



**AGENDA ITEM**

**WRITTEN COMMUNICATIONS**

CITY COUNCIL MEETING OF: May 28, 2013

SUBMITTED BY: John A. McGlade   
Director of Public Works & Water Department

Date: May 28, 2013

**ATTACHED: RESOLUTION NO. 13-012**

SUBJECT: Resolution No. 13-012, setting the time, date, and place for a Public Hearing pursuant to Proposition 218 on the proposed formation of a city-wide assessment district under the Landscaping and Lighting Act of 1972 for the perpetual maintenance of street lighting, safety lighting, and traffic signal lighting systems and facilities called the "City-Wide Street Lighting Assessment District" (City-Wide SLAD) and approving the proposed District's Engineer's Report.

RECOMMENDATION: It is recommended that Resolution No. 13-012 and the proposed District's Engineer's Report be approved at this time.

FISCAL IMPACT: None

Budget Amount: \$0

Total Amount Budgeted in the Account: \$0

Remaining Balance: \$0

Budget Acct. No.:

Funding Source:

--Finance Division Use Only--  
Additional Appropriation:

No  
 Yes/\$Amount:

Chief Financial Officer Review /  
Approval \_\_\_\_\_

**DISCUSSION:**

At the April 16, 2013 City Council meeting, after a detailed presentation on the deficiencies of the existing street lighting sources of funding, Council authorized staff to move forward with the establishment of a City-Wide Street Lighting Assessment District to create a revenue source to fund the ongoing operation and maintenance of existing

and future street lighting, safety lighting, and traffic signals. The new assessment district is being formed in accordance with the Landscape and Lighting Act of 1972 of the Streets and Highways Code § 22500 et seq. and Proposition 218 and if passed, will establish an equitable city-wide assessment.

The approval of Resolution No. 13-012 sets the time, date, and place for a Public Hearing pursuant to Proposition 218 on the proposed formation of a city-wide assessment district under the Landscaping and Lighting Act of 1972 for the perpetual maintenance of street lighting, safety lighting, and traffic signal lighting systems and facilities and approves the proposed District's Engineer's Report for the proposed "City-Wide Street Lighting Assessment District" (City-Wide SLAD).

Upon approval of Resolution 13-012, ballots will be sent to all property owners within the proposed City-Wide SLAD, which follows the same boundary line as the City limits. The final step in the process is the compilation of all ballots that have been received and announcing the results at the City Council meeting of July 16, 2013.

Resolution No. 13-013 would confirm the formation of the new City-wide Street Lighting Assessment District should a majority of the weighted ballots that are received be in favor of the new assessment district. No further action will be taken if a majority of the weighted ballots received are not in favor of the new assessment district.

At this time, it is recommended that Resolution No. 13-012, setting the time, date, and place for the Public Hearing pursuant to Proposition 218 on the proposed the formation of a city-wide assessment district under the Landscaping and Lighting Act of 1972 for the perpetual maintenance of street lighting, safety lighting, and traffic signal lighting systems and facilities and approving the proposed District's Engineer's Report for the new "City-Wide Street Lighting Assessment District" be approved.

## RESOLUTION NO. 13-012

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VICTORVILLE SETTING THE TIME, DATE, AND PLACE FOR A PUBLIC HEARING PURSUANT TO PROPOSITION 218 ON THE PROPOSED FORMATION OF A CITY-WIDE ASSESSMENT DISTRICT UNDER THE LANDSCAPING AND LIGHTING ACT OF 1972 FOR THE PERPETUAL MAINTENANCE OF STREET LIGHTING, SAFETY LIGHTING, AND TRAFFIC SIGNAL LIGHTING SYSTEMS AND FACILITIES CALLED CITY-WIDE STREET LIGHTING ASSESSMENT DISTRICT (CITY-WIDE SLAD) AND APPROVING THE PROPOSED DISTRICT'S ENGINEER'S REPORT**

**WHEREAS**, on April 16, 2013 the City Council of the City of Victorville (the "City") was presented options for funding sources for the maintenance of the existing street lighting, safety lighting, and traffic signal lighting systems and facilities; and

**WHEREAS**, on April 16, 2013 the City Council of the City of Victorville directed staff to commence proceedings to form an assessment district proposed to be formed under the Landscaping and Lighting Act of 1972 (the "Act") and Proposition 218 in order to create a revenue source to fund the ongoing maintenance of the existing and future street lighting, safety lighting, and traffic signal lighting systems and facilities; and

**WHEREAS**, the Landscaping and Lighting Act of 1972 (the "Act", California Streets and Highways § 22500 *et seq.*) and Proposition 218 authorizes the formation of an assessment district for the purpose of funding the construction and maintenance of public improvements including street lighting; and

**WHEREAS**, the City Council of the City of Victorville desires to propose and establish City-Wide Street Lighting Assessment District as provided by the Act in order to create a revenue source to fund the ongoing maintenance of existing and future street lighting, safety lighting, and traffic signal lighting systems and facilities that are required, and have been required, by the City to be installed by developers as a condition of approval of their project ("Proposed District"); and

**WHEREAS**, if passed, the exterior boundaries of the Proposed District would be coterminous with the boundary of the City Limits, and is depicted on the Diagram of the Assessment District Boundaries, which is included as part of the Engineer's Report for City-Wide Street Lighting Assessment District, a copy of which shall be filed with and maintained by the City Clerk; and

**WHEREAS**, Proposition 218 establishes detailed requirements for the imposition of a "new or increased" special assessment;

**WHEREAS**, in addition to notice, ballot and hearing requirements, Proposition 218 requires the City to separate the general benefits from the special benefits conferred on a parcel, and to only assess the special benefits on that parcel; and

**WHEREAS**, Proposition 218 requires all assessments, including the formation of the Proposed District, to be supported by a detailed Engineer's Report prepared by a registered professional engineer, which is attached hereto as Exhibit "A" ("Engineer's Report");

**WHEREAS**, the City's proposed assessment will assess properties located within the Proposed District pursuant to the amounts stated in the Engineer's Report, but which equates to an Equivalent Dueling Unit amount for Fiscal Year 2013-2014 as stated in the Engineer's Report ("Assessment Amount") ; and

**WHEREAS**, pursuant to Proposition 218, the City must comply with applicable sections of Article XIII(D) of the California Constitution regarding the notice, hearing and protest procedures.

**NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF VICTORVILLE, HEREBY  
RESOLVES AS FOLLOWS:**

**Section 1. RECITALS**

The above recitals are true and correct and are incorporated herein by this reference.

**Section 2. FINDINGS**

The City Council hereby finds all of the following:

- a. The Assessment Amount does not exceed the reasonable cost of the proportionate special benefit conferred on each parcel.
- b. The proportionate special benefit derived by each identified parcel is determined in relationship to the entirety of the property-related service being provided
- c. The Assessment Amount is supported by a detailed engineer's report prepared by a registered professional engineer certified by the State of California.
- d. The parcels assessed are proportionately benefitted for the property-related service being provided.

**Section 3. ENGINEER'S REPORT**

- a. The City Engineer has prepared the Engineer's Report that (i) complies with the provisions set forth at Article 4 of Chapter 1 of the Landscaping and Lighting Act of 1972 (the "Act") and Proposition 218, and (ii) the Engineer's Report prepared in connection with the proposed formation of City-Wide Street Lighting Assessment District, an assessment district proposed to be formed under the "Act" and Proposition 218 for the

purpose of creating a revenue source to fund the ongoing maintenance of existing and future street lighting, safety lighting, and traffic signal lighting systems and facilities described in the Engineer's Report is hereby accepted and approved containing;

- I. Plans and specifications for the improvements.
  - II. A full and detailed description of the improvements.
  - III. An estimate of the cost of the proposed improvements, including incidental costs and expenses in connection therewith the proposed improvements. Increasing costs will be estimated as follows: a cost escalator for administrative costs based on the Consumer Price Index for (CPI) for the Riverside, San Bernardino-Ontario area and a cost escalator for electrical power costs as authorized by the California Public Utility Commission (CPUC) for supplying electrical power to street lights.
  - IV. An assessment of the estimated cost of the improvements on each benefited lot or parcel of land within the Proposed District.
  - V. A proposed assessment of the total amount of the costs and expenses of the improvements upon the several lots and parcels of land within the Proposed District, in proportion to the estimated benefits to be received by such lots and parcels.
  - VI. A list of Assessor's Parcel Numbers (APN), the names and addresses (where applicable) of the owners, of real property within the Proposed District, as shown on the last equalized roll of the Assessor of the County of San Bernardino.
  - VII. The Diagram of the Proposed District boundaries showing the exterior boundaries of the Proposed District, the boundaries of any zones within the Proposed District and the lines and dimensions of each lot or parcel of land within the Proposed District.
  - VIII. A special benefit determination, that separates the general benefits from the special benefits conferred on the parcel;
- b. The City Council hereby accepts and approves the proposed Engineer's Report, dated May 28, 2013 containing a full and detailed description of the improvements, the boundaries of the Proposed District and any zones therein, the proposed assessments upon assessable lots and parcels of land within the Proposed District and meeting all other criteria of the Act applicable to the Engineer's Report.

#### **Section 4. BASIS UPON WHICH THE PROPOSED ASSESSMENTS ARE CALCULATED**

The basis upon which the proposed assessment is calculated requires dividing the proposed District's annual budget by the total number of Equivalent Dwelling Units

(EDU's) to get the Assessment Amount per EDU; then multiplying the Assessment per EDU by the Total Number of EDU's assigned to each Assessor's Parcel Number (APN).

Assessment will be levied against properties as shown on the tax rolls by Assessor's Parcel Number. To assure the fair apportionment of special benefits and distribution of assessable costs among all parcels or lots, the characteristics identified herein will be used to determine each parcel's, or lot's, apportionment and distribution.

- a. The Equivalent Dwelling Unit (EDU), the most appropriate and equitable method for lighting districts will be the basic unit for calculating the assessment and shall be defined as a standard single-family residential parcel, thus one-(1) standard single-family residential parcel equals one (1) EDU.
- b. A parcel's, or lot's, size and land-use is factoring characteristic in the methodology in which a parcel's, or lot's, land-use is converted to EDU's based upon the defined land-use factor for each parcel, or lot.
- c. A parcel, or lot, that is developed or vacant is another characteristic factor.
- d. Another defining characteristic is a parcel's, or lot's, proximity to a paved street will determine if it is remote or not. Parcels, or lots, adjacent to a paved street will not be considered remote while those parcels, or lots, not adjacent to a paved street will be identified as remote.
- e. Parcels with an approved tentative tract map, or tentative subdivision map, for single-family or multi-family, and approved by the City's Planning Commission and has not expired will be another defining characteristic.
- f. Parcels, or lots, of subdivisions that do not have any street lighting currently will also be a factoring characteristic.

Part E of the proposed District's Engineer's Report provides a list of each parcel, or lot, by Assessor Parcel Numbers (APN's), its land-use type and factor, number of EDU's assigned, and the APN's total amount of assessment.

#### **Section 5. DURATION OF THE ASSESSMENT AMOUNT.**

The city-wide assessment district proposed to be formed under the Landscaping and Lighting Act of 1972 (the "Act") is to create a revenue source to fund the perpetual maintenance of the street lighting, safety lighting, and traffic signal lighting systems and facilities.

#### **Section 6. NOTICE AND PROTEST PROCEDURES**

The special notice proceeding on the Proposed District formation and Assessment Amount pursuant to Article XIII(D) of the California Constitution and Section 53753 of the Government Code consists of a mailed notice, distributed to the property owners of record within the City so affected as of the County's last equalized roll. The notice shall be in writing and shall state at least all of the following:

- a. the total amount of the proposed Assessment Amount chargeable to the entire district;
- b. and the amount chargeable to the record owner's parcel;
- c. the duration of the payments;
- d. the reason for the proposed Assessment Amount;
- e. The basis upon which the proposed Assessment Amount was calculated;
- f. The date, time, and location of the Public Hearing;
- g. Procedures for the completion, return and tabulation of the assessment ballots;
- h. The notice and ballot to be translated into the Spanish language;
- i. A statement that the proposed Assessment Amount shall not be imposed if the ballots submitted in opposition to the assessment exceed the ballots submitted in favor of the assessment, with ballots weighted according to the proportional financial obligation of the affected property.

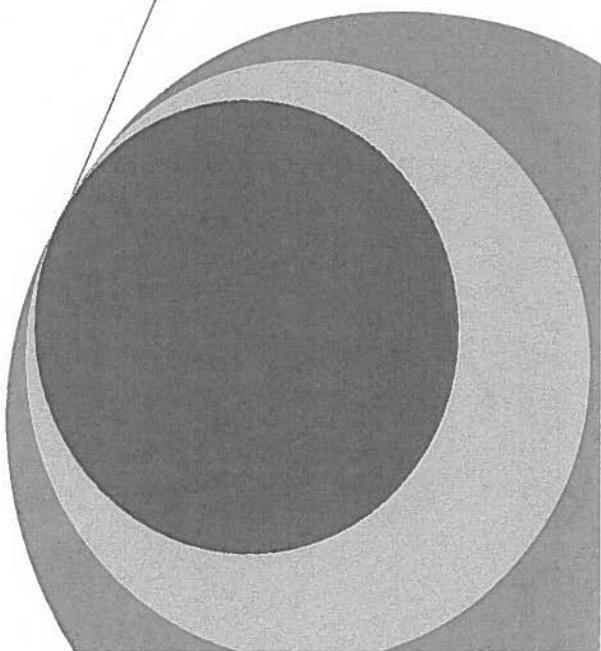
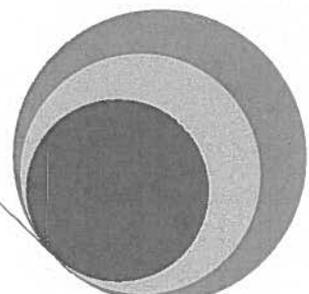
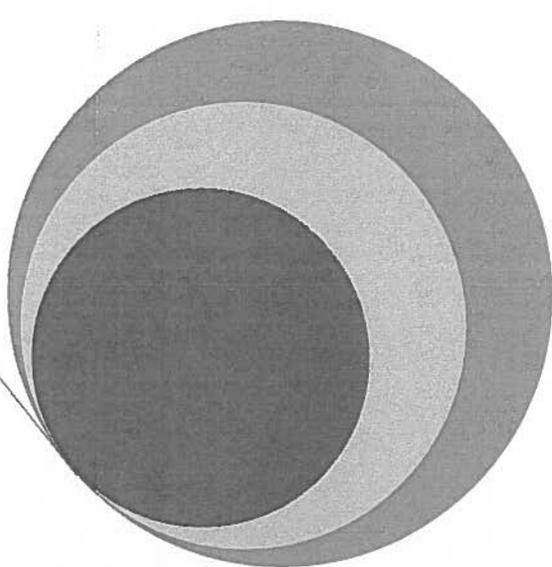
#### **Section 7. HEARING DATE ON THE PROPOSED FORMATION**

The City Council shall conduct a public hearing on the formation of Street Lighting Assessment District No. 2 at 7:00 p.m. (or as soon thereafter as the matter may be heard) on July 16, 2013 at the City Council Chambers, 14343 Civic Drive, Victorville, CA 92392.

#### **Section 8. CITY CLERK**

The City Clerk shall certify to the passage and adoption of this Resolution; shall enter the same in the book of original Resolutions of the City; and shall make a minute of passage and adoption thereof in the records of the proceedings of the City Council, in the minutes of the meeting at which the Resolution is passed and adopted. This Resolution shall take effect immediately.

**EXHIBIT "A"**  
**ENGINEER'S REPORT**



# **PROPOSED CITY-WIDE STREET LIGHTING ASSESSMENT DISTRICT**

## **ENGINEER'S REPORT**

A City-Wide Street Lighting Assessment District (City-Wide SLAD) is proposed to fund the operation and maintenance of the City's street lighting, safety lighting, and traffic signal lighting systems and facilities in a fair and equitable manner. All parcels that receive a special benefit would participate by paying an annual assessment amount as specified herein. The Ad Valorem Tax shall fund the operation and maintenance of the lighting systems to parcels that receive only a general benefit.

Upon voter approval of the City-Wide SLAD, the City's existing Street Lighting Assessment District No. 2 (SLAD 2) and South Victorville Lighting District No. 1 (SVLD 1) would be dissolved.

**C. Prueitt**  
**5/23/2013**

**ENGINEER'S REPORT**

**CITY OF VICTORVILLE  
CITY-WIDE STREET LIGHTING ASSESSMENT DISTRICT  
FOR THE FISCAL YEAR 2013-14**

The undersigned respectfully submits the enclosed Engineer's Report as directed by the City Council on May 28, 2013. The report, assessments, and assessment diagram herein have been prepared and computed in accordance with the order of the City Council of the City of Victorville, the 1972 Landscape and Lighting Act, and Proposition 218. The undersigned certifies that he is a Professional Engineer, registered in the State of California.



Dated: 5-23-2013

Brian W. Gengler  
By: Brian Gengler, City Engineer  
R.C.E. No. 44730, exp. 3/31/14

I HEREBY CERTIFY that the enclosed Engineer's Report, together with the Assessment Roll and Assessment Diagram thereto attached was filed with me on the \_\_\_\_ day of \_\_\_\_\_, 2013.

City Clerk, City of Victorville  
County of San Bernardino, California

By: \_\_\_\_\_

I HEREBY CERTIFY that the enclosed Engineer's Report, together with the Assessment Roll thereto attached was approved and confirmed by the City Council of the City of Victorville, California on the \_\_\_\_ day of \_\_\_\_\_, 2013.

City Clerk, City of Victorville  
County of San Bernardino, California

By: \_\_\_\_\_

I HEREBY CERTIFY that the enclosed Engineer's Report, together with the Assessment Roll thereto attached was filed with the County Auditor-Controller of the County of San Bernardino, California on the \_\_\_\_ day of \_\_\_\_\_, 2013.

City Clerk, City of Victorville  
County of San Bernardino, California

By: \_\_\_\_\_

## ENGINEER'S REPORT

### CITY OF VICTORVILLE CITY-WIDE STREET LIGHTING ASSESSMENT DISTRICT FOR THE FISCAL YEAR 2013-14

#### **PURPOSE**

The purpose of this report is to set forth the findings and the engineering analysis for the establishment of the City of Victorville, City-Wide Street Lighting Assessment District (hereinafter called City-Wide SLAD or District) for the subject year, in compliance with the requirements of Article 4, Chapter 1, of the Landscape and Lighting Act of 1972 (hereinafter called "1972 Act") which is Part 2, Division 15 of the California Streets and Highways Code 1972 (hereinafter called "the Act").

The City-Wide Street Lighting Assessment District (SLAD) is necessary to supplement certain revenues generated by the City and to finance the costs associated with the special benefits that provide, operate, and maintain the City's street lighting, safety lighting, and traffic signal lighting systems and facilities for the City of Victorville. In accordance with "the Act", this report is necessary to;

- Describe the improvements to be constructed, operated, maintained, replaced, rehabilitated, and serviced within the District; and,
- Provide a means for the administration, construction, operation, maintenance, replacement, rehabilitation and servicing of the improvements within the District; and,
- Provide an estimated budget for the District; and,
- Provide the method of apportionment for all parcels within the District; and,
- List the proposed assessments to be levied upon each assessable parcel within the District.

#### **BACKGROUND**

The "1972 Act", as did its predecessor, the Street Lighting Act of 1919 (hereinafter called "Acts"), permits the establishment of assessment districts by cities for the purpose of providing for the maintenance of certain public improvements, which include the facilities existing within the proposed assessment district. In accordance with the "Acts", the City of Victorville had previously formed the following Street Lighting Assessment Districts;

- **City of Victorville Lighting District – 1977, established May 23, 1977**  
This was established in order to install and maintain certain lighting fixtures and furnish energy for street lighting throughout the City following the same boundary as the City's as it existed on May 23, 1977. The district was approved for a specific period of 10 years that began July 1, 1977 and was to end on June 30, 1987. However, on June 3, 1986, an extension of time was approved making the District end date June 30, 2007. There were no further extensions and the district has expired.

- ✚ **South Victorville Lighting District No. 1, established 1986**  
SLVD 1 was comprised of three benefit zones (Zones A, B & C) that assessed each equivalent dwelling unit (EDU) by its proportional share of the district's operation and maintenance costs annually. This District has been inactive since 1998.
  
- ✚ **Street Lighting Assessment District #2, established FY07-08**  
SLAD 2 was established in order to cover the operation and maintenance costs of street lighting for new housing tracts as they were constructed by developers, as a condition of approval of their tract.

The districts were formed to provide funding for the operation and maintenance of the street lighting systems. However, only one district, Street Lighting Assessment District #2 (SLAD 2), remains in effect. In addition, the City receives revenue from the County of San Bernardino for street lighting from its share of the 1% general tax (ad valorem) levied taxable property. The revenues received are inadequate to fund street lighting operating costs in the City for street lights not in Street Lighting Assessment District #2.

The City Council at the April 16, 2013 meeting approved moving forward with the appropriate steps to form the City-Wide SLAD as a means to provide the highest level of service for the operation and maintenance of street lighting, safety lighting, and traffic signal lighting systems and facilities. In addition, the administration costs will be reduced by consolidating the administration under a single district. The new City-Wide SLAD will provide funding for the administration, construction, operation, maintenance, rehabilitation, replacement, and servicing of the street lighting, safety lighting, and traffic signal lighting systems and facilities within the proposed District boundaries that follow the current boundary line of the City limits.

### **CONFORMANCE WITH PROPOSITION 218**

Due to the passage of Proposition 218 (Prop. 218) that was approved in November 5, 1996 and was added to Article XIID of the California State Constitution, the noticing and balloting requirements and other applicable provisions of Proposition 218 shall be followed with respect to the formation of the proposed City-Wide SLAD.

Additionally, all existing assessment districts are required to be ratified by the property owners following the new procedures passed under Proposition 218 with the following exceptions;

- 1) Any assessment district imposed exclusively to finance the capital cost or maintenance and operation expenses for streets; or
- 2) Any assessments levied pursuant to a petition signed by persons owning all the parcels subject to the assessment at the time the assessment was initially imposed.

Any assessments initially exempt from Proposition 218, will need to comply with the new procedures for any future increases of the assessment rate unless the increase was originally anticipated in the assessment rate formula.

Any assessments initially exempt from Proposition 218, will need to comply with the new procedures for any future increases of the assessment rate unless the increase was originally anticipated in the assessment rate formula.

The following basic steps for establishing a new assessment district in conformance with Proposition 218, such as the herein described proposed City-Wide Street Lighting Assessment District, are;

Step 1: The City will prepare and mail, 45-days prior to the public hearing date, to all affected property owners a Notice of Public Hearing and assessment ballot. The Notice of Public Hearing must describe (a) the reason of the proposed assessment, (b) the date and time of the public hearing, and (c) provide a clear means to of the property owner to mark and sign their approval or opposition to the formation of the proposed assessment.

Step 2: The public hearing where property owners are given the opportunity to address the City Council and all returned ballots will be counted and the results announced at the end of the City Council meeting. Property owners may ask questions, voice their concerns, or endorse the proposed assessment district.

Step 3: The City Council may approve the proposed assessment district if there is no majority protest or not approve the proposed assessment if there is a majority protest. In accordance with Article XIII D, a majority protest exists if the number of ballots submitted in opposition exceeds those submitted in favor of the assessment district.

**FISCAL YEAR 2013-2014  
CITY OF VICTORVILLE  
ENGINEER'S REPORT**  
PREPARED PURSUANT TO THE PROVISIONS OF THE  
LANDSCAPING AND LIGHTING ACT OF 1972,  
SECTION 22500 THROUGH 22697,  
OF THE CALIFORNIA STREETS AND HIGHWAYS CODE

Pursuant to Part 2 of Division 15 of the Streets and Highways Code of the State of California, and in accordance with Resolution 13-012 adopted by the City Council of the City of Victorville, State of California, in connection with the proceedings for:

**CITY OF VICTORVILLE  
CITY-WIDE  
STREET LIGHTING ASSESSMENT DISTRICT  
(CITY-WIDE SLAD)**

hereinafter referred to as the "proposed District", I, Brian Gengler, PE, the City Engineer, of the City of Victorville, submit herewith the "Report" consisting of six (6) parts as follows:

**PART A**

Plans and specifications for the improvements are as set forth on the lists thereof, attached hereto, and are on file in the Office of the City Engineer.

**PART B**

An estimate of the cost of the proposed improvements, including incidental costs and expenses in connection therewith, is as set forth on the lists thereof, attached hereto, and is on file in the Office of the City Clerk.

**PART C**

An assessment of the estimated cost of the improvements on each benefited lot or parcel of land within the "proposed District".

**PART D**

A proposed assessment of the total amount of the costs and expenses of the improvements upon the several lots and parcels of land within the "proposed District", in proportion to the estimated benefits to be received by such lots and parcels, is set forth upon the revised assessment roll filed herewith and made part hereof.

### **PART E**

A list of Assessor's Parcel Numbers (APN), the names and addresses (where applicable) of the owners, of real property within the "proposed District", as shown on the last equalized roll of the Assessor of the County of San Bernardino. The list is keyed to the records of the Assessor of the County of San Bernardino which are incorporated herein by reference.

### **PART F**

The Diagram of the "proposed District" Boundaries showing the exterior boundaries of the "proposed District", the boundaries of any zones within the "proposed District" and the lines and dimensions of each lot or parcel of land within the "proposed District" has been submitted to the Clerk of the City. The lines and dimensions of each lot or parcel within the "proposed District" are those lines and dimensions shown on the maps of the Assessor of the County of San Bernardino for the year when this Report was prepared. The Assessor's maps and records are incorporated by reference herein and made part of this report.

**PART A – PLANS AND SPECIFICATIONS**

**DESCRIPTION OF IMPROVEMENTS FOR THE CITY OF VICTORVILLE  
 CITY-WIDE STREET LIGHTING ASSESSMENT DISTRICT  
 FISCAL YEAR 2013-2014**

**LOCATION**

The proposed City-Wide Street Lighting Assessment District (hereinafter called "proposed District") is located in the City of Victorville, State of California. The boundary of the proposed District is described as that of the boundary line of the City of Victorville's City limits as of June 30, 2013.

All of the improvements are located within public property, public right-of-way, and dedicated easements.

**FACILITIES**

A list of the improvements is as set forth and attached hereto.

**STREET LIGHTING - 6,948 Total**

- A. 6,546 street lights that are owned by Southern California Edison (SCE)
- B. 40 street lights that are city-owned and maintained
- C. 38 street lights are owned and maintained by Victorville Municipal Utility Services (VMUS)
- D. 324 safety street lights

**TRAFFIC SIGNALS – 116 Total**

- A. City of Victorville owned and maintained – 66 Total

7th St. @ B St.	Bear Valley Rd. @ Pacoima Rd.
7th St. @ Desert Knolls Dr.	Bear Valley Rd. @ Ridgecrest Rd.
7th St. @ East Sage St.	Bear Valley Rd. @ Topaz Rd.
7th St. @ Forrest Ave.	Civic Dr. @ Seneca Rd.
7th St. @ Green Tree Blvd.	El Evado Rd. @ Hook Blvd.
7th St. @ La Paz Dr.	El Evado Rd. @ Seneca Rd.
7th St. @ Lorene Dr.	Green Tree Blvd. @ 3rd Ave./Rodeo Dr.
7th St. @ Mojave Dr.	Green Tree Blvd. @ Arrowhead Dr.
7th St. @ Victor St.	Green Tree Blvd. @ Burning Tree Dr.
Air Express Wy. @ Gateway Dr.	Green Tree Blvd. @ Golf X-ing
Air Express Wy. @ George Blvd.	Hesperia Rd. @ Cherry Hill Dr.
Air Express Wy. @ National Trails Hwy.	Hesperia Rd. @ Crestview Dr.
Air Express Wy. @ Nevada Ave.	Hesperia Rd. @ Green Tree Blvd.
Air Express Wy. @ Phantom East	Hesperia Rd. @ Jasmine St.
Air Express Wy. @ Phantom West	Hesperia Rd. @ Nisqualli Rd.
Air Express Wy. @ Village Dr.	Hesperia Rd. @ Seneca Rd.
Amargosa Rd. @ Desert Escape	Hesperia Rd. @ Silica Dr.
Amargosa Rd. @ Dos Palmas Rd.	Hook Blvd. @ Arlette Dr.
Amargosa Rd. @ La Mesa Rd.	La Paz Dr. @ Seneca Rd./Mesa Dr.
Amargosa Rd. @ Luna Rd.	La Paz Dr. @ Valley Center Dr.
Amargosa Rd. @ Mall Blvd.	Mariposa Rd. @ Cottonwood Ave.

Amargosa Rd. @ Mojave Dr.	Mariposa Rd. @ Nisqualli Rd.
Amargosa Rd. @ Roy Rogers Dr.	Mojave Dr. @ Del Rey Dr.
Amargosa Rd. @ Seneca Rd.	Mojave Dr. @ El Evado Rd.
Amargosa Rd. @ Village Dr.	Mojave Dr. @ La Paz Dr.
Amethyst Rd. @ La Mesa Rd.	Mojave Dr. @ Village Dr.
Amethyst Rd. @ Luna Rd.	Nisqualli Rd. @ 11th Ave.
Bear Valley Rd. @ Amargosa Rd.	Nisqualli Rd. @ 3rd Ave
Bear Valley Rd. @ Amethyst Rd.	Nisqualli Rd. @ 7th St.
Bear Valley Rd. @ Dunia Rd.	Nisqualli Rd. @ Balsam Rd.
Bear Valley Rd. @ Industrial Blvd.	Roy Rogers Dr. @ Civic Dr.
Bear Valley Rd. @ Mall Blvd.	Roy Rogers Dr. @ Desert Sun
Bear Valley Rd. @ Mesa Linda Ave./Eagle Ranch Pkwy.	Village Dr. @ Blue Canyon Rd.

**B. City of Victorville maintained but multi-jurisdictional owned – 17 Total**

Air Expressway Wy. @ Adelanto Rd.	Bear Valley Rd. @ Hesperia Rd.
Amethyst Rd. @ Dos Palmas Rd.	Bear Valley Rd. @ I Ave.
Bear Valley Rd. @ 11th Ave.	Bear Valley Rd. @ Jacaranda Ave.
Bear Valley Rd. @ 2nd Ave.	Bear Valley Rd. @ Locust Ave.
Bear Valley Rd. @ 5th Ave.	Bear Valley Rd. @ Mariposa Rd.
Bear Valley Rd. @ 7th Ave.	Bear Valley Rd. @ Spring Valley Pkwy.
Bear Valley Rd. @ Balsam Rd.	Ridgecrest Rd. @ Pebble Beach Dr.
Bear Valley Rd. @ Cottonwood Ave.	Ridgecrest Rd. @ Pahute St.
Bear Valley Rd. @ Fish Hatchery Rd.	

**C. Cal Trans owned and maintained (City Pays Electricity Costs.) – 33 Total**

HWY. 18/D St. @ 4th St.	HWY. 395 @ Cactus Rd.
HWY. 18/D St. @ 7th St.	HWY. 395 @ Dos Palmas Rd.
HWY. 18/D St. @ Hesperia Rd.	HWY. 395 @ Eucalyptus St.
HWY. 18/Palmdale Rd. @ Adelanto Stater Bros.	HWY. 395 @ Luna Rd.
HWY. 18/Palmdale Rd. @ Amargosa Rd	HWY. 395 @ Mojave Dr.
HWY. 18/Palmdale Rd. @ Amethyst Rd.	Interstate-15 North Bound Ramp @ Bear Valley Rd.
HWY. 18/Palmdale Rd. @ Aster Rd.	Interstate-15 North Bound Ramp @ E St.
HWY. 18/Palmdale Rd. @ El Evado Rd.	Interstate-15 North Bound Ramp @ HWY. 18/D St.
HWY. 18/Palmdale Rd. @ HWY. 395	Interstate-15 North Bound Ramp @ Mojave Dr.
HWY. 18/Palmdale Rd. @ HWY. 395	Interstate-15 North Bound Ramp @ Nisqualli Rd.
HWY. 18/Palmdale Rd. @ Kentwood Blvd.	Interstate-15 North Bound Ramp @ Roy Rogers Dr.
HWY. 18/Palmdale Rd. @ Mariposa Rd.	Interstate-15 South Bound Ramp @ Amargosa Rd.
HWY. 18/Palmdale Rd. @ Monte Vista Rd	Interstate-15 South Bound Ramp @ Bear Valley Rd.
HWY. 18/Palmdale Rd. @ Park Ave	Interstate-15 South Bound Ramp @ E St.
HWY. 18/Palmdale Rd. @ Stoddard Wells Rd	Interstate-15 South Bound Ramp @ HWY. 18/D St.
HWY. 395 @ Adelanto Stater Bros.	Interstate-15 South Bound Ramp @ Roy Rogers Dr.
HWY. 395 @ Bear Valley Rd.	

**DESCRIPTION OF COSTS**

The proposed District costs for the operation, maintenance, rehabilitation, and improvement and servicing of the street lighting, safety lighting, and traffic signal lighting systems and facilities are as identified herein. Reference is made to Part "D" of this Report for the discussion of the special benefit and method of apportionment for the improvements associated with them.

### **Description of Services**

The services to be provided in the proposed District consist of all aspects of the administration, construction, operation, maintenance, rehabilitation, replacement, and servicing of the street lighting, traffic signals, and appurtenant facilities, including but not limited to personnel, contractual services, energy, utilities (such as water), graffiti removal, construction activities (such as grading, concrete, pavement, etc.), installation of new systems and facilities, operation, maintenance, rehabilitation, and servicing of the facilities described herein.

### **Description of Improvements**

The improvements to be provided in the proposed District include, but are not limited to; poles, fixtures, bulbs, conduits, miscellaneous equipment, including but not limited to; wiring, electrical guys, anchors, posts and pedestals, metering devices, controllers, and appurtenant facilities as required to provide street lighting and safety lighting located within the public rights-of-ways, easements, and signaled intersections which have been constructed and those which may be subsequently constructed within the proposed District boundaries.

Plans and specifications for the improvements are as set forth on the lists thereof, attached hereto, and are on file in the Office of the City Engineer.

**PART B – ESTIMATE OF COST**

The estimated costs of the operation, maintenance, servicing and construction of the improvements for the proposed District for fiscal year 2013-2014, as described in Part A, are summarized herein and described below. Construction is defined as the replacement or upgrade of existing improvements. Each year as part of the assessment district process and in compliance with the Landscaping and Lighting Act of 1972, the expenditures are reviewed and the annual costs are estimated for the next fiscal year. Shown below are the estimated costs, special benefit, City contribution amounts and funding sources.

Description	Estimated FY13-14 Budget	Special Benefit	Less City Contribution	Source of City Contribution	District Est. FY 13-14 Budget
Local Roads	\$855,469	100%	\$0	N/A	\$855,469
Arterial Roads	\$416,188	25%	\$312,141	75% Ad Valorem	\$104,047
Traffic Signals	\$441,130	50%	\$220,565	25% Ad Valorem & 25% Measure I	\$220,565
Parking Lots & Park-N-Rides	\$14,145	0%	\$14,145	N/A	\$0
<b>TOTAL</b>	<b>\$1,726,932</b>		<b>\$546,851</b>		<b>\$1,180,081</b>

The 1972 Act requires that a special fund be established and maintained for the revenues and expenditures of the District. Funds raised by assessment shall be used only for the purposes as stated herein. A contribution to the proposed District by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance remaining on June 31 of each year must be carried over to the next fiscal year.

## **PART C – ASSESSMENT ROLL**

The proposed assessment and the amount of the assessments for Fiscal Year 2013-2014 apportioned to each lot or parcel, by Assessor's Parcel Number (APN), as shown on the latest roll at the Office of the Assessor in the County of San Bernardino, are submitted in a separate document titled "Assessment Roll for the City of Victorville City-Wide Street Lighting Assessment District, Fiscal Year 2013-2014". This document is on file in the Office of the City Clerk of the City of Victorville.

The description of each APN is part of the records of the Assessor of the County of San Bernardino and these records are, by reference, made a part of this Report. The following identifies the number of lots, or parcels, affected and the amount of the assessment of the proposed District:

1. Number of lots/parcels to be assessed: 41,488
2. Total amount of assessment to be collected for FY 2013-2014:  
\$1,180,081.00
3. Amount each parcel is to be assessed: The assessment amount for Fiscal Year 2013-2014 varies for each lot, or parcel, per Part D, Section II, herein. Each parcel is converted to EDU's based upon the EDU factor, type of land use, and other identifying characteristics as defined herein.  
  
A spreadsheet entitled "Assessment Roll for the City of Victorville City-Wide Street Lighting Assessment District, Fiscal Year 2013-2014" shall be on file in the Office of the City Clerk of the City of Victorville.
4. Total number of EDU's for all land use types for FY 2013-2014:  
84,391.86
5. Assessment amount per EDU for FY 2013-2014: \$13.98

## **PART D – METHOD OF APPORTIONMENT OF ASSESSMENT**

### **I. GENERAL**

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by cities for the purposes of providing certain public improvements which include operation, maintenance, rehabilitation, and servicing of street lighting, safety lighting, and traffic signal lighting systems and facilities.

The 1972 Act requires that maintenance assessments be levied according to benefit rather than assessed value. Section 22573 provides that, "*The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefit to be received by each such lot or parcel from the improvements.*"

The "Act" permits the designation of zones of benefit within any individual assessment district if "*by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement*" (Section 22547). Therefore, the Act requires the levy of a true "assessment" rather than a "special tax".

In addition, Prop. 218 require that a lot's or parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that lot or parcel. Prop. 218 provides that only special benefits are assessable and the City must separate the general benefits from the special benefits.

### **II. EQUIVALENT DWELLING UNITS**

Since the assessment will be levied against properties as shown on the tax rolls, the final charges must be assigned an Assessor's Parcel Number (APN). To assure the fair apportionment of special benefits and distribution of assessable costs among parcels, a lot's or parcel's size, and land use will be used to determine the apportionment and distribution. Therefore, the Equivalent Dwelling Unit (EDU) will be the basic unit for calculating the assessment and shall be defined as a standard single-family residential parcel (SFR). The EDU method is the most appropriate and equitable for lighting and landscaping districts, as the benefit to each parcel from the improvements are apportioned as a function of land-use type and size. Thus, all land uses and lot sizes will be in relation to the standard single-family residential parcel. Therefore, one (1) standard single-family residential parcel equals one (1) EDU.

The methodology developed calculates the EDU's for other residential land use parcels and for non-residential land use parcels. Every land use is converted to EDU's based on the assessment formula appropriate for the City. Apartments

are converted to EDU's based on the number of dwelling units on each parcel of land. Office Professional, Commercial and Industrial land use parcels are converted to EDU's based on the lot size of each parcel of land.

**Single Family Residential (SFR):**

The SFR parcel has been selected as the basic unit for calculation of the benefit assessments. This basic unit shall be called an Equivalent Dwelling Unit or EDU.

- Parcels, or lots, designated as Single Family Residential (SFR) land-use will be assigned one (1.00) EDU's per parcel, or lot including vacant subdivided residential lots, or parcels.
  - SFR lots, or parcels, that are developed but remote; or, are vacant and remote within recorded subdivision maps; or, are vacant and have an approved tentative map with entitlements but have not yet recorded, will be assessed 0.50 EDU's per parcel, or lot. The calculation would be based upon the future designated number of lots, or parcels, multiplied by the EDU factor.
  - SFR lots, or parcels, that are vacant; or, are vacant, remote, and have an approved tentative map with entitlements but have not yet recorded, will be assigned 0.25 EDU's per parcel, or lot. The calculation would be based upon the future designated number of lots, or parcels, multiplied by the EDU factor.
  - SFR lots, or parcels, that have acreage, are not subdivided, are vacant, and are not remote will be assigned 0.25 EDU's per parcel, or lot.
  - SFR Rural Residential lots, or parcels, that do not have Street Lights installed and are developed or vacant will be assigned 0.25 EDU's per parcel, or lot.
  - SFR lots, or parcels that are developed but in a local area without street lights will be assessed at 0.25 EDU's per parcel, or lot.
  - SFR lots, or parcels, that have acreage, are not subdivided, are vacant, and are remote will be assigned 0.00 EDU's per parcel, or lot.
- ❖ Remote is defined as a parcel, or lot, not adjacent to a paved street that may or may not be fully improved with curb or gutter.

**Multi-Family Residential:**

Multi-Family Residential (Multi-Family) are land-use lots, or parcels, that include Mobile Home Parks, Condominiums, and Apartments. Multi-Family lots, or parcels, are proposed to be determined by multiplying the number of dwelling units on each lot or parcel by the relative population density of these types of dwelling units as determined by studies identified in the Institute of Transportation Engineers Information Report Trip Generation, latest edition. Therefore, the EDU's assigned to Multi-Family Residential will be the product of the number of dwelling units multiplied by an EDU factor of 0.80.

- Parcels, or lots, designated as Multi-Family Residential land-use (Multi-Family) will be assigned 0.80 EDU's per lots, or parcels unit, including vacant subdivided Multi-Family Residential lots, or parcels.
  - Multi-Family parcels, or lots, that are developed but remote; or, are vacant and remote within recorded subdivision maps; or, are vacant and have an approved tentative map with entitlements but have not yet recorded, will be assessed 0.40 EDU's per parcel, or lot. The calculation would be based upon the future designated number of lots, or parcels, multiplied by the EDU factor.
  - Multi-Family parcels, or lots, that are vacant; or, are vacant, remote, and have an approved tentative map with entitlements but have not yet recorded, will be assigned 0.20 EDU's per parcel, or lot. The calculation would be based upon the future designated number of lots, or parcels, multiplied by the EDU factor.
  - Multi-Family lots, or parcels, that have acreage, are not subdivided, are vacant, and are not remote will be assigned 0.25 EDU's per parcel, or lot.
  - Multi-Family lots, or parcels, that have acreage, are not subdivided, are vacant, and are remote will be assigned 0.00 EDU's per parcel, or lot.
- ❖ Remote is defined as a parcel, or lot, not adjacent to a paved street that may or may not be fully improved with curb or gutter.

**Office Professional, Commercial and Industrial:**

It is proposed that lots and parcels with a land-use of Office Professional, Commercial or Industrial will be converted to EDU's using the factor of four (4) EDU's per acre.

- Office Professional, Commercial and Industrial land-use lots, or parcels, will be assessed four (4) EDU's per acre or any portion thereof as explained herein.
- Office Professional, Commercial and Industrial land-use lots, or parcels, that are vacant will be assigned EDU's at a rate of 50% of the developed Office Professional, Office Professional, Commercial and Industrial land-use lots or parcels, or two (2) EDU's per acre.

**Public Property and Institutional:**

Public Property and Institutional, Open Space, and Agriculture land-use equivalencies are to be determined by their use and will be subject to the same assessment amount as private property with the same use.

**Public Property**

- Public Property will be assessed the same as private property and based on the lot's, or parcel's, land-use. For example, Police Station, and City Hall would be assessed the same as the Office Professional, Commercial and Industrial land-use using the factor of four (4) EDU's per acre for developed and two (2) EDU's per acre for vacant lots, or parcels. However, the Green Tree Golf Course would be assessed the same as a developed SFR, one (1) EDU per lot, or parcel.

**Schools**

- Schools will be assessed the same as the Office Professional, Commercial and Industrial land-use. The lots, or parcels, that make up a school site will be converted to EDU's using the factor of four (4) EDU's per acre or any portion thereof.
- School lots, or parcels, that are vacant will be assigned EDU's at a rate of 50% of the developed School lots, or parcels, and of developed Office Professional, Office Professional, Commercial and Industrial land-use lots or parcels, or two (2) EDU's per acre.

**Institutions**

- Institutions, such as prisons, will be assigned the same as the Office Professional, Commercial and Industrial land-use. The lots, or parcels, of the Prison will be converted to EDU's using the factor of four (4) EDU's per acre or any portion thereof.
- Vacant institutions, such as prisons, will be assigned EDU's at a rate of 50% of the developed institutional lots, or parcels, and of developed Office Professional, Office Professional, Commercial and Industrial land-use lots or parcels, or two (2) EDU's per acre.

**Parks, Open Space, and Agriculture:**

Parks, Open Space, and Agriculture land-use equivalencies are to be determined by their use and will be converted to EDU's using the factor of one (1) EDU's per acre.

**Parks and Open Space**

- Parks and Open Space that are developed will be assigned EDU's the same as Single-Family Residential lots, or parcels, one (1) EDU per lot, or parcel.
- Parks and Open Space lots, or parcels, vacant will be assigned 0.50 EDU's per dwelling unit.

**Agriculture**

- Agriculture lots, or parcels, that are developed will be assigned EDU's the same as Single-Family Residential lots, or parcels, one (1) EDU per lot, or parcel.
- Agriculture lots, or parcels, vacant will be assigned 0.50 EDU's per dwelling unit.

**Exempt:**

The following areas would be exempt from the assessment; public streets, public avenues, public boulevards, public lanes, public roads, public drives, public courts, public ways, public alleys, public easements and rights-of-ways, public greenbelts, open space, parkways, and that portion of public property that is not developed and used for business purposes similar to land-uses of private commercial, industrial, and institutional activities. Additionally, utility rights-of-ways, easements, drainage channels, drainage basins and parcels that are used solely for the purpose of accessing entry to parcels, and those parcels that have been vacated by the City that have little to no value and don't benefit from the improvements are also proposed to be exempted from assessment.

**SUMMARY OF EQUIVALENT DWELLING UNIT (EDU) RATES**

Land Use Category	Basic Unit	X	EDU Factor	=	EDU Rates
Single-Family Residential (SFR) Developed; or, Vacant w/Recorded Subdivision	1 D.U.	X	1	=	1.0 EDU/DU
SFR Developed & Remote; or, SFR Vacant & Remote w/Recorded Subdivision; or, SFR Vacant w/Approved Tentative Map with Entitlements	1 D.U.	X	0.50	=	0.50 EDU/DU
SFR Vacant & Remote w/Approved Tentative Map with Entitlements; or, SFR Vacant Acreage not Remote; or, SFR Rural Residential w/out Street Lights & Developed or Vacant	1 D.U.	X	0.25	=	0.25 EDU/DU
SFR Vacant Acreage Remote	1 D.U.	X	0.00	=	0.00 EDU/DU
Multi-Family Residential (Multi-Family) Developed; or, Vacant w/Recorded Subdivision	1 D.U.	X	0.8	=	0.80 EDU/DU
Multi-Family Vacant & Remote w/Recorded Subdivision; or, Vacant w/Approved Tentative Map with Entitlements	1 D.U.	X	0.4	=	0.80 EDU/DU
Multi-Family Vacant & Remote w/Approved Tentative Map with Entitlements; or, Multi-Family Vacant Acreage not Remote	1 D.U.	X	0.2	=	0.80 EDU/DU
Multi Vacant Acreage Remote	1 D.U.	X	0.00	=	0.00 EDU/DU
Office Professional, Commercial & Industrial	1 ACRE	X	4	=	4 EDU/ACRE
Vacant Office Professional, Commercial & Industrial	1 ACRE	X	2	=	2 EDU/ACRE
Public Property & Institutional	1 ACRE	X	4	=	4 EDU/ACRE
Vacant Public Property & Institutional	1 ACRE	X	2	=	2 EDU/ACRE
Parks, Open Space, & Agriculture Developed	1 ACRE	X	1	=	1 EDU/ACRE
Parks, Open Space, & Agriculture Vacant	1 ACRE	X	0.50	=	0.50 EDU/ACRE
Exempt	0 ACRE	X	0.00	=	0 EDU/ACRE

**III. SPECIAL BENEFIT DETERMINATION**

Proper operation and maintenance of the street lighting, traffic signals and parking lot lighting of the Park-N-Rides benefit all properties within the City by providing security, safety, community character, and vitality.

Street Lighting – All properties within the City receive special and direct benefit from the street lighting that is located along arterials and major thoroughfares as they provide a positive enhancement to the City. In addition all lots, or parcels, in the City receive a city-wide benefit from the street lighting along arterials and thoroughfares. Parcels that front on streets that have street lighting receive an additional local benefit from street lighting. The special benefit assigned for street lights on arterial roads is 25%. The special benefit assigned for street lights on local (non-arterial roads is 100%). It is estimated that 25% of the users of an arterial road are from the local area, use it when the street lights are on and enjoy a special benefit.

**BENEFITS OF STREET LIGHTING**

<u>Security &amp; Safety</u>	<u>Community Character &amp; Vitality</u>
✓ Mitigates crime	✓ Promotes social interaction
✓ Alleviates the fear of crime	✓ Promotes business & industry
✓ Reduces traffic accidents	✓ Contributes to a positive nighttime visual image
✓ Enhances pedestrian safety	✓ Areas with decorative lighting provide a pleasing daytime appearance.

Traffic Signals – All properties within the City benefit from the proper functioning and maintenance of the traffic signal system which is located within the City on major thoroughfares. Proper operation of the traffic signal system is imperative to orderly traffic flow, enhanced congestion management and safety, and minimizing the City's liability with regards to traffic accidents. Traffic signals increase the desirability of a community by promoting enhanced traffic flow and enhanced safety to business and residential properties. The special benefit assigned for traffic signals is 50%. It is estimated that 50% of the users of a traffic signal are from the local area and enjoy a special benefit.

#### **BENEFITS OF TRAFFIC SIGNALS**

<u>Security &amp; Safety</u>	<u>Community Character &amp; Desirability</u>
✓ Enhanced congestion management & safety	✓ Orderly traffic flow
✓ Promotion of enhanced traffic flow through signal coordination	✓ Promotes business & industry
✓ Reduces City's liability to traffic accidents	✓ Contributes to a positive nighttime visual image
✓ Assists with meeting the state's emissions standards	
✓ Improved emergency response times by signal pre-emption	

Parking Lot Lighting – For City-maintained lighting in parking lots, including Park-N-Rides there is no special benefit assigned.

## **V. SUMMARY OF ASSESSMENTS**

### Ad Valorem Tax Credit

Any costs associated with City-Wide benefits and not special benefits are financed from the Ad Valorem tax and are not funded by property assessments. Furthermore, additional revenues received for the construction, operation, maintenance, replacement, rehabilitation and servicing of the improvements of the District in addition to the assessment levy will be credited each year through the Confirmation of Yearly Assessments Engineer's Report, Estimate of Cost section.

### Consumer Price Index

For administrative costs, the base assessment rate levied for each EDU may be increased by the Consumer Price Index for all Urban Consumers (CPI) for the time period from January to January in any fiscal year as approved by the City Council each year. The base rate is the maximum rate from the previous fiscal year.

### California Public Utility Commission (CPUC)

For electrical power costs that make up approximately 95% of the total costs of the proposed District, the base assessment rate levied for each EDU may be increased

as authorized by resolution of the CPUC for the cost of supplying power only to the City's lighting systems and facilities.

SUMMARY OF PROPOSED ASSESSMENT RATES PER EDU FOR FY2013-2014

**COST PER EDU'S**

City-Wide Street Lighting Assessment Budget			
\$1,180,081			
<hr/>			
84,391.86	=	\$13.98	Assessment Amount Per EDU
Total Number of EDU's for All Land-Use Types			

**TABLE OF TOTAL COST PER LAND USE CATEGORY**

Land Use Category	Basic Unit	x	EDU Factor	=	EDU Rate	Total City-Wide SLAD No. Lots FY13/14	Total City-Wide SLAD Acreage FY13/14	Total City-Wide SLAD No. EDU's FY13/14	Total City-Wide SLAD FY13/14 EDU Rate Amt	City-Wide SLAD FY13/14 Max Assessment Amt
SFR Dev. Or SFR Vacant w/Map	1 D.U.	x	1	=	1.0 EDU/DU	33,093.00	20,565.24	41,508.25	\$13.98	\$580,285.33
SFR Dev. & Remote or SFR Vacant & Remote w/Map	1 D.U.	x	0.5	=	0.50 EDU/DU	883.00				
SFR Vacant w/TTM	1 D.U.	x	0.5	=	0.50 EDU/DU	139.00				
SFR Vacant & Remote w/TTM	1 D.U.	x	0.25	=	0.25 EDU/DU	131.00				
SFR Rural Residential w/o Street Lights, Developed or Vacant	1 D.U.	x	0.25	=	0.25 EDU/DU	2,306.00				
SFR Vacant Acreage not Remote	1 D.U.	x	0.25	=	0.25 EDU/DU	50.00				
SFR Vacant Acreage Remote	1 D.U.	x	0	=	0.00 EDU/DU	51.00				
Multi Dev. Or Vacant w/Map	1 D.U.	x	0.8	=	0.80 EDU/DU	984.00	1,160.91	3,454.10	\$13.98	\$48,288.32
Multi Vacant & Remote w/Map	1 D.U.	x	0.4	=	0.40 EDU/DU	16.00				
Multi Vacant w/TTM	1 D.U.	x	0.4	=	0.40 EDU/DU	0.00				
Multi Vacant & Remote w/TTM	1 D.U.	x	0.2	=	0.20 EDU/DU	0.00				
Multi Vacant Acreage not Remote	1 D.U.	x	0.25	=	0.25 EDU/DU	18.00				
Multi Vacant Acreage Remote	1 D.U.	x	0	=	0.00 EDU/DU	13.00				
Office Professional, Commercial & Industrial	1 ACRE	x	4	=	3 EDU/ACRE	1,170.00	8,341.90	20,944.88	\$13.98	\$292,809.42
Vacant Office Professional, Commercial & Industrial	1 ACRE	x	2	=	1.5 EDU/ACRE	1,207.00				
Public Property & Institutional	1 ACRE	x	4	=	3 EDU/ACRE	70.00	7,126.75	16,633.20	\$13.98	\$232,532.12
Vacant Public Property & Institutional	1 ACRE	x	2	=	1.5 EDU/ACRE	704.00				
Parks, Open Space, & Agriculture Developed	1 ACRE	x	1	=	1 EDU/ACRE	291.00	2,542.23	1,870.31	\$13.98	\$26,146.98
Parks, Open Space, & Agriculture Vacant	1 ACRE	x	0.5	=	0.50 EDU/ACRE	83.00				
Exempt	0 ACRE	x	0	=	0 EDU/ACRE	312.00	678.09	0.00	\$13.98	\$0.00
<b>TOTALS</b>						<b>41,521.00</b>	<b>40,415.12</b>	<b>84,410.74</b>	<b>\$13.98</b>	<b>\$1,180,062.17</b>

\*The difference between the City-Wide SLAD FY13-14 Max Assessment Amount and the Total City-Wide SLAD Budget Amount is due to rounding.

### **PART E – PROPERTY OWNER'S LIST**

The property owner list with the names and addresses of each lot or parcel within the proposed District boundaries is shown per the latest equalized roll of the Assessor of the County of San Bernardino, as shown on the Assessment Diagram, referenced herein Part F, which by reference is made part of this Report. This list is labeled by Assessor's Parcel Numbers as shown on the Assessment Roll and the assessment amount of each parcel, referenced herein as Part D, on file in the Office of the City Clerk of the City of Victorville, which by reference is made part of this report.

### **PART F – ASSESSMENT DIAGRAM**

An Assessment Diagram for the City-Wide Street Lighting Assessment District is on file in the Office of the City Clerk of the City of Victorville. All reference to each lot or parcel within the District are, as referenced by the maps of the Office of the Assessor of the County of San Bernardino, for the fiscal year when this report was prepared and are incorporated, by reference herein, and made a part of this Report.