COVID19	\$581.85
		05/22/2020	6802	911515151	HANDSANITIZER COVID19	\$323.25
<b>GLASBY MAINTENANCE SUPPLY CO</b>					<b>Total Check Amount:</b>	<b>\$905.10</b>
V41506	GRAINGER	05/22/2020	13634	480515161	PVC FITTINGS & PIPE	\$87.98
		05/22/2020	13634	911515161	GLOVES COVID19	\$22.71
		05/22/2020	13634	480515161	NYLON FASTENERS	\$89.57
		05/22/2020	13634	480515161	PVC FITTINGS	\$4.61
		05/22/2020	13634	480515161	SAFETY SIGNS	\$18.33
<b>GRAINGER</b>					<b>Total Check Amount:</b>	<b>\$223.20</b>
V41507	HAAKER EQUIPMENT CO.	05/22/2020	4297	480515161	VACTOR TRUCK GAUGE	\$21.95
<b>HAAKER EQUIPMENT CO.</b>					<b>Total Check Amount:</b>	<b>\$21.95</b>
V41508	HI SIGN	05/22/2020	4693	911515151	PLEXIGLASS COVID19	\$1,866.92
<b>HI SIGN</b>					<b>Total Check Amount:</b>	<b>\$1,866.92</b>
V41509	HOUSING PROGRAMS	05/22/2020	26542	290323215	HSG REHAB SVCS APR20	\$1,150.00
<b>HOUSING PROGRAMS</b>					<b>Total Check Amount:</b>	<b>\$1,150.00</b>
V41510	INFOSEND, INC.	05/22/2020	19016	110111151	INSERT:HLTHY HYGIENE	\$53.82
		05/22/2020	19016	110404521	INSERT:INCOMETAX PREP	\$50.39
		05/22/2020	19016	420141421	WATER:APR20 POSTAGE	\$4,232.04
		05/22/2020	19016	420141421	WATER:MAR20 PRNT/MAIL	\$1,479.67
		05/22/2020	19016	420141421	WATER:APR20 PRNT/MAIL	\$1,481.74
		05/22/2020	19016	420141421	WATER:MAR20 POSTAGE	\$4,235.59
		05/22/2020	19016	110111151	INSERT:COVID19	\$53.81
<b>INFOSEND, INC.</b>					<b>Total Check Amount:</b>	<b>\$11,587.06</b>
V41511	ITRON, INC.	05/22/2020	3773	420515131	METER ERTS	\$7,499.40
<b>ITRON, INC.</b>					<b>Total Check Amount:</b>	<b>\$7,499.40</b>
V41512	KEYSER MARSTON ASSOCIATES, INC.	05/22/2020	25482	280323215	ONCALL RE CONSULT APR	\$877.50
<b>KEYSER MARSTON ASSOCIATES, INC.</b>					<b>Total Check Amount:</b>	<b>\$877.50</b>
V41513	KREUZER CONSULTING GROUP	05/22/2020	22072	510707278	IMP/BERRY INT MAR20	\$7,330.00
		05/22/2020	22072	510707278	IMP/BERRY INT FEB20	\$5,445.00
		05/22/2020	22072	510707278	IMP/BERRY TO PO220166	(\$7,330.00)
<b>KREUZER CONSULTING GROUP</b>					<b>Total Check Amount:</b>	<b>\$5,445.00</b>
V41514	KRONOS INCORPORATED	05/22/2020	22688	110222223	IVR SVCS MAR20	\$20.18
<b>KRONOS INCORPORATED</b>					<b>Total Check Amount:</b>	<b>\$20.18</b>
V41515	L.N. CURTIS & SONS	05/22/2020	1053	110222221	ENGINE EQUIPMENT	\$687.38

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<b>L.N. CURTIS &amp; SONS</b>					<b>Total Check Amount:</b>	<b>\$687.38</b>
V41516	JULIE H. LEE	05/22/2020	29028	110404523	COUNSELING SUPV APR20	\$2,030.00
<b>JULIE H. LEE</b>					<b>Total Check Amount:</b>	<b>\$2,030.00</b>
V41517	LEHR	05/22/2020	26035	480515161	753 ELECTRICAL REPAIR	\$196.76
		05/22/2020	26035	480515161	962 LIGHT BAR REPAIR	\$95.00
		05/22/2020	26035	480515161	SIREN SPEAKER REPAIR	\$344.26
<b>LEHR</b>					<b>Total Check Amount:</b>	<b>\$636.02</b>
V41518	SUSAN MARTIN	05/22/2020	23655	110404523	COUNSELING SUPV APR20	\$2,800.00
<b>SUSAN MARTIN</b>					<b>Total Check Amount:</b>	<b>\$2,800.00</b>
V41519	MINER, LTD	05/22/2020	27173	490515151	APP BAY DOOR RPR FS2	\$1,447.03
<b>MINER, LTD</b>					<b>Total Check Amount:</b>	<b>\$1,447.03</b>
V41520	MUNICIPAL WATER DISTRICT	05/22/2020	3784	420515131	TURF REMOVAL INSP MAR	\$111.00
<b>MUNICIPAL WATER DISTRICT</b>					<b>Total Check Amount:</b>	<b>\$111.00</b>
V41521	MYERS AND SONS	05/22/2020	21624	480515161	ROCKER SWITCH	\$10.62
<b>MYERS AND SONS</b>					<b>Total Check Amount:</b>	<b>\$10.62</b>
V41522	ORVAC ELECTRONICS	05/22/2020	3614	480515161	SHOP SUPPLIES	\$169.35
<b>ORVAC ELECTRONICS</b>					<b>Total Check Amount:</b>	<b>\$169.35</b>
V41523	PARSONS TRANSPORTATION GROUP	05/22/2020	25626	510707251	57/LAMBERT INT MAR20	\$12,773.80
		05/22/2020	25626	510707251	57/LAMBERT INT FEB20	\$20,370.28
<b>PARSONS TRANSPORTATION GROUP</b>					<b>Total Check Amount:</b>	<b>\$33,144.08</b>
V41524	PETROLEUM MARKETING EQUIPMENT	05/22/2020	9282	480515161	FUEL NOZZLE	\$77.50
<b>PETROLEUM MARKETING EQUIPMENT</b>					<b>Total Check Amount:</b>	<b>\$77.50</b>
V41525	PLACEWORKS, INC.	05/22/2020	26720	110000000	MERCURY PROJ APR20	\$1,041.68
<b>PLACEWORKS, INC.</b>					<b>Total Check Amount:</b>	<b>\$1,041.68</b>
V41526	R.J. NOBLE COMPANY	05/22/2020	1076	420515131	ASPHALT	\$1,225.76
<b>R.J. NOBLE COMPANY</b>					<b>Total Check Amount:</b>	<b>\$1,225.76</b>
V41527	RUSSELL SIGLER INC.	05/22/2020	21638	490515151	HVAC FILTERS	\$220.68
<b>RUSSELL SIGLER INC.</b>					<b>Total Check Amount:</b>	<b>\$220.68</b>
V41528	SOUTHWEST TOYOTALIFT	05/22/2020	21032	480515161	PROPANE TANK	\$262.10
<b>SOUTHWEST TOYOTALIFT</b>					<b>Total Check Amount:</b>	<b>\$262.10</b>
V41529	TELEFLEX LLC	05/22/2020	29101	174222222	PM SUPPLIES FS3	\$605.13
		05/22/2020	29101	174222222	PM SUPPLIES FS1	\$324.02
<b>TELEFLEX LLC</b>					<b>Total Check Amount:</b>	<b>\$929.15</b>
V41530	TIFCO INDUSTRIES	05/22/2020	8995	480515161	SHOP SUPPLIES	\$545.71
<b>TIFCO INDUSTRIES</b>					<b>Total Check Amount:</b>	<b>\$545.71</b>
V41531	TOWNSEND PUBLIC AFFAIRS, INC.	05/22/2020	18881	410111145	CONSULTING SVCS MAY20	\$1,250.00
		05/22/2020	18881	420111145	CONSULTING SVCS MAY20	\$1,250.00
		05/22/2020	18881	430111145	CONSULTING SVCS MAY20	\$1,250.00

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V41531	TOWNSEND PUBLIC AFFAIRS, INC.	05/22/2020	18881	110111145	CONSULTING SVCS MAY20	\$1,250.00
<b>TOWNSEND PUBLIC AFFAIRS, INC.</b>					<b>Total Check Amount:</b>	<b>\$5,000.00</b>
V41532	TRENCH SHORING COMPANY	05/22/2020	16935	510707251	STEEL PLATES RENTAL	\$1,874.70
<b>TRENCH SHORING COMPANY</b>					<b>Total Check Amount:</b>	<b>\$1,874.70</b>
V41533	TRG LAND, INC.	05/22/2020	11723	110000000	PROF SVCS:CNTRL MAR20	\$307.50
		05/22/2020	11723	110000000	PROF SVCS:PACIFIC COM	\$112.50
<b>TRG LAND, INC.</b>					<b>Total Check Amount:</b>	<b>\$420.00</b>
V41534	TROPICAL PLAZA NURSERY, INC	05/22/2020	2062	420515131	TREE TRIMMING	\$1,200.00
<b>TROPICAL PLAZA NURSERY, INC</b>					<b>Total Check Amount:</b>	<b>\$1,200.00</b>
V41535	TURBO DATA SYSTEMS, INC.	05/22/2020	1472	110212122	CITATION PROC APR20	\$559.86
<b>TURBO DATA SYSTEMS, INC.</b>					<b>Total Check Amount:</b>	<b>\$559.86</b>
V41536	UNDERGROUND SERVICE ALERT/SC	05/22/2020	4537	420515131	UNDRGRND TCKTS APR20	\$148.60
		05/22/2020	4537	420515131	DSB FEE 5/1/2020	\$90.78
<b>UNDERGROUND SERVICE ALERT/SC</b>					<b>Total Check Amount:</b>	<b>\$239.38</b>
V41537	UNITED ROTARY BRUSH CORPORATION	05/22/2020	16649	480515161	SWEEPER BROOM	\$123.74
		05/22/2020	16649	480515161	SWEEPR BROOM	\$123.74
<b>UNITED ROTARY BRUSH CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$247.48</b>
V41538	VIRTUAL PROJECT MANAGER	05/22/2020	23508	510707453	CIP SW BCKUP/ST MAY20	\$100.00
		05/22/2020	23508	510707464	CIP SW BCKUP/ST MAY20	\$100.00
		05/22/2020	23508	510707278	CIP SW BCKUP/ST MAY20	\$100.00
		05/22/2020	23508	510707251	CIP SW BCKUP/ST MAY20	\$100.00
		05/22/2020	23508	510707311	CIP SW BCKUP/ST MAY20	\$100.00
<b>VIRTUAL PROJECT MANAGER</b>					<b>Total Check Amount:</b>	<b>\$500.00</b>
V41539	VISTA PAINT CORPORATION	05/22/2020	4573	110515125	PAINT @ DTSP3	\$359.99
<b>VISTA PAINT CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$359.99</b>
V41540	WALTERS WHOLESALE ELECTRIC	05/22/2020	1667	490515151	ELECTRIC PARTS	\$133.57
<b>WALTERS WHOLESALE ELECTRIC</b>					<b>Total Check Amount:</b>	<b>\$133.57</b>
V41541	WILLDAN ENGINEERING	05/22/2020	12445	110515171	PLANCHK SVCS THRU 4/3	\$3,576.00
<b>WILLDAN ENGINEERING</b>					<b>Total Check Amount:</b>	<b>\$3,576.00</b>
V41542	SARA WOODWARD	05/22/2020	26083	110212122	APR 2020 MILEAGE	\$18.86
<b>SARA WOODWARD</b>					<b>Total Check Amount:</b>	<b>\$18.86</b>
<b>Voucher Subtotal</b>						<b>\$425,969.32</b>
W20006	BANC OF AMERICA PUBLIC CAPITAL CORP	05/22/2020	20360	172212141		\$151,990.06
<b>BANC OF AMERICA PUBLIC CAPITAL CORP</b>					<b>Total Check Amount:</b>	<b>\$151,990.06</b>
<b>Wire Subtotal</b>						<b>\$151,990.06</b>

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**TOTAL \$890,963.32**



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184092	ABBEY COMPANY	05/29/2020	24002	110000000	COST CENTER REFUND	\$220.41
ABBEY COMPANY					Total Check Amount:	\$220.41
184093	TONY OR SUE LARKINS ALESI	05/29/2020	29749	110000000	COST CENTER REFUND	\$12.00
TONY OR SUE LARKINS ALESI					Total Check Amount:	\$12.00
184094	ALTINEX INC	05/29/2020	29727	110000000	COST CENTER REFUND	\$61.15
ALTINEX INC					Total Check Amount:	\$61.15
184095	CHRISTY ANDERSON	05/29/2020	29769	110000000	COST CENTER REFUND	\$145.50
CHRISTY ANDERSON					Total Check Amount:	\$145.50
184096	APOGEE INC	05/29/2020	29782	110000000	COST CENTER REFUND	\$270.00
APOGEE INC					Total Check Amount:	\$270.00
184097	ARDURRA GROUP, INC.	05/29/2020	29147	510707323	BIRCH ST F.STUDY 4/25	\$3,400.00
		05/29/2020	29147	510707324	CNTRY LN ST REH 4/25	\$3,700.00
ARDURRA GROUP, INC.					Total Check Amount:	\$7,100.00
184098	EUNICE AUNER	05/29/2020	29809	110000000	COST CENTER REFUND	\$109.90
EUNICE AUNER					Total Check Amount:	\$109.90
184099	AVON ESTATE LLC	05/29/2020	29803	110000000	COST CENTER REFUND	\$154.00
AVON ESTATE LLC					Total Check Amount:	\$154.00
184100	BANDERA ESTATES PARTNERSHIP	05/29/2020	29390	270323218	SENIOR SUBSIDY JUN20	\$508.00
		BANDERA ESTATES PARTNERSHIP				Total Check Amount:
184101	MARGARET OR JAMES BENEDICT	05/29/2020	29784	110000000	COST CENTER REFUND	\$142.50
MARGARET OR JAMES BENEDICT					Total Check Amount:	\$142.50
184102	KELLY BENJAMIN	05/29/2020	29791	110000000	COST CENTER REFUND	\$185.50
KELLY BENJAMIN					Total Check Amount:	\$185.50
184103	BKF ENGINEERS	05/29/2020	29410	510707322	CH REHAB/WTR CONN APR	\$12,911.55
BKF ENGINEERS					Total Check Amount:	\$12,911.55
184104	KELLIE BLACKSTONE	05/29/2020	29866	110	REFUND DUE TO COVID19	\$500.00
KELLIE BLACKSTONE					Total Check Amount:	\$500.00
184105	DAVIN BOK	05/29/2020	29869	110	REFUND DUE TO COVID19	\$1,000.00
DAVIN BOK					Total Check Amount:	\$1,000.00
184106	BOOS DEVELOPMENT	05/29/2020	29743	110000000	COST CENTER REFUND	\$171.48
BOOS DEVELOPMENT					Total Check Amount:	\$171.48
184107	BOYLES COMPANY	05/29/2020	29785	110000000	COST CENTER REFUND	\$131.15
BOYLES COMPANY					Total Check Amount:	\$131.15
184108	BRANDY BROCKMAN	05/29/2020	29872	110	REFUND DUE TO COVID19	\$3,532.00
BRANDY BROCKMAN					Total Check Amount:	\$3,532.00
184109	BROOKDALE BREA	05/29/2020	29391	270323218	SENIOR SUBSIDY JUN20	\$254.00
BROOKDALE BREA					Total Check Amount:	\$254.00
184110	RICARDO CABIGAN	05/29/2020	29750	110000000	COST CENTER REFUND	\$135.50

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RICARDO CABIGAN					Total Check Amount:	\$135.50
184111	CAPITAL SILKSCREEN	05/29/2020	29725	110000000	COST CENTER REFUND	\$82.50
CAPITAL SILKSCREEN					Total Check Amount:	\$82.50
184112	CATHODIC PROTECTION SYSTEM	05/29/2020	29810	110000000	COST CENTER REFUND	\$355.25
CATHODIC PROTECTION SYSTEM					Total Check Amount:	\$355.25
184113	C-BELOW INC	05/29/2020	29832	110000000	COST CENTER REFUND	\$171.05
C-BELOW INC					Total Check Amount:	\$171.05
184114	CBRE IMPERIAL CENTER EAST	05/29/2020	24593	110000000	COST CENTER REFUND	\$1,902.25
CBRE IMPERIAL CENTER EAST					Total Check Amount:	\$1,902.25
184115	CCS FACILITY SERVICES	05/29/2020	29641	911515142	RECL TO COVID19 ACCT	(\$4,580.00)
		05/29/2020	29641	911515142	SANITIZE PD VEHICLES	\$9,160.00
		05/29/2020	29641	911515151	SANITIZE FIRE STNS	\$2,136.00
CCS FACILITY SERVICES					Total Check Amount:	\$6,716.00
184116	CHUNG CHANG	05/29/2020	29794	110000000	COST CENTER REFUND	\$188.50
CHUNG CHANG					Total Check Amount:	\$188.50
184117	TOM OR SHANNON CHAPON	05/29/2020	29786	110000000	COST CENTER REFUND	\$127.00
TOM OR SHANNON CHAPON					Total Check Amount:	\$127.00
184118	CARALYN CHASE	05/29/2020	29876	110	REFUND DUE TO COVID19	\$445.90
CARALYN CHASE					Total Check Amount:	\$445.90
184119	ELIZABETH CHAVEZ	05/29/2020	29884	110	REFUND DUE TO COVID19	\$175.90
ELIZABETH CHAVEZ					Total Check Amount:	\$175.90
184120	HSIN CHEN	05/29/2020	29815	110000000	COST CENTER REFUND	\$68.80
HSIN CHEN					Total Check Amount:	\$68.80
184121	MONNIE CHEN	05/29/2020	29806	110000000	COST CENTER REFUND	\$108.00
MONNIE CHEN					Total Check Amount:	\$108.00
184122	ALISHA CHOCHA	05/29/2020	29862	110	REFUND DUE TO COVID19	\$80.00
ALISHA CHOCHA					Total Check Amount:	\$80.00
184123	CHRISTINA CASTILLO & DIANE PACHECO	05/29/2020	29819	110000000	COST CENTER REFUND	\$232.00
CHRISTINA CASTILLO & DIANE PACHECO					Total Check Amount:	\$232.00
184124	KUN SOO CHUNG	05/29/2020	29829	110000000	COST CENTER REFUND	\$144.50
KUN SOO CHUNG					Total Check Amount:	\$144.50
184125	DANAE CHURNING	05/29/2020	29887	110	REFUND DUE TO COVID19	\$431.68
DANAE CHURNING					Total Check Amount:	\$431.68
184126	CIVILTEC ENGINEERING INC.	05/29/2020	2581	510707442	2020 WTR MSTRPLN 4/3	\$11,146.00
CIVILTEC ENGINEERING INC.					Total Check Amount:	\$11,146.00
184127	JOHN CLEMENTE	05/29/2020	29747	110000000	COST CENTER REFUND	\$482.80
JOHN CLEMENTE					Total Check Amount:	\$482.80
184128	MARK COMEAUX	05/29/2020	29765	110000000	COST CENTER REFUND	\$97.50

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MARK COMEAUX					Total Check Amount:	\$97.50
184129	CAITLYN COOK	05/29/2020	29681	110	REFUND DUE TO COVID19	\$464.00
CAITLYN COOK					Total Check Amount:	\$464.00
184130	COUNTY OF ORANGE	05/29/2020	4799	110212131	COMM CHGS BR1 APR20	\$1,213.40
COUNTY OF ORANGE					Total Check Amount:	\$1,213.40
184131	COYLE REPRODUCTIONS	05/29/2020	29801	110000000	COST CENTER REFUND	\$1,038.87
COYLE REPRODUCTIONS					Total Check Amount:	\$1,038.87
184132	THOMAS CRONIN	05/29/2020	29812	110000000	COST CENTER REFUND	\$144.50
THOMAS CRONIN					Total Check Amount:	\$144.50
184133	JASON OR CYNTHIA DAVIS	05/29/2020	29759	110000000	COST CENTER REFUND	\$188.50
JASON OR CYNTHIA DAVIS					Total Check Amount:	\$188.50
184134	DCO CALIFORNIA INC	05/29/2020	29731	110000000	COST CENTER REFUND	\$1,624.00
DCO CALIFORNIA INC					Total Check Amount:	\$1,624.00
184135	DCO CALIFORNIA INC	05/29/2020	29735	110000000	COST CENTER REFUND	\$1,788.57
DCO CALIFORNIA INC					Total Check Amount:	\$1,788.57
184136	DOUG DENTON	05/29/2020	29863	110	REFUND DUE TO COVID19	\$80.00
DOUG DENTON					Total Check Amount:	\$80.00
184137	NICOLE DIANTONIO	05/29/2020	29780	110000000	COST CENTER REFUND	\$177.42
NICOLE DIANTONIO					Total Check Amount:	\$177.42
184138	OSWALDO DIAZ	05/29/2020	29822	110000000	COST CENTER REFUND	\$176.50
OSWALDO DIAZ					Total Check Amount:	\$176.50
184139	DISCOUNTPROS	05/29/2020	29826	110000000	COST CENTER REFUND	\$132.48
DISCOUNTPROS					Total Check Amount:	\$132.48
184140	DOLLAR LOANS	05/29/2020	29740	110000000	COST CENTER REFUND	\$402.50
DOLLAR LOANS					Total Check Amount:	\$402.50
184141	MAGGIE DOWNS	05/29/2020	29860	110	REFUND DUE TO COVID19	\$18.00
MAGGIE DOWNS					Total Check Amount:	\$18.00
184142	JENNIFER DYREYES	05/29/2020	29878	110	REFUND DUE TO COVID19	\$310.90
JENNIFER DYREYES					Total Check Amount:	\$310.90
184143	TAYLOR EBRIGHT	05/29/2020	29817	110000000	COST CENTER REFUND	\$2,000.00
TAYLOR EBRIGHT					Total Check Amount:	\$2,000.00
184144	JIM ECONOMUS	05/29/2020	29775	110000000	COST CENTER REFUND	\$231.00
JIM ECONOMUS					Total Check Amount:	\$231.00
184145	SOUTHERN CALIFORNIA EDISON	05/29/2020	3343	110515121	ELECTRICITY APR-MAY20	\$631.56
		05/29/2020	3343	110515143	ELECTRICITY APR-MAY20	\$13.18
		05/29/2020	3343	110515148	ELECTRICITY APR-MAY20	\$45.37
SOUTHERN CALIFORNIA EDISON					Total Check Amount:	\$690.11
184146	EDWARDS TIAN/EPIC TIAN'S INTER. INC	05/29/2020	29766	110000000	COST CENTER REFUND	\$307.30

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<b>EDWARDS TIAN/EPIC TIAN'S INTER. INC</b>						<b>Total Check Amount: \$307.30</b>
184147	EMPLOYMENT DEVELOPMENT DEPT	05/29/2020	7464	470141483	944-0073-6 UI 033120	\$7,715.00
<b>EMPLOYMENT DEVELOPMENT DEPT</b>						<b>Total Check Amount: \$7,715.00</b>
184148	SUZANNE ERD	05/29/2020	25788	110000000	COST CENTER REFUND	\$206.00
<b>SUZANNE ERD</b>						<b>Total Check Amount: \$206.00</b>
184149	ERIC W. GRUVER PHD	05/29/2020	7856	110141481	PRE-EMPL EVALUATION	\$425.00
<b>ERIC W. GRUVER PHD</b>						<b>Total Check Amount: \$425.00</b>
184150	FLEETPRIDE, INC.	05/29/2020	8245	480515161	1101 REAR BRAKES	\$446.35
<b>FLEETPRIDE, INC.</b>						<b>Total Check Amount: \$446.35</b>
184151	DOUG FORD	05/29/2020	29828	110000000	COST CENTER REFUND	\$52.00
<b>DOUG FORD</b>						<b>Total Check Amount: \$52.00</b>
184152	RICHARD FRANCESCONI	05/29/2020	29723	110000000	COST CENTER REFUND	\$209.00
<b>RICHARD FRANCESCONI</b>						<b>Total Check Amount: \$209.00</b>
184153	STEVEN OR DEIRDRE FRANKS	05/29/2020	29792	110000000	COST CENTER REFUND	\$320.50
<b>STEVEN OR DEIRDRE FRANKS</b>						<b>Total Check Amount: \$320.50</b>
184154	FRANK FU	05/29/2020	29746	110000000	COST CENTER REFUND	\$22.00
<b>FRANK FU</b>						<b>Total Check Amount: \$22.00</b>
184155	JOHN FULLER	05/29/2020	29830	110000000	COST CENTER REFUND	\$100.50
<b>JOHN FULLER</b>						<b>Total Check Amount: \$100.50</b>
184156	MEAGAN GALEENER	05/29/2020	29885	110	REFUND DUE TO COVID19	\$310.90
<b>MEAGAN GALEENER</b>						<b>Total Check Amount: \$310.90</b>
184157	MARIO GARCIA	05/29/2020	29758	110000000	COST CENTER REFUND	\$188.50
<b>MARIO GARCIA</b>						<b>Total Check Amount: \$188.50</b>
184158	THE GAS COMPANY	05/29/2020	3749	490515151	GAS 4/20-5/19/2020	\$101.27
<b>THE GAS COMPANY</b>						<b>Total Check Amount: \$101.27</b>
184159	GEORGE EDWARD OR JULIE HEAGLE	05/29/2020	29756	110000000	COST CENTER REFUND	\$137.50
<b>GEORGE EDWARD OR JULIE HEAGLE</b>						<b>Total Check Amount: \$137.50</b>
184160	DANIEL OR VIVIAN GIBSON	05/29/2020	29833	110000000	COST CENTER REFUND	\$144.50
<b>DANIEL OR VIVIAN GIBSON</b>						<b>Total Check Amount: \$144.50</b>
184161	KRISTIN GOMEZ	05/29/2020	29861	110	REFUND DUE TO COVID19	\$18.00
<b>KRISTIN GOMEZ</b>						<b>Total Check Amount: \$18.00</b>
184162	CARLOS GONZALEZ	05/29/2020	29858	110	REFUND DUE TO COVID19	\$325.90
<b>CARLOS GONZALEZ</b>						<b>Total Check Amount: \$325.90</b>
184163	GARY GOODSON	05/29/2020	29781	110000000	COST CENTER REFUND	\$156.00
<b>GARY GOODSON</b>						<b>Total Check Amount: \$156.00</b>
184164	GOUVIS ENGINEERING CONSULTING GROUP	05/29/2020	27960	510707944	SR CTR STRUCTURAL ENG	\$1,200.00
<b>GOUVIS ENGINEERING CONSULTING GROUP</b>						<b>Total Check Amount: \$1,200.00</b>
184165	MIHAELA GREANEY	05/29/2020	29883	110	REFUND DUE TO COVID19	\$536.18

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<b>MIHAELA GREANEY</b>					<b>Total Check Amount:</b>	<b>\$536.18</b>
184166	JAMES GREEN	05/29/2020	29798	110000000	COST CENTER REFUND	\$232.50
<b>JAMES GREEN</b>					<b>Total Check Amount:</b>	<b>\$232.50</b>
184167	CALEB OR DIANNE GUTIERREZ	05/29/2020	29797	110000000	COST CENTER REFUND	\$121.00
<b>CALEB OR DIANNE GUTIERREZ</b>					<b>Total Check Amount:</b>	<b>\$121.00</b>
184168	H&R BLOCK	05/29/2020	29777	110000000	COST CENTER REFUND	\$427.50
<b>H&amp;R BLOCK</b>					<b>Total Check Amount:</b>	<b>\$427.50</b>
184169	GLEN HAGER	05/29/2020	29816	110000000	COST CENTER REFUND	\$190.50
<b>GLEN HAGER</b>					<b>Total Check Amount:</b>	<b>\$190.50</b>
184170	RICHARD HALE	05/29/2020	29761	110000000	COST CENTER REFUND	\$144.50
<b>RICHARD HALE</b>					<b>Total Check Amount:</b>	<b>\$144.50</b>
184171	ALAN HALL	05/29/2020	29814	110000000	COST CENTER REFUND	\$132.00
<b>ALAN HALL</b>					<b>Total Check Amount:</b>	<b>\$132.00</b>
184172	HEADY DESIGN & ASSOCIATES	05/29/2020	29733	110000000	COST CENTER REFUND	\$1,575.00
<b>HEADY DESIGN &amp; ASSOCIATES</b>					<b>Total Check Amount:</b>	<b>\$1,575.00</b>
184173	HERITAGE PLAZA	05/29/2020	29392	270323218	SENIOR SUBSIDY JUN20	\$254.00
<b>HERITAGE PLAZA</b>					<b>Total Check Amount:</b>	<b>\$254.00</b>
184174	YVETTE HERNANDEZ	05/29/2020	28972	110	REFUND DUE TO COVID19	\$310.90
<b>YVETTE HERNANDEZ</b>					<b>Total Check Amount:</b>	<b>\$310.90</b>
184175	TIA HERRICKS	05/29/2020	29879	110	REFUND DUE TO COVID19	\$641.18
<b>TIA HERRICKS</b>					<b>Total Check Amount:</b>	<b>\$641.18</b>
184176	HINES CORPORATION	05/29/2020	29710	110000000	COST CENTER REFUND	\$2,326.75
<b>HINES CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$2,326.75</b>
184177	LORI HIVELY	05/29/2020	27563	110000000	COST CENTER REFUND	\$155.00
<b>LORI HIVELY</b>					<b>Total Check Amount:</b>	<b>\$155.00</b>
184178	DONALD HODGSON	05/29/2020	29741	110000000	COST CENTER REFUND	\$25.45
<b>DONALD HODGSON</b>					<b>Total Check Amount:</b>	<b>\$25.45</b>
184179	LYNNETTE HOEHL	05/29/2020	29811	110000000	COST CENTER REFUND	\$288.50
<b>LYNNETTE HOEHL</b>					<b>Total Check Amount:</b>	<b>\$288.50</b>
184180	MATTIE OR ALFRED HOLER	05/29/2020	29834	110000000	COST CENTER REFUND	\$206.00
<b>MATTIE OR ALFRED HOLER</b>					<b>Total Check Amount:</b>	<b>\$206.00</b>
184181	HOLLYDALE MOBILE ESTATES	05/29/2020	29393	270323218	SENIOR SUBSIDY JUN20	\$254.00
<b>HOLLYDALE MOBILE ESTATES</b>					<b>Total Check Amount:</b>	<b>\$254.00</b>
184182	DAVENPORT HOMES	05/29/2020	29720	110000000	COST CENTER REFUND	\$24.00
<b>DAVENPORT HOMES</b>					<b>Total Check Amount:</b>	<b>\$24.00</b>
184183	ROBERT & SUSAN HORD	05/29/2020	29764	110000000	COST CENTER REFUND	\$612.00
<b>ROBERT &amp; SUSAN HORD</b>					<b>Total Check Amount:</b>	<b>\$612.00</b>
184184	KENNETH VAN HORN	05/29/2020	29820	110000000	COST CENTER REFUND	\$166.50

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<b>KENNETH VAN HORN</b>						<b>Total Check Amount: \$166.50</b>
184185	HOWARD INDUSTRIES	05/29/2020	5182	911515151	HVAC UV LIGHTS	\$2,180.32
<b>HOWARD INDUSTRIES</b>						<b>Total Check Amount: \$2,180.32</b>
184186	DARYL OR LISA IMLER	05/29/2020	29825	110000000	COST CENTER REFUND	\$122.50
<b>DARYL OR LISA IMLER</b>						<b>Total Check Amount: \$122.50</b>
184187	INTELLI-TECH	05/29/2020	8774	475141471	LED MONITORS (10)	\$2,889.21
<b>INTELLI-TECH</b>						<b>Total Check Amount: \$2,889.21</b>
184188	STEVE A JAMES	05/29/2020	29726	110000000	COST CENTER REFUND	\$305.00
<b>STEVE A JAMES</b>						<b>Total Check Amount: \$305.00</b>
184189	NANCY JEFFREY	05/29/2020	29799	110000000	COST CENTER REFUND	\$319.20
<b>NANCY JEFFREY</b>						<b>Total Check Amount: \$319.20</b>
184190	JOHN ECKERMAN - BREA FIT BODY	05/29/2020	29767	110000000	COST CENTER REFUND	\$122.50
<b>JOHN ECKERMAN - BREA FIT BODY</b>						<b>Total Check Amount: \$122.50</b>
184191	JP SURVEYING INC	05/29/2020	29836	110000000	COST CENTER REFUND	\$120.85
<b>JP SURVEYING INC</b>						<b>Total Check Amount: \$120.85</b>
184192	DAVID KAISER	05/29/2020	29719	110000000	COST CENTER REFUND	\$106.00
<b>DAVID KAISER</b>						<b>Total Check Amount: \$106.00</b>
184193	SHEHZAD KHAN	05/29/2020	29762	110000000	COST CENTER REFUND	\$68.00
<b>SHEHZAD KHAN</b>						<b>Total Check Amount: \$68.00</b>
184194	PARESH KHATRI	05/29/2020	19142	110	REFUND DUE TO COVID19	\$500.00
<b>PARESH KHATRI</b>						<b>Total Check Amount: \$500.00</b>
184195	OLEN STEVEN KIM	05/29/2020	29737	110000000	COST CENTER REFUND	\$843.00
<b>OLEN STEVEN KIM</b>						<b>Total Check Amount: \$843.00</b>
184196	SAM KIM	05/29/2020	29873	110	REFUND DUE TO COVID19	\$202.95
<b>SAM KIM</b>						<b>Total Check Amount: \$202.95</b>
184197	AMBER KRIENS-DOUTT	05/29/2020	29881	110	REFUND DUE TO COVID19	\$654.90
<b>AMBER KRIENS-DOUTT</b>						<b>Total Check Amount: \$654.90</b>
184198	JEROME KRUEGER	05/29/2020	29804	110000000	COST CENTER REFUND	\$517.00
<b>JEROME KRUEGER</b>						<b>Total Check Amount: \$517.00</b>
184199	LAKE PARK BREA LP	05/29/2020	5289	270323218	SENIOR SUBSIDY JUN20	\$1,270.00
<b>LAKE PARK BREA LP</b>						<b>Total Check Amount: \$1,270.00</b>
184200	VICTORIA LEE	05/29/2020	29790	110000000	COST CENTER REFUND	\$88.00
<b>VICTORIA LEE</b>						<b>Total Check Amount: \$88.00</b>
184201	DAVID LEWIS	05/29/2020	29771	110000000	COST CENTER REFUND	\$1,498.00
<b>DAVID LEWIS</b>						<b>Total Check Amount: \$1,498.00</b>
184202	LIFE-ASSIST, INC.	05/29/2020	10530	174222222	PM SUPPLIES FS1	\$123.96
<b>LIFE-ASSIST, INC.</b>						<b>Total Check Amount: \$123.96</b>
184203	MARK LOPEZ	05/29/2020	29753	110000000	COST CENTER REFUND	\$94.50

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<b>MARK LOPEZ</b>					<b>Total Check Amount:</b>	<b>\$94.50</b>
184204	DERIC OR DEBORAH LORDS	05/29/2020	29821	110000000	COST CENTER REFUND	\$166.50
<b>DERIC OR DEBORAH LORDS</b>					<b>Total Check Amount:</b>	<b>\$166.50</b>
184205	BENJAMIN & EMMA MACARAEG	05/29/2020	29808	110000000	COST CENTER REFUND	\$206.00
<b>BENJAMIN &amp; EMMA MACARAEG</b>					<b>Total Check Amount:</b>	<b>\$206.00</b>
184206	CITLALI MARTINEZ	05/29/2020	29880	110	REFUND DUE TO COVID19	\$235.90
<b>CITLALI MARTINEZ</b>					<b>Total Check Amount:</b>	<b>\$235.90</b>
184207	JOE MARTINEZ	05/29/2020	29742	110000000	COST CENTER REFUND	\$2.31
<b>JOE MARTINEZ</b>					<b>Total Check Amount:</b>	<b>\$2.31</b>
184208	TIM MCCALLISTER	05/29/2020	29722	110000000	COST CENTER REFUND	\$96.00
<b>TIM MCCALLISTER</b>					<b>Total Check Amount:</b>	<b>\$96.00</b>
184209	JAMES MCCORMACK	05/29/2020	29772	110000000	COST CENTER REFUND	\$188.50
<b>JAMES MCCORMACK</b>					<b>Total Check Amount:</b>	<b>\$188.50</b>
184210	STEPHEN MCLEMORE	05/29/2020	29729	110000000	COST CENTER REFUND	\$1,427.50
<b>STEPHEN MCLEMORE</b>					<b>Total Check Amount:</b>	<b>\$1,427.50</b>
184211	BRYAN MEERS	05/29/2020	29773	110000000	COST CENTER REFUND	\$88.00
<b>BRYAN MEERS</b>					<b>Total Check Amount:</b>	<b>\$88.00</b>
184212	MET LIFE	05/29/2020	29835	110000000	COST CENTER REFUND	\$132.35
<b>MET LIFE</b>					<b>Total Check Amount:</b>	<b>\$132.35</b>
184213	ASHRAF MINAI	05/29/2020	29831	110000000	COST CENTER REFUND	\$78.50
<b>ASHRAF MINAI</b>					<b>Total Check Amount:</b>	<b>\$78.50</b>
184214	ELGIO MONTIEL	05/29/2020	29752	110000000	COST CENTER REFUND	\$163.00
<b>ELGIO MONTIEL</b>					<b>Total Check Amount:</b>	<b>\$163.00</b>
184215	TAYLOR MORRISON	05/29/2020	29824	110000000	COST CENTER REFUND	\$185.50
<b>TAYLOR MORRISON</b>					<b>Total Check Amount:</b>	<b>\$185.50</b>
184216	MORTON ACQUISITION CO LLC	05/29/2020	29795	110000000	COST CENTER REFUND	\$156.00
<b>MORTON ACQUISITION CO LLC</b>					<b>Total Check Amount:</b>	<b>\$156.00</b>
184217	TOM MUNDL	05/29/2020	29738	110000000	COST CENTER REFUND	\$154.00
<b>TOM MUNDL</b>					<b>Total Check Amount:</b>	<b>\$154.00</b>
184218	MVP SECURITY SYSTEMS, INC	05/29/2020	29420	490515151	ART GALLERY ALARM	\$1,995.00
<b>MVP SECURITY SYSTEMS, INC</b>					<b>Total Check Amount:</b>	<b>\$1,995.00</b>
184219	KARLA NADLER	05/29/2020	29859	110	REFUND DUE TO COVID19	\$80.00
<b>KARLA NADLER</b>					<b>Total Check Amount:</b>	<b>\$80.00</b>
184220	NEW CENTURY HEALTH	05/29/2020	29776	110000000	COST CENTER REFUND	\$883.21
<b>NEW CENTURY HEALTH</b>					<b>Total Check Amount:</b>	<b>\$883.21</b>
184221	NU TECH INDUSTRIAL SALES	05/29/2020	29724	110000000	COST CENTER REFUND	\$102.70
<b>NU TECH INDUSTRIAL SALES</b>					<b>Total Check Amount:</b>	<b>\$102.70</b>
184222	OFFICE DEPOT, INC	05/29/2020	4743	110222211	OFFICE SUPPLIES	\$143.52



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184222	OFFICE DEPOT, INC	05/29/2020	4743	110404311	OFFICE SUPPLIES	\$81.05
		05/29/2020	4743	110404521	CREDIT:#489336347001	(\$31.67)
		05/29/2020	4743	110404521	OFFICE SUPPLIES	\$166.07
<b>OFFICE DEPOT, INC</b>					<b>Total Check Amount:</b>	<b>\$358.97</b>
184223	OPTION ONE SOLAR	05/29/2020	29744	110000000	COST CENTER REFUND	\$482.00
<b>OPTION ONE SOLAR</b>					<b>Total Check Amount:</b>	<b>\$482.00</b>
184224	ORANGE VILLA SENIOR APARTMENTS	05/29/2020	29394	270323218	SENIOR SUBSIDY JUN20	\$254.00
<b>ORANGE VILLA SENIOR APARTMENTS</b>					<b>Total Check Amount:</b>	<b>\$254.00</b>
184225	KIMBERLIE ORR	05/29/2020	29886	110	REFUND DUE TO COVID19	\$671.18
<b>KIMBERLIE ORR</b>					<b>Total Check Amount:</b>	<b>\$671.18</b>
184226	ROBERT PAGE	05/29/2020	29755	110000000	COST CENTER REFUND	\$580.50
<b>ROBERT PAGE</b>					<b>Total Check Amount:</b>	<b>\$580.50</b>
184227	PANDORA/DREAMS INTERNATIONAL	05/29/2020	29728	110000000	COST CENTER REFUND	\$345.00
<b>PANDORA/DREAMS INTERNATIONAL</b>					<b>Total Check Amount:</b>	<b>\$345.00</b>
184228	REBECCA PANIAGUA	05/29/2020	29877	110	REFUND DUE TO COVID19	\$341.78
<b>REBECCA PANIAGUA</b>					<b>Total Check Amount:</b>	<b>\$341.78</b>
184229	CHARLES PERR	05/29/2020	29783	110000000	COST CENTER REFUND	\$168.00
<b>CHARLES PERR</b>					<b>Total Check Amount:</b>	<b>\$168.00</b>
184230	QUAN PHAN	05/29/2020	29854	110	REFUND DUE TO COVID19	\$170.00
<b>QUAN PHAN</b>					<b>Total Check Amount:</b>	<b>\$170.00</b>
184231	PLUMBING WHOLESALE OUTLET, INC.	05/29/2020	18392	490515151	PLUMBING SUPPLIES	\$8.12
<b>PLUMBING WHOLESALE OUTLET, INC.</b>					<b>Total Check Amount:</b>	<b>\$8.12</b>
184232	REBECCA PORRAS	05/29/2020	29875	110	REFUND DUE TO COVID19	\$420.00
<b>REBECCA PORRAS</b>					<b>Total Check Amount:</b>	<b>\$420.00</b>
184233	CHRISTIAN OR AUDREY PREZGAY	05/29/2020	29813	110000000	COST CENTER REFUND	\$158.60
<b>CHRISTIAN OR AUDREY PREZGAY</b>					<b>Total Check Amount:</b>	<b>\$158.60</b>
184234	PROFESSIONAL INVESTMENT GROUP	05/29/2020	29787	110000000	COST CENTER REFUND	\$80.00
<b>PROFESSIONAL INVESTMENT GROUP</b>					<b>Total Check Amount:</b>	<b>\$80.00</b>
184235	PROLOGIC	05/29/2020	29734	110000000	COST CENTER REFUND	\$88.00
<b>PROLOGIC</b>					<b>Total Check Amount:</b>	<b>\$88.00</b>
184236	LYNETTE QUIGLEY	05/29/2020	29838	420000000	CLOSED WATER ACCOUNT	\$103.35
<b>LYNETTE QUIGLEY</b>					<b>Total Check Amount:</b>	<b>\$103.35</b>
184237	RCMC RV & BOAT STORAGE	05/29/2020	29732	110000000	COST CENTER REFUND	\$647.50
<b>RCMC RV &amp; BOAT STORAGE</b>					<b>Total Check Amount:</b>	<b>\$647.50</b>
184238	ELISABETH REEVE	05/29/2020	29874	110	REFUND DUE TO COVID19	\$274.18
<b>ELISABETH REEVE</b>					<b>Total Check Amount:</b>	<b>\$274.18</b>
184239	ELIZIBETH RIBEIRO	05/29/2020	29768	110000000	COST CENTER REFUND	\$232.50
<b>ELIZIBETH RIBEIRO</b>					<b>Total Check Amount:</b>	<b>\$232.50</b>



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184240	ANDREA RIVERA	05/29/2020	23741	110	REFUND DUE TO COVID19	\$374.40
<b>ANDREA RIVERA</b>					<b>Total Check Amount:</b>	<b>\$374.40</b>
184241	KELLY SAGUINI	05/29/2020	29807	110000000	COST CENTER REFUND	\$1,953.00
<b>KELLY SAGUINI</b>					<b>Total Check Amount:</b>	<b>\$1,953.00</b>
184242	NICHOLAS SALTAS	05/29/2020	29748	110000000	COST CENTER REFUND	\$74.60
<b>NICHOLAS SALTAS</b>					<b>Total Check Amount:</b>	<b>\$74.60</b>
184243	STEVEN OR FRANCES SCHNEIDER	05/29/2020	29796	110000000	COST CENTER REFUND	\$144.50
<b>STEVEN OR FRANCES SCHNEIDER</b>					<b>Total Check Amount:</b>	<b>\$144.50</b>
184244	MAURICE & ROSEANN SCOTT	05/29/2020	29789	110000000	COST CENTER REFUND	\$206.00
<b>MAURICE &amp; ROSEANN SCOTT</b>					<b>Total Check Amount:</b>	<b>\$206.00</b>
184245	SETH POMPEY LANDSCAPING	05/29/2020	29802	110000000	COST CENTER REFUND	\$460.50
<b>SETH POMPEY LANDSCAPING</b>					<b>Total Check Amount:</b>	<b>\$460.50</b>
184246	LEONISE SHAW	05/29/2020	29868	110	REFUND DUE TO COVID19	\$1,900.00
<b>LEONISE SHAW</b>					<b>Total Check Amount:</b>	<b>\$1,900.00</b>
184247	ADRIENE & TODD SIMMONS	05/29/2020	29774	110000000	COST CENTER REFUND	\$164.00
<b>ADRIENE &amp; TODD SIMMONS</b>					<b>Total Check Amount:</b>	<b>\$164.00</b>
184248	SUNUY SINGH	05/29/2020	29721	110000000	COST CENTER REFUND	\$88.50
<b>SUNUY SINGH</b>					<b>Total Check Amount:</b>	<b>\$88.50</b>
184249	KEVIN SMITH	05/29/2020	29788	110000000	COST CENTER REFUND	\$144.50
<b>KEVIN SMITH</b>					<b>Total Check Amount:</b>	<b>\$144.50</b>
184250	SOLARRIUS CORPORATION	05/29/2020	29779	110000000	COST CENTER REFUND	\$1,073.22
<b>SOLARRIUS CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$1,073.22</b>
184251	SOUTH COAST AQMD	05/29/2020	10871	480515161	FAC 69540 HOTSPOTSFEE	\$137.63
<b>SOUTH COAST AQMD</b>					<b>Total Check Amount:</b>	<b>\$137.63</b>
184252	SOUTHERN CALIFORNIA EDISON	05/29/2020	29736	110000000	COST CENTER REFUND	\$1,049.63
<b>SOUTHERN CALIFORNIA EDISON</b>					<b>Total Check Amount:</b>	<b>\$1,049.63</b>
184253	SPRINT	05/29/2020	29751	110000000	COST CENTER REFUND	\$70.00
<b>SPRINT</b>					<b>Total Check Amount:</b>	<b>\$70.00</b>
184254	THE STANDARD INSURANCE COMPANY	05/29/2020	15689	110	643015 LIFE INS MAY20	\$3,825.65
<b>THE STANDARD INSURANCE COMPANY</b>					<b>Total Check Amount:</b>	<b>\$3,825.65</b>
184255	THE STANDARD INSURANCE COMPANY	05/29/2020	27270	110	643015 OPT INS MAY20	\$2,022.70
<b>THE STANDARD INSURANCE COMPANY</b>					<b>Total Check Amount:</b>	<b>\$2,022.70</b>
184256	STARBUCKS COFFEE COMPANY	05/29/2020	29823	110000000	COST CENTER REFUND	\$156.41
<b>STARBUCKS COFFEE COMPANY</b>					<b>Total Check Amount:</b>	<b>\$156.41</b>
184257	STETSON ENGINEERS INC.	05/29/2020	21629	420515131	EMERG ACTION PLAN APR	\$2,002.50
<b>STETSON ENGINEERS INC.</b>					<b>Total Check Amount:</b>	<b>\$2,002.50</b>
184258	JUSTIN STIRLING	05/29/2020	29754	110000000	COST CENTER REFUND	\$188.50
<b>JUSTIN STIRLING</b>					<b>Total Check Amount:</b>	<b>\$188.50</b>

# City Disbursement Register

Between May 25, 2020 12:00 AM and May 29, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
184259	KRISTINE SUITOR	05/29/2020	29870	110	REFUND DUE TO COVID19	\$506.18
KRISTINE SUITOR					Total Check Amount:	\$506.18
184260	MIKE SUN	05/29/2020	29763	110000000	COST CENTER REFUND	\$255.50
MIKE SUN					Total Check Amount:	\$255.50
184261	SUPERIOR FIRE PROTECTION	05/29/2020	29800	110000000	COST CENTER REFUND	\$300.00
SUPERIOR FIRE PROTECTION					Total Check Amount:	\$300.00
184262	SUNNY TANG	05/29/2020	29871	110	REFUND DUE TO COVID19	\$325.90
SUNNY TANG					Total Check Amount:	\$325.90
184263	TOTAL WINE & MORE	05/29/2020	29770	110000000	COST CENTER REFUND	\$80.50
TOTAL WINE & MORE					Total Check Amount:	\$80.50
184264	ROBERT & TAMMY TRADER	05/29/2020	29760	110000000	COST CENTER REFUND	\$166.50
ROBERT & TAMMY TRADER					Total Check Amount:	\$166.50
184265	TRAINING INNOVATIONS, INC.	05/29/2020	12123	110212111	20/21 TMS SW MNT	\$750.00
TRAINING INNOVATIONS, INC.					Total Check Amount:	\$750.00
184266	JILLIAN TSAO	05/29/2020	29882	110	REFUND DUE TO COVID19	\$641.18
JILLIAN TSAO					Total Check Amount:	\$641.18
184267	TURNOUT MAINTENANCE COMPANY, LLC	05/29/2020	19898	110222221	TURNOUTS CLEAN/REPAIR	\$918.09
		05/29/2020	19898	110222221	UNIFORM REPAIRS	\$283.80
TURNOUT MAINTENANCE COMPANY, LLC					Total Check Amount:	\$1,201.89
184268	MATTHEW TYE	05/29/2020	23229	110	REFUND DUE TO COVID19	\$506.18
MATTHEW TYE					Total Check Amount:	\$506.18
184269	RON UNDERWOOD	05/29/2020	29730	110000000	COST CENTER REFUND	\$1,200.22
RON UNDERWOOD					Total Check Amount:	\$1,200.22
184270	VERIZON CONNECT NWF, INC.	05/29/2020	25293	480515161	GPS FEES APR 2020	\$893.00
VERIZON CONNECT NWF, INC.					Total Check Amount:	\$893.00
184271	VETERINARY PET INS. CO.	05/29/2020	20975	110	4436 PET INS APR 2020	\$708.74
VETERINARY PET INS. CO.					Total Check Amount:	\$708.74
184272	VIDENT	05/29/2020	29739	110000000	COST CENTER REFUND	\$88.00
VIDENT					Total Check Amount:	\$88.00
184273	VINTAGE CANYON SENIOR APARTMENTS	05/29/2020	29395	270323218	SENIOR SUBSIDY JUN20	\$1,016.00
VINTAGE CANYON SENIOR APARTMENTS					Total Check Amount:	\$1,016.00
184274	OLSON WALTERS	05/29/2020	29867	110	REFUND DUE TO COVID19	\$27.44
OLSON WALTERS					Total Check Amount:	\$27.44
184275	WAYNE WEDIN	05/29/2020	29793	110000000	COST CENTER REFUND	\$156.00
WAYNE WEDIN					Total Check Amount:	\$156.00
184276	PETER WEISETH	05/29/2020	29827	110000000	COST CENTER REFUND	\$100.50
PETER WEISETH					Total Check Amount:	\$100.50
184277	WELLS FARGO BANK	05/29/2020	29757	110000000	COST CENTER REFUND	\$94.00

# City Disbursement Register

Between May 25, 2020 12:00 AM and May 29, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
WELLS FARGO BANK					Total Check Amount:	\$94.00
184278	WESTERN AUDIO VISUAL	05/29/2020	24433	475141471	VIDEO SERVER MNT	\$387.50
WESTERN AUDIO VISUAL					Total Check Amount:	\$387.50
184279	RONALD WISE	05/29/2020	29818	110000000	COST CENTER REFUND	\$175.90
RONALD WISE					Total Check Amount:	\$175.90
184280	DANIEL YANG	05/29/2020	29745	110000000	COST CENTER REFUND	\$72.50
DANIEL YANG					Total Check Amount:	\$72.50
184281	YELLOW BOX	05/29/2020	29805	110000000	COST CENTER REFUND	\$1,240.25
YELLOW BOX					Total Check Amount:	\$1,240.25
184282	PETER YOO	05/29/2020	29778	110000000	COST CENTER REFUND	\$100.50
PETER YOO					Total Check Amount:	\$100.50
					Check Subtotal	\$132,971.86
V41543	ADAMSON POLICE PRODUCTS	05/29/2020	4023	110212131	AMMUNITION	\$915.47
ADAMSON POLICE PRODUCTS					Total Check Amount:	\$915.47
V41544	ADMINISTRATIVE & PROF	05/29/2020	3344	110	DED:4010 APEA MEMBR	\$516.00
ADMINISTRATIVE & PROF					Total Check Amount:	\$516.00
V41545	THE ADVANTAGE GROUP	05/29/2020	24539	110	DED:808B FSA DEPCAR	\$2,341.42
		05/29/2020	24539	110	DED:808C FSA UR MED	\$5,252.34
THE ADVANTAGE GROUP					Total Check Amount:	\$7,593.76
V41546	ALLSTAR FIRE EQUIPMENT	05/29/2020	8353	110222221	TURNOUTS (9)	\$14,303.81
ALLSTAR FIRE EQUIPMENT					Total Check Amount:	\$14,303.81
V41547	THE BANK OF NEW YORK MELLON	05/29/2020	16062	110141431	2010 SOLAR LEASE	\$2,332.00
		05/29/2020	16062	930141424	CONTRL ACCT JAN-MAR20	\$2,718.08
THE BANK OF NEW YORK MELLON					Total Check Amount:	\$5,050.08
V41548	BPSEA MEMORIAL FOUNDATION	05/29/2020	14990	110	DED:4050 MEMORIAL	\$199.50
BPSEA MEMORIAL FOUNDATION					Total Check Amount:	\$199.50
V41549	BREA AUTO BODY, INC.	05/29/2020	27982	911515142	RECL TO COVID19 ACCT	(\$4,440.00)
		05/29/2020	27982	911515142	SANITIZE PW/FIRE VEH	\$8,880.00
BREA AUTO BODY, INC.					Total Check Amount:	\$4,440.00
V41550	BREA CITY EMPLOYEES ASSOCIATION	05/29/2020	3236	110	DED:4005 BCEA MEMBR	\$560.00
BREA CITY EMPLOYEES ASSOCIATION					Total Check Amount:	\$560.00
V41551	BREA FIREFIGHTERS ASSOCIATION	05/29/2020	3237	110	DED:4016 ASSOC MEMB	\$2,984.50
BREA FIREFIGHTERS ASSOCIATION					Total Check Amount:	\$2,984.50
V41552	BREA POLICE ASSOCIATION	05/29/2020	3769	110	DED:4030 BPA REG	\$3,450.00
BREA POLICE ASSOCIATION					Total Check Amount:	\$3,450.00
V41553	BREA POLICE ATHLETIC LEAGUE	05/29/2020	1068	110	DED:5010 B.P.A.L.	\$142.50
BREA POLICE ATHLETIC LEAGUE					Total Check Amount:	\$142.50

# City Disbursement Register

Between May 25, 2020 12:00 AM and May 29, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
V41554	BREA POLICE MANAGEMENT ASSOCIATION	05/29/2020	21189	110	DED:4019 LDF MEMBRS	\$13.00
		05/29/2020	21189	110	DED:4020 PMA MEMBRS	\$195.00
<b>BREA POLICE MANAGEMENT ASSOCIATION</b>					<b>Total Check Amount:</b>	<b>\$208.00</b>
V41555	BREA TOWING	05/29/2020	16399	110212121	TOW 2004-0973 4/20	\$172.50
<b>BREA TOWING</b>					<b>Total Check Amount:</b>	<b>\$172.50</b>
V41556	CALIF FORENSIC PHLEBOTOMY INC.	05/29/2020	4488	110212131	BLOOD TESTS APR 2020	\$535.00
<b>CALIF FORENSIC PHLEBOTOMY INC.</b>					<b>Total Check Amount:</b>	<b>\$535.00</b>
V41557	DF POLYGRAPH	05/29/2020	22010	110141481	POLYGRAPH EXAMS APR20	\$350.00
<b>DF POLYGRAPH</b>					<b>Total Check Amount:</b>	<b>\$350.00</b>
V41558	EBERHARD EQUIPMENT	05/29/2020	4532	480515161	KUBOTA WINDSHIELD	\$536.60
<b>EBERHARD EQUIPMENT</b>					<b>Total Check Amount:</b>	<b>\$536.60</b>
V41559	ENTENMANN ROVIN COMPANY	05/29/2020	3457	110222221	BADGES	\$1,308.50
<b>ENTENMANN ROVIN COMPANY</b>					<b>Total Check Amount:</b>	<b>\$1,308.50</b>
V41560	EQUIPMENT DIRECT INC	05/29/2020	4522	911515151	HAND SANITIZER	\$678.83
<b>EQUIPMENT DIRECT INC</b>					<b>Total Check Amount:</b>	<b>\$678.83</b>
V41561	FIDELITY SECURITY LIFE INSURANCE	05/29/2020	23035	110	9827288 VISION MAY20	\$2,680.20
<b>FIDELITY SECURITY LIFE INSURANCE</b>					<b>Total Check Amount:</b>	<b>\$2,680.20</b>
V41562	FIX AUTO LA HABRA	05/29/2020	28720	480515161	1415 PAINT BUMPERS	\$2,541.68
<b>FIX AUTO LA HABRA</b>					<b>Total Check Amount:</b>	<b>\$2,541.68</b>
V41563	DON GOLDEN	05/29/2020	10729	110000000	INSP SVCS 5/7-5/20	\$7,031.25
<b>DON GOLDEN</b>					<b>Total Check Amount:</b>	<b>\$7,031.25</b>
V41564	GRAINGER	05/29/2020	13634	110222211	BATTERIES	\$45.26
		05/29/2020	13634	490515151	HVAC PART @ FS3	\$88.30
<b>GRAINGER</b>					<b>Total Check Amount:</b>	<b>\$133.56</b>
V41565	GREGORY HARRIS	05/29/2020	27183	110	REFUND DUE TO COVID19	\$464.00
<b>GREGORY HARRIS</b>					<b>Total Check Amount:</b>	<b>\$464.00</b>
V41566	HI SIGN	05/29/2020	4693	911515151	FLOOR STICKERS	\$732.70
<b>HI SIGN</b>					<b>Total Check Amount:</b>	<b>\$732.70</b>
V41567	INK LINK INC	05/29/2020	22423	110404154	BRIDAL SHOW SIGNAGE	\$247.83
<b>INK LINK INC</b>					<b>Total Check Amount:</b>	<b>\$247.83</b>
V41568	JMDIAZ, INC.	05/29/2020	27113	110000000	O/C DESIGN/ENGG 4/25	\$3,822.50
		05/29/2020	27113	110515171	O/C ENGG SVCS APR20	\$2,860.00
		05/29/2020	27113	510707251	O/C DESIGN/ENGG 4/25	\$990.00
		05/29/2020	27113	510707914	O/C DESIGN/ENGG 4/25	\$275.00
<b>JMDIAZ, INC.</b>					<b>Total Check Amount:</b>	<b>\$7,947.50</b>
V41569	KREUZER CONSULTING GROUP	05/29/2020	22072	510707311	PROJ MGMT OCT 2019	\$633.33
		05/29/2020	22072	510707453	PROJ MGMT OCT 2019	\$633.33
		05/29/2020	22072	510707464	PROJ MGMT OCT 2019	\$633.34

# City Disbursement Register

Between May 25, 2020 12:00 AM and May 29, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
V41569	KREUZER CONSULTING GROUP	05/29/2020	22072	510707947	AROVSTA LL PRKG APR20	\$8,858.00
		05/29/2020	22072	510707948	AROVSTA UL PRKG APR20	\$7,595.50
<b>KREUZER CONSULTING GROUP</b>					<b>Total Check Amount:</b>	<b>\$18,353.50</b>
V41570	SCOTT LAI	05/29/2020	10963	460141474	APR 2020 MILEAGE	\$228.39
<b>SCOTT LAI</b>					<b>Total Check Amount:</b>	<b>\$228.39</b>
V41571	MINER, LTD	05/29/2020	27173	490515151	FS2 GATE REPAIR	\$301.04
<b>MINER, LTD</b>					<b>Total Check Amount:</b>	<b>\$301.04</b>
V41572	ORANGE COUNTY UNITED WAY	05/29/2020	3451	110	DED:5005 UNITED WAY	\$7.31
<b>ORANGE COUNTY UNITED WAY</b>					<b>Total Check Amount:</b>	<b>\$7.31</b>
V41573	PROFORCE LAW ENFORCEMENT	05/29/2020	25486	110212131	PATROL RIFLE REPL 60	\$62,197.07
<b>PROFORCE LAW ENFORCEMENT</b>					<b>Total Check Amount:</b>	<b>\$62,197.07</b>
V41574	QUINN COMPANY	05/29/2020	12380	480515161	CUTTING EDGE/BOLT/NUT	\$199.85
		05/29/2020	12380	480515161	HOOR METER GAUGE	\$108.15
<b>QUINN COMPANY</b>					<b>Total Check Amount:</b>	<b>\$308.00</b>
V41575	RUSSELL SIGLER INC.	05/29/2020	21638	490515151	HVAC PART	\$101.73
		05/29/2020	21638	490515151	HVAC TAPE	\$19.58
<b>RUSSELL SIGLER INC.</b>					<b>Total Check Amount:</b>	<b>\$121.31</b>
V41576	SC FUELS	05/29/2020	16654	480515161	REG ETH 3968.4 GALS	\$8,341.04
<b>SC FUELS</b>					<b>Total Check Amount:</b>	<b>\$8,341.04</b>
V41577	STATE INDUSTRIAL PRODUCTS	05/29/2020	8572	110222223	FS2 SUPPLIES	\$415.05
<b>STATE INDUSTRIAL PRODUCTS</b>					<b>Total Check Amount:</b>	<b>\$415.05</b>
V41578	STOTZ EQUIPMENT	05/29/2020	24388	480515161	HOSE/DEFLECTOR/COVER	\$719.91
		05/29/2020	24388	480515161	HYDRAULIC FILTER	\$32.59
<b>STOTZ EQUIPMENT</b>					<b>Total Check Amount:</b>	<b>\$752.50</b>
V41579	SUPERCO SPEC PROD/MOMAR, INC.	05/29/2020	16084	911515151	ALCOHOL WIPES	\$871.64
<b>SUPERCO SPEC PROD/MOMAR, INC.</b>					<b>Total Check Amount:</b>	<b>\$871.64</b>
V41580	TELEFLEX LLC	05/29/2020	29101	174222222	PM SUPPLIES FS1	\$2,384.15
<b>TELEFLEX LLC</b>					<b>Total Check Amount:</b>	<b>\$2,384.15</b>
V41581	LETICIA TRUJILLO	05/29/2020	22054	110404521	SC ZUMBA GOLD JAN-MAR	\$180.00
<b>LETICIA TRUJILLO</b>					<b>Total Check Amount:</b>	<b>\$180.00</b>
V41582	UNITED ROTARY BRUSH CORPORATION	05/29/2020	16649	480515161	SWEEPER BROOMS (2)	\$247.48
<b>UNITED ROTARY BRUSH CORPORATION</b>					<b>Total Check Amount:</b>	<b>\$247.48</b>
<b>Voucher Subtotal</b>						<b>\$160,432.25</b>

**TOTAL \$293,404.11**

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members

**FROM:** Bill Gallardo, City Manager

**DATE:** 06/02/2020

**SUBJECT:** Monthly Report of Investments for the Successor Agency to the Brea Redevelopment Agency for Period Ending April 30, 2020

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**RECOMMENDATION**

Receive and file.

**BACKGROUND/DISCUSSION**

The Monthly Report of Investments is in accordance with Government Code Section 53607 and contains information on the investment activities for the month of April. Funds received by the Successor Agency are typically spent within three to six months; therefore are not invested long-term. The Successor Agency's Local Agency Investment Fund (LAIF) is used for short-term investments and functions like a savings account until funds are required to meet expenditures needs. Attachment A includes a Portfolio Summary and Holdings Report prepared by Chandler Asset Management for the funds invested on behalf of the Successor Agency. As of April 30, 2020, the market value, including accrued interest on the Successor Agency's Local Agency Investment Fund (LAIF), was \$18,820.10 in comparison to \$18,788.90 at March 31, 2020. The Successor Agency to the Brea Redevelopment Agency has sufficient cash flow to meet its expected expenditures for the next six months.

The Successor Agency also has restricted (fiscal agent) cash and investment accounts related to its various bond reserve accounts which are managed by Chandler Asset Management. Attachment A includes a portfolio report from Chandler Asset Management for each bond reserve account that is invested. As of April 30, 2020, the market value of these funds, including short-term cash and accrued interest was \$12,885,301.75 as compared to \$12,879,384.12 as of March 31, 2020.

**FISCAL IMPACT/SUMMARY**

During the month of April, the total value of the Successor Agency to the Brea Redevelopment Agency's investment portfolio increased by \$31.20 due to market rate adjustments. The total value of the restricted cash and investments increased by \$5,917.63 due to market rate adjustments.

**RESPECTFULLY SUBMITTED:**

William Gallardo, City Manager

Prepared by: Alicia Brenner, Senior Fiscal Analyst

Concurrence: Cindy Russell, Administrative Services Director

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**Attachments**

Attachment A

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**Successor Agency to the Brea Redevelopment Agency**  
**Cash and Investment Information**  
 April 30, 2020

		<b>Cost Value</b>	<b>Market Value*</b>
<b>Demand and Interest-Bearing Checking Accounts</b>	Citizen's Bank	<b>\$ 1,916,229.95</b>	<b>\$ 1,916,229.95</b>
<b>Local Agency Investment Fund</b>	LAIF	<b>\$ 18,794.55</b>	<b>\$ 18,820.10</b>
<b><u>Fiscal Agent Cash &amp; Investments</u></b>			
2004 Brea Public Financing Authority Lease Revenue Bond	Chandler/BNY	\$ 330,700.55	\$ 330,700.55
2010 Brea Public Financing Authority Lease Revenue Bond	Chandler/BNY	\$ 982,075.98	\$ 982,075.98
2013 Tax Allocation Bonds	Chandler/BNY	\$ 9,290,880.53	\$ 9,290,880.53
2016 Tax Allocation Refunding Bonds, Series A & B	Chandler/BNY	\$ 1,227,009.70	\$ 1,227,009.70
2017 Tax Allocation Refunding Bonds, Series A & B	Chandler/BNY	\$ 1,054,634.99	\$ 1,054,634.99
<b>Sub-total - Fiscal Agent Cash &amp; Investments</b>		<b>\$ 12,885,301.75</b>	<b>\$ 12,885,301.75</b>
<b>Grand Total</b>		<b>\$ 14,820,326.25</b>	<b>\$ 14,820,351.80</b>

\* Includes accrued interest on invested funds



**Successor Agency to the Brea Redevelopment Agency**  
**Cash and Investment Information**

April 30, 2020

<b>Fiscal Agent Cash &amp; Investments Detail</b>	<b>Cost Value</b>	<b>Market Value</b>
2004 Brea Public Financing Authority Lease Revenue Bond - <b>CHANDLER</b>	\$ -	\$ -
Short-Term Treasury Funds - <b>BNY</b>	\$ 330,700.55	\$ 330,700.55
<b>Sub-total</b>	<b>\$ 330,700.55</b>	<b>\$ 330,700.55</b>
2010 Brea Public Financing Authority Lease Revenue Bond - <b>CHANDLER</b>	\$ -	\$ -
Short-Term Treasury Funds - <b>BNY</b>	\$ 982,075.98	\$ 982,075.98
<b>Sub-total</b>	<b>\$ 982,075.98</b>	<b>\$ 982,075.98</b>
2013 Tax Allocation Bonds - <b>CHANDLER</b>	\$ -	\$ -
Short-Term Treasury Funds - <b>BNY</b>	\$ 9,290,880.53	\$ 9,290,880.53
<b>Sub-total</b>	<b>\$ 9,290,880.53</b>	<b>\$ 9,290,880.53</b>
2016 Tax Allocation Refunding Bonds, Series A & B - <b>CHANDLER</b>	\$ -	\$ -
Short-Term Treasury Funds - <b>BNY</b>	\$ 1,227,009.70	\$ 1,227,009.70
<b>Sub-total</b>	<b>\$ 1,227,009.70</b>	<b>\$ 1,227,009.70</b>
2017 Tax Allocation Refunding Bonds, Series A & B - <b>CHANDLER</b>	\$ -	\$ -
Short-Term Treasury Funds - <b>BNY</b>	\$ 1,054,634.99	\$ 1,054,634.99
<b>Sub-total</b>	<b>\$ 1,054,634.99</b>	<b>\$ 1,054,634.99</b>
<b>Report Grand Total</b>	<b>\$ 12,885,301.75</b>	<b>\$ 12,885,301.75</b>

PORTFOLIO CHARACTERISTICS

Average Modified Duration	0.00
Average Coupon	1.47%
Average Purchase YTM	1.47%
Average Market YTM	1.47%
Average S&P/Moody Rating	NR/NR
Average Final Maturity	0.00 yrs
Average Life	0.00 yrs

ACCOUNT SUMMARY

	Beg. Values as of 3/31/20	End Values as of 4/30/20
Market Value	18,700	18,795
Accrued Interest	88	26
Total Market Value	18,789	18,820
Income Earned	28	31
Cont/WD		0
Par	18,700	18,795
Book Value	18,700	18,795
Cost Value	18,700	18,795

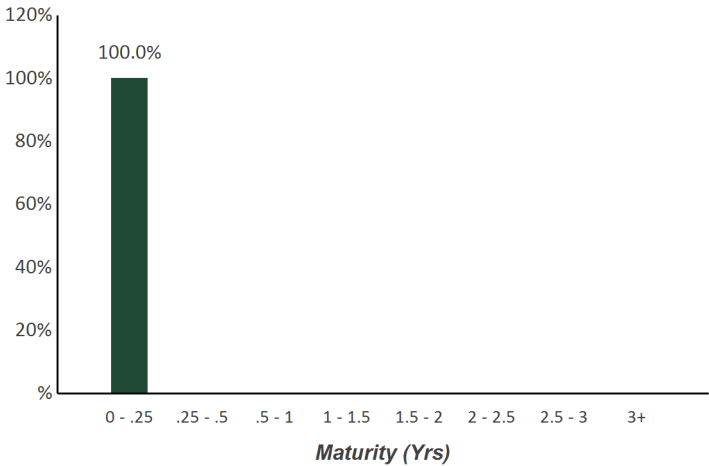
TOP ISSUERS

Local Agency Investment Fund	100.0%
Total	100.0%

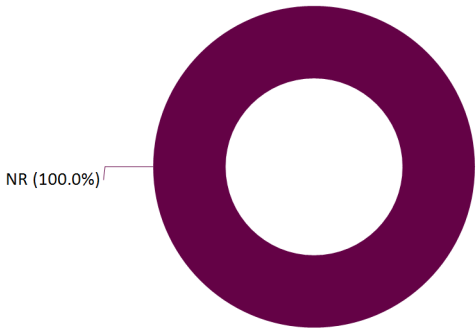
SECTOR ALLOCATION



MATURITY DISTRIBUTION



CREDIT QUALITY (S&P)



Holdings Report

As of April 30, 2020

CUSIP	Security Description	Par Value/Units	Purchase Date Book Yield	Cost Value Book Value	Mkt Price Mkt YTM	Market Value Accrued Int.	% of Port. Gain/Loss	Moody/S&P Fitch	Maturity Duration
LAIF									
90LAIF\$00	Local Agency Investment Fund State Pool	18,794.55	Various 1.47%	18,794.55 18,794.55	1.00 1.47%	18,794.55 25.55	100.00% 0.00	NR / NR NR	0.00 0.00
Total LAIF		18,794.55	1.47%	18,794.55	1.47%	18,794.55 25.55	100.00% 0.00	NR / NR NR	0.00 0.00
TOTAL PORTFOLIO		18,794.55	1.47%	18,794.55	1.47%	18,794.55 25.55	100.00% 0.00	NR / NR NR	0.00 0.00
TOTAL MARKET VALUE PLUS ACCRUED						18,820.10			

City of Brea

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**COUNCIL COMMUNICATION**

**TO:** Honorable Mayor and City Council Members  
**FROM:** Bill Gallardo, City Manager  
**DATE:** 06/02/2020  
**SUBJECT:** Successor Agency Disbursement Register for May 29, 2020

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**RECOMMENDATION**

Receive and file.

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**Attachments**

05-29-2020 SA Disbursement Register

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## Successor Agency Disbursement Register

Between May 25, 2020 12:00 AM and May 29, 2020 11:59 PM

Check #	Vendor Name	Check Date	Vendor #	Budget Unit	Description	Amount
2803	CITY OF BREA	05/29/2020	1003	511	REIMB COST 19/20 APR	\$2,330.54
<b>CITY OF BREA</b>					<b>Total Check Amount:</b>	<b>\$2,330.54</b>
2804	KEYSER MARSTON ASSOCIATES, INC.	05/29/2020	2005	813000000	PROJ AB FIS CONSULT	\$540.00
<b>KEYSER MARSTON ASSOCIATES, INC.</b>					<b>Total Check Amount:</b>	<b>\$540.00</b>
<b>Check Subtotal</b>						<b>\$2,870.54</b>
<b>TOTAL</b>						<b>\$2,870.54</b>